

Local Market Update – March 2026

A Research Tool Provided by Central Virginia Regional MLS.



Northumberland County

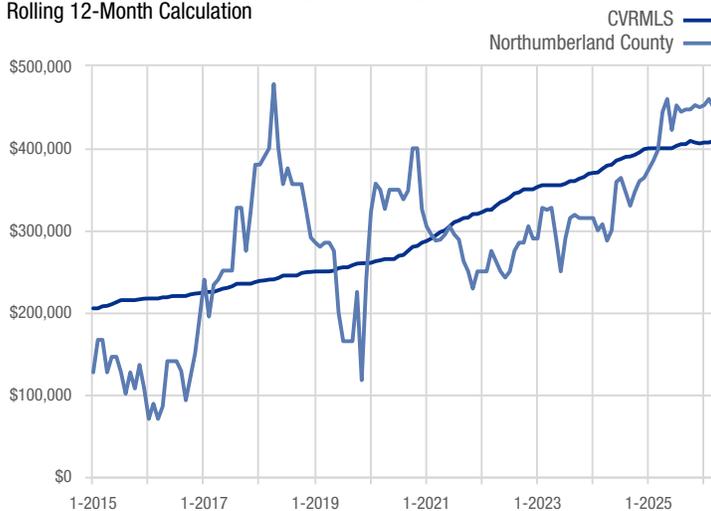
Single Family	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
Key Metrics						
New Listings	11	16	+ 45.5%	26	32	+ 23.1%
Pending Sales	6	9	+ 50.0%	14	21	+ 50.0%
Closed Sales	6	10	+ 66.7%	15	13	- 13.3%
Days on Market Until Sale	80	105	+ 31.3%	79	82	+ 3.8%
Median Sales Price*	\$506,500	\$263,500	- 48.0%	\$460,000	\$339,000	- 26.3%
Average Sales Price*	\$555,167	\$351,750	- 36.6%	\$500,933	\$453,654	- 9.4%
Percent of Original List Price Received*	91.3%	91.6%	+ 0.3%	91.8%	92.8%	+ 1.1%
Inventory of Homes for Sale	19	28	+ 47.4%	—	—	—
Months Supply of Inventory	3.8	4.9	+ 28.9%	—	—	—

Condo/Town	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% 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.

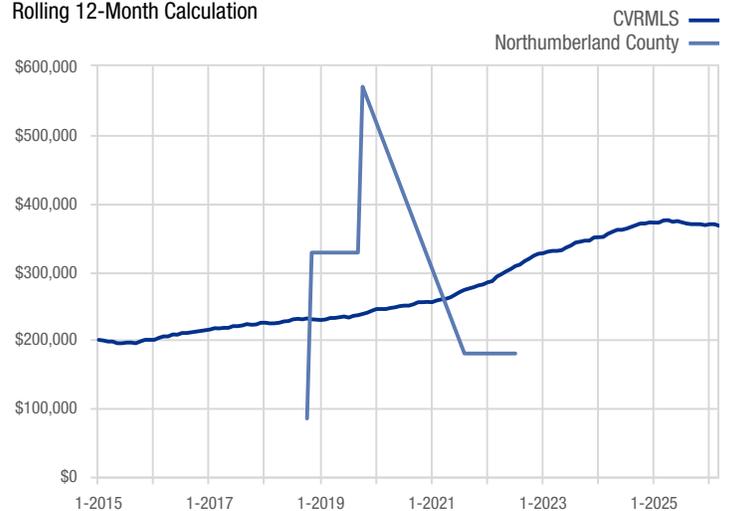
Median Sales Price - Single-Family

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.