Local Market Update – June 2026

A Research Tool Provided by Central Virginia Regional MLS.

Northumberland County

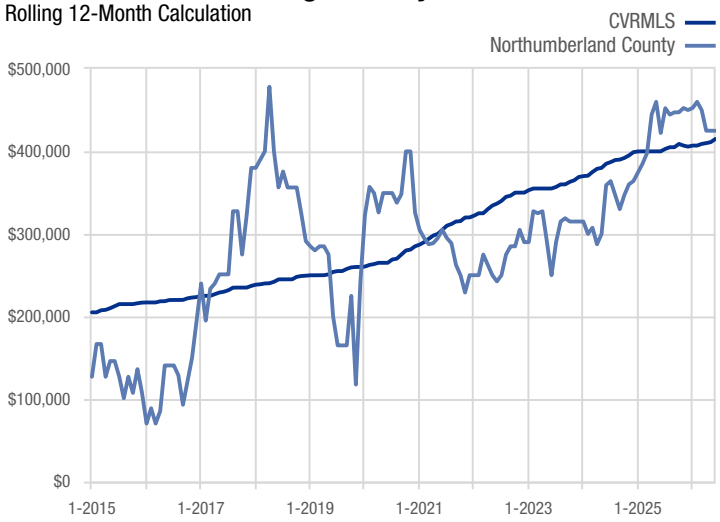
Single Family	June			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	5	**18**	+ 260.0%	61	**77**	+ 26.2%
Pending Sales	7	**13**	+ 85.7%	35	**42**	+ 20.0%
Closed Sales	7	**5**	- 28.6%	35	**27**	- 22.9%
Days on Market Until Sale	32	**45**	+ 40.6%	57	**61**	+ 7.0%
Median Sales Price*	$490,000	**$549,000**	+ 12.0%	$460,000	**$365,000**	- 20.7%
Average Sales Price*	$455,714	**$800,450**	+ 75.6%	$457,847	**$521,769**	+ 14.0%
Percent of Original List Price Received*	91.8%	**94.7%**	+ 3.2%	95.1%	**94.3%**	- 0.8%
Inventory of Homes for Sale	25	**38**	+ 52.0%	—	**—**	—
Months Supply of Inventory	4.7	**6.6**	+ 40.4%	—	**—**	—

Condo/Town	June			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
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.

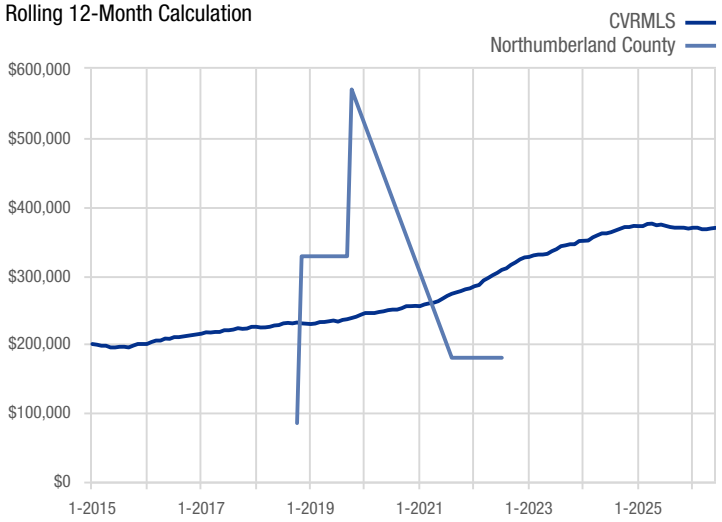
Median Sales Price - Single-Family

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.

Current as of July 10, 2026. All data from Central Virginia Regional MLS. Report © 2026 ShowingTime Plus, LLC.