

Local Market Update – February 2025

A Research Tool Provided by Central Virginia Regional MLS.



Amelia County

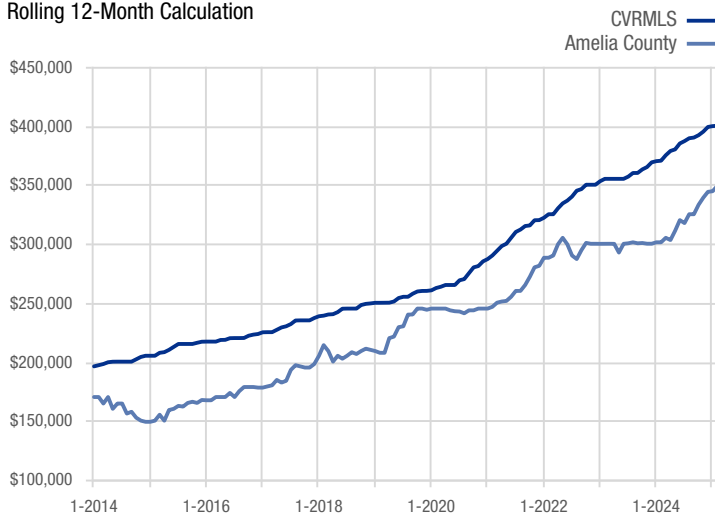
Single Family	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
Key Metrics						
New Listings	10	10	0.0%	17	20	+ 17.6%
Pending Sales	8	9	+ 12.5%	16	20	+ 25.0%
Closed Sales	7	8	+ 14.3%	14	18	+ 28.6%
Days on Market Until Sale	37	40	+ 8.1%	21	44	+ 109.5%
Median Sales Price*	\$290,000	\$347,500	+ 19.8%	\$290,000	\$339,000	+ 16.9%
Average Sales Price*	\$295,000	\$344,987	+ 16.9%	\$311,464	\$379,408	+ 21.8%
Percent of Original List Price Received*	98.0%	98.7%	+ 0.7%	99.9%	98.4%	- 1.5%
Inventory of Homes for Sale	21	17	- 19.0%	—	—	—
Months Supply of Inventory	2.2	1.5	- 31.8%	—	—	—

Condo/Town	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% 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.

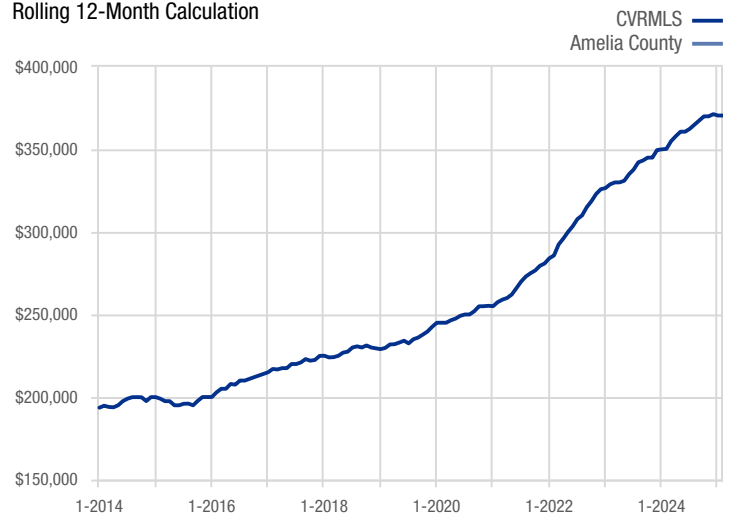
Median Sales Price - Single-Family

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.