

Local Market Update – February 2025

A Research Tool Provided by Central Virginia Regional MLS.



Westmoreland County

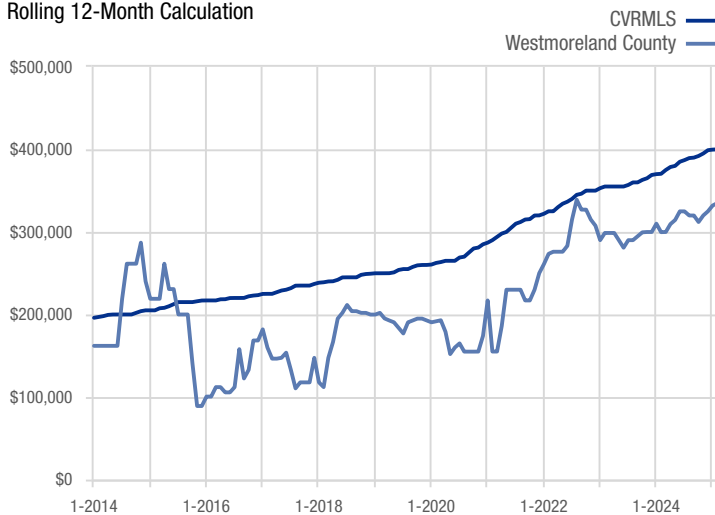
Single Family	February			Year to Date		
	2024	2025	% Change	Thru 2-2024	Thru 2-2025	% Change
Key Metrics						
New Listings	11	16	+ 45.5%	19	30	+ 57.9%
Pending Sales	1	9	+ 800.0%	3	13	+ 333.3%
Closed Sales	3	4	+ 33.3%	4	7	+ 75.0%
Days on Market Until Sale	14	35	+ 150.0%	29	65	+ 124.1%
Median Sales Price*	\$298,000	\$389,950	+ 30.9%	\$306,000	\$480,000	+ 56.9%
Average Sales Price*	\$294,000	\$443,450	+ 50.8%	\$351,725	\$468,757	+ 33.3%
Percent of Original List Price Received*	98.9%	98.6%	- 0.3%	98.0%	97.7%	- 0.3%
Inventory of Homes for Sale	26	28	+ 7.7%	—	—	—
Months Supply of Inventory	7.4	5.2	- 29.7%	—	—	—

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	1	—	0	1	—
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	1	0	- 100.0%	—	—	—
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.

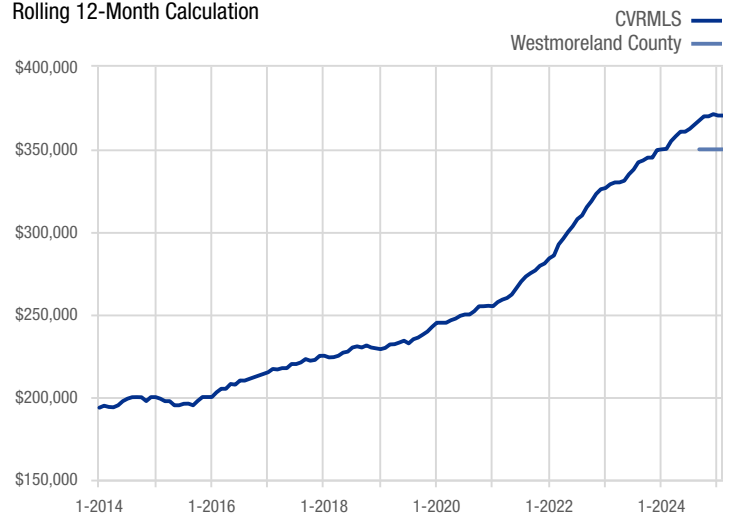
Median Sales Price - Single-Family

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.