

Local Market Update – September 2024

A Research Tool Provided by Central Virginia Regional MLS.



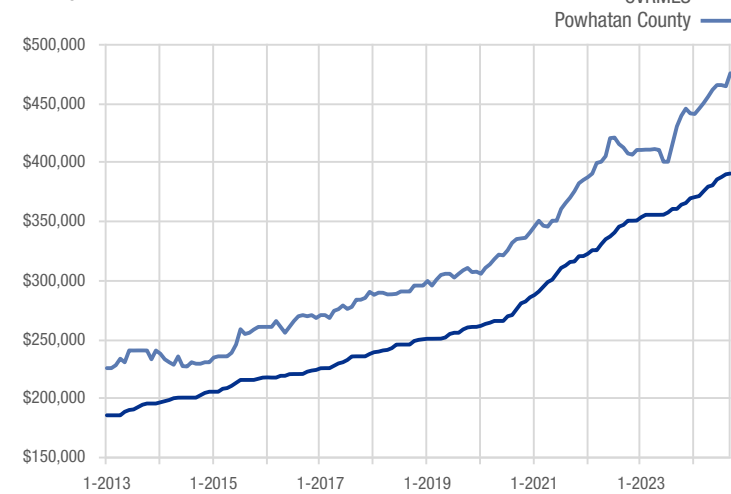
Powhatan County

Single Family	September			Year to Date		
Key Metrics	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	29	34	+ 17.2%	325	387	+ 19.1%
Pending Sales	22	33	+ 50.0%	252	303	+ 20.2%
Closed Sales	29	34	+ 17.2%	274	298	+ 8.8%
Days on Market Until Sale	21	34	+ 61.9%	30	22	- 26.7%
Median Sales Price*	\$430,000	\$470,000	+ 9.3%	\$447,250	\$485,125	+ 8.5%
Average Sales Price*	\$440,521	\$465,198	+ 5.6%	\$500,960	\$530,198	+ 5.8%
Percent of Original List Price Received*	98.2%	95.9%	- 2.3%	100.1%	99.1%	- 1.0%
Inventory of Homes for Sale	44	45	+ 2.3%	—	—	—
Months Supply of Inventory	1.6	1.4	- 12.5%	—	—	—

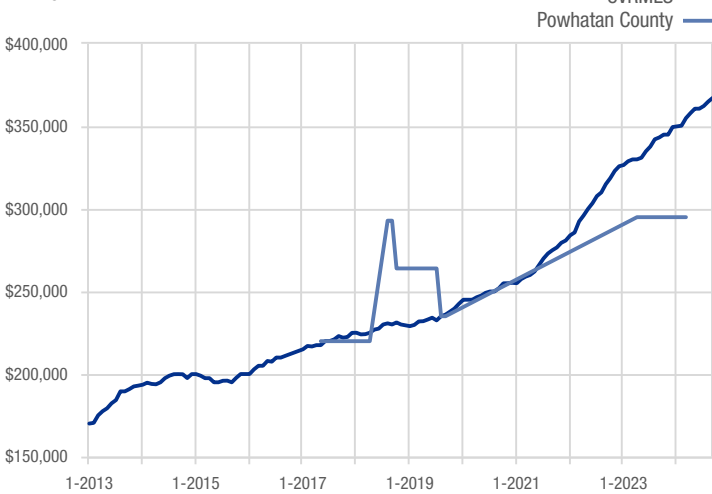
Condo/Town	September			Year to Date		
Key Metrics	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	118	—	—
Median Sales Price*	—	—	—	\$295,000	—	—
Average Sales Price*	—	—	—	\$295,000	—	—
Percent of Original List Price Received*	—	—	—	84.3%	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Median Sales Price - Single-Family



Median Sales Price - Condo/Town



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.