

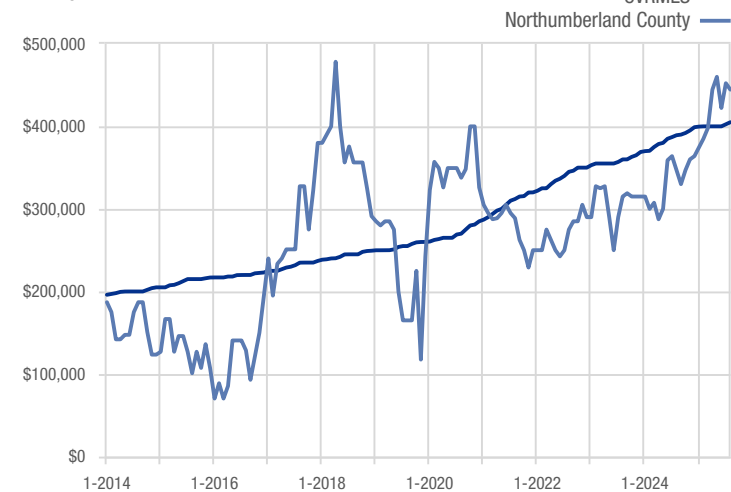
Northumberland County

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	10	4	- 60.0%	59	70	+ 18.6%
Pending Sales	7	6	- 14.3%	35	47	+ 34.3%
Closed Sales	3	4	+ 33.3%	33	47	+ 42.4%
Days on Market Until Sale	18	52	+ 188.9%	25	55	+ 120.0%
Median Sales Price*	\$687,500	\$480,000	- 30.2%	\$330,000	\$460,000	+ 39.4%
Average Sales Price*	\$624,667	\$448,375	- 28.2%	\$425,277	\$457,647	+ 7.6%
Percent of Original List Price Received*	104.0%	90.2%	- 13.3%	97.3%	94.3%	- 3.1%
Inventory of Homes for Sale	19	17	- 10.5%	—	—	—
Months Supply of Inventory	4.4	3.1	- 29.5%	—	—	—

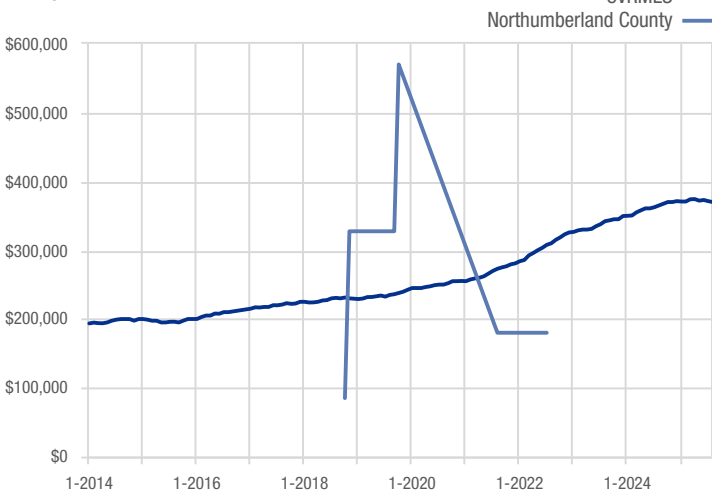
Condo/Town	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent 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.