

Local Market Update – March 2026

A Research Tool Provided by Central Virginia Regional MLS.



Powhatan County

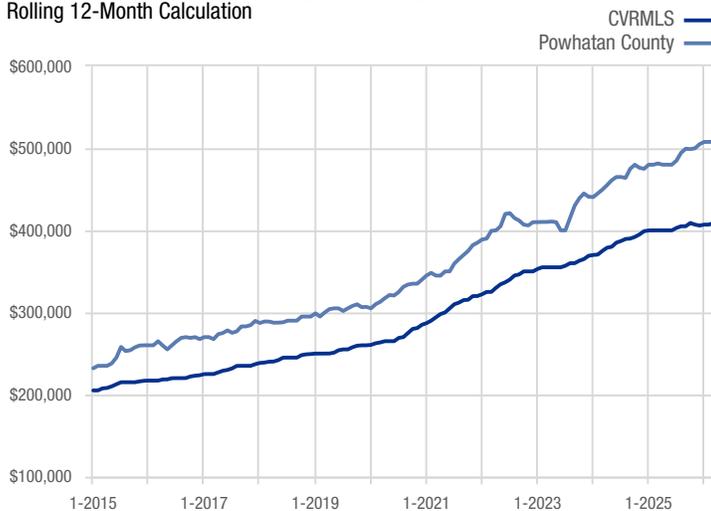
Single Family	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	45	65	+ 44.4%	123	133	+ 8.1%
Pending Sales	38	41	+ 7.9%	89	100	+ 12.4%
Closed Sales	32	30	- 6.3%	70	80	+ 14.3%
Days on Market Until Sale	27	46	+ 70.4%	36	50	+ 38.9%
Median Sales Price*	\$492,000	\$480,000	- 2.4%	\$499,475	\$525,000	+ 5.1%
Average Sales Price*	\$576,513	\$505,638	- 12.3%	\$552,377	\$617,547	+ 11.8%
Percent of Original List Price Received*	99.1%	96.4%	- 2.7%	99.0%	96.9%	- 2.1%
Inventory of Homes for Sale	62	77	+ 24.2%	—	—	—
Months Supply of Inventory	2.0	2.2	+ 10.0%	—	—	—

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

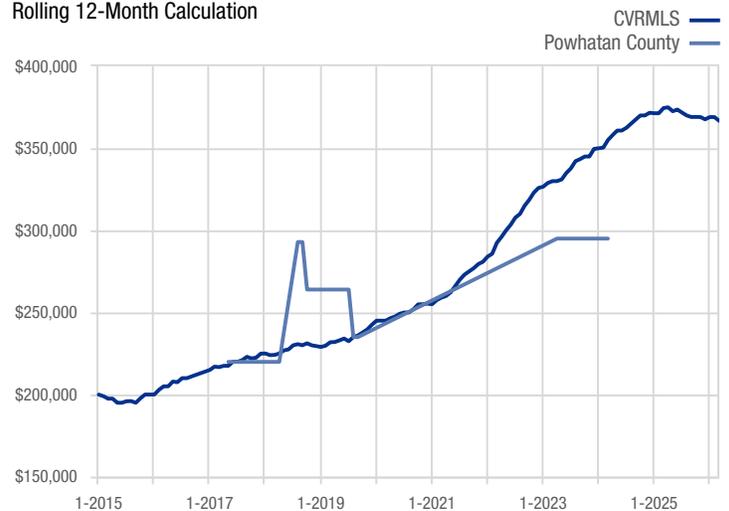
Median Sales Price - Single-Family

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.