Local Market Update – August 2026

A Research Tool Provided by Central Virginia Regional MLS.

Amelia County

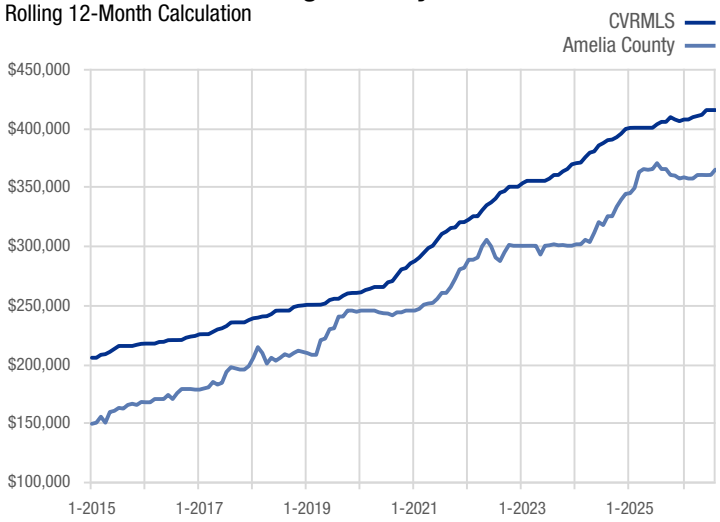
Single Family	August			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
New Listings	15	**18**	+ 20.0%	148	**166**	+ 12.2%
Pending Sales	14	**19**	+ 35.7%	120	**110**	- 8.3%
Closed Sales	18	**18**	0.0%	117	**96**	- 17.9%
Days on Market Until Sale	28	**32**	+ 14.3%	29	**25**	- 13.8%
Median Sales Price*	$336,000	**$424,000**	+ 26.2%	$359,000	**$375,000**	+ 4.5%
Average Sales Price*	$373,669	**$449,988**	+ 20.4%	$388,711	**$413,277**	+ 6.3%
Percent of Original List Price Received*	97.7%	**97.5%**	- 0.2%	98.7%	**98.7%**	0.0%
Inventory of Homes for Sale	19	**37**	+ 94.7%	—	—	—
Months Supply of Inventory	1.4	**2.7**	+ 92.9%	—	—	—

Condo/Town	August			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% 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.

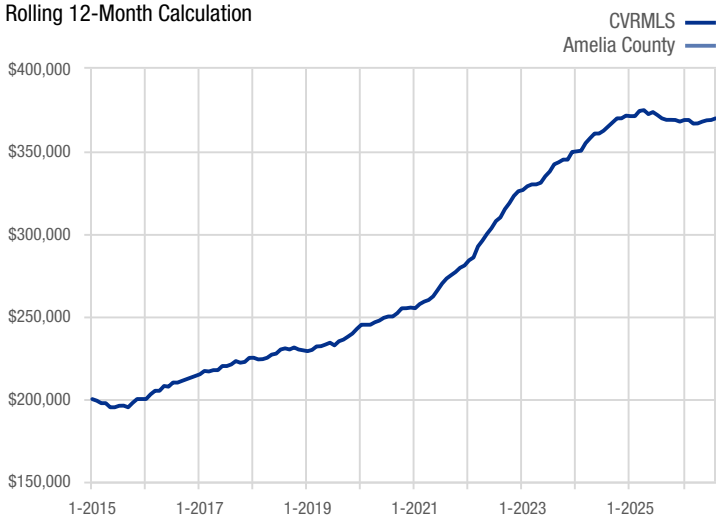
Median Sales Price - Single-Family

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 September 10, 2026. All data from Central Virginia Regional MLS. Report © 2026 ShowingTime Plus, LLC.