

Local Market Update – January 2026

A Research Tool Provided by Central Virginia Regional MLS.



Northumberland County

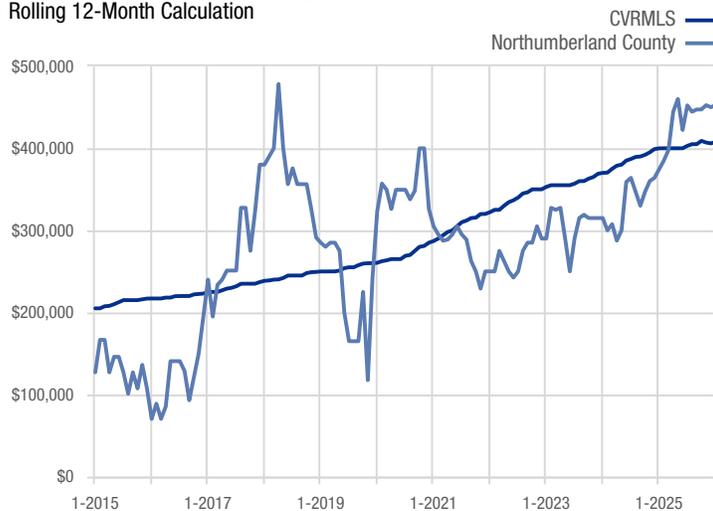
Single Family	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
Key Metrics						
New Listings	5	8	+ 60.0%	5	8	+ 60.0%
Pending Sales	3	5	+ 66.7%	3	5	+ 66.7%
Closed Sales	5	0	- 100.0%	5	0	- 100.0%
Days on Market Until Sale	67	—	—	67	—	—
Median Sales Price*	\$400,000	—	—	\$400,000	—	—
Average Sales Price*	\$533,600	—	—	\$533,600	—	—
Percent of Original List Price Received*	92.0%	—	—	92.0%	—	—
Inventory of Homes for Sale	17	26	+ 52.9%	—	—	—
Months Supply of Inventory	3.7	4.9	+ 32.4%	—	—	—

Condo/Town	January			Year to Date		
	2025	2026	% Change	Thru 1-2025	Thru 1-2026	% Change
Key Metrics						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of Original List Price Received*	—	—	—	—	—	—
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.

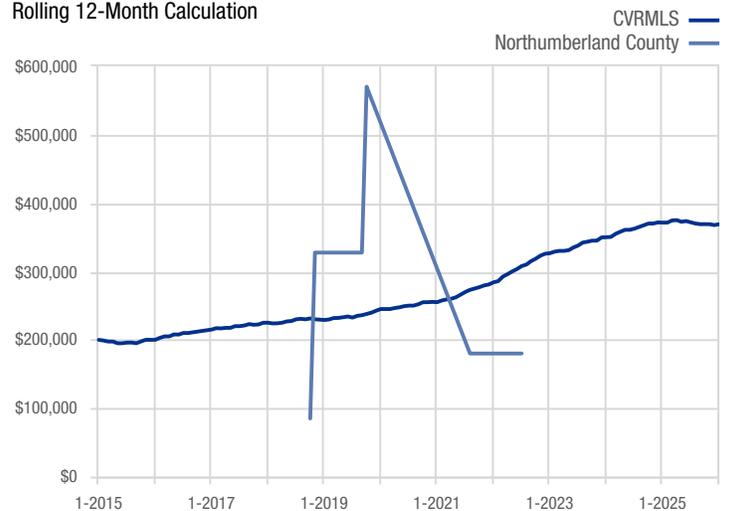
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Condo/Town

Rolling 12-Month Calculation



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.