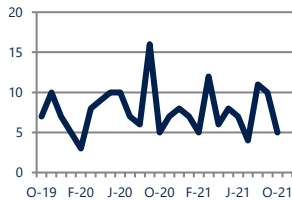




Units Sold

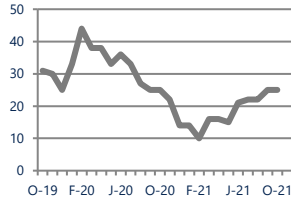
5



No Change
Vs. Year Ago

Active Inventory

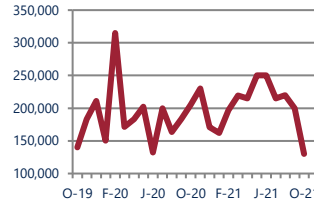
25



No Change
Vs. Year Ago

Median Sale Price

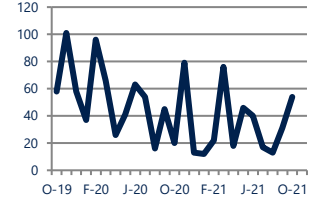
\$130,000



Down
Vs. Year Ago

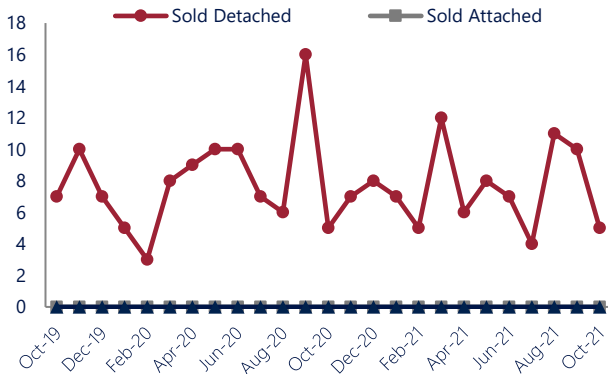
Days On Market

54



Up
Vs. Year Ago

Units Sold*



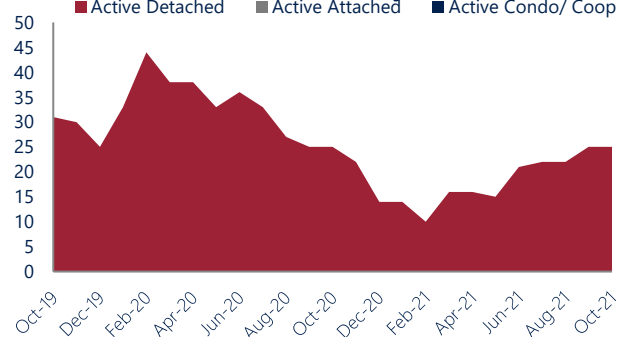
Units Sold

There was a decrease in total units sold in October, with 5 sold this month in Cumberland County, a decrease of 50%. This month's total units sold is similar compared to a year ago.

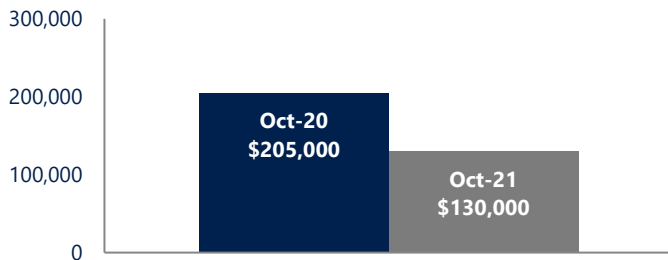
Active Inventory

The total number of homes available this month is 25 units, which is similar compared to a year ago. This month's supply of available homes remained stable as compared to the previous month's supply.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last October, the median sale price for Cumberland County Homes was \$205,000. This October, the median sale price was \$130,000, a decrease of \$75,000 compared to last year. The current median sold price is lower than in September. Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.



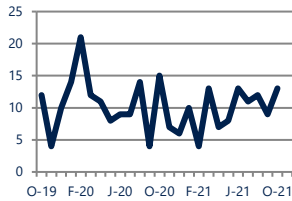
*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by CVRMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of CVRMLS or Long & Foster Real Estate, Inc.





New Listings

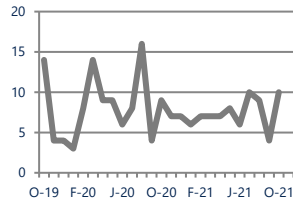
13



Down -13%
Vs. Year Ago

Current Contracts

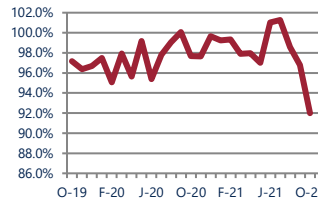
10



Up 11%
Vs. Year Ago

Sold Vs. List Price

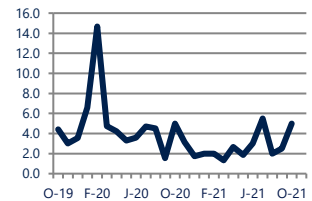
92.0%



Down
Vs. Year Ago

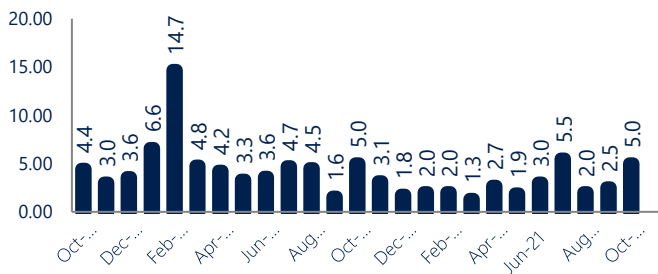
Months of Supply

5.0



No Change
Vs. Year Ago

Months Of Supply



Months of Supply

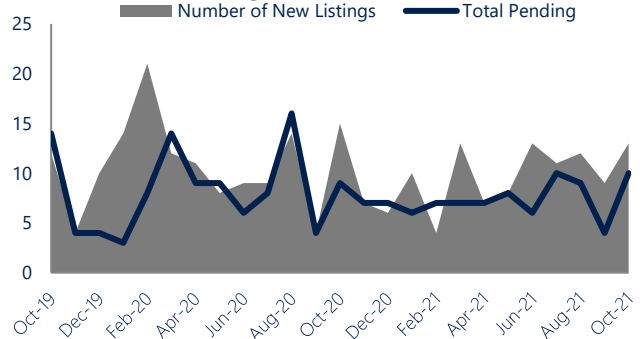
In October, there was 5.0 months of supply available in Cumberland County. The amount of supply is similar compared to a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

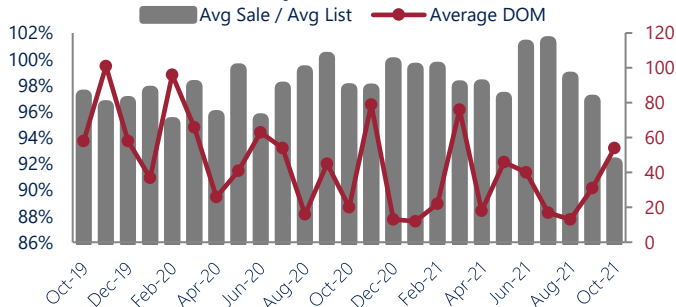
New Listings & Current Contracts

This month there were 13 homes newly listed for sale in Cumberland County compared to 15 in October 2020, a decrease of 13%. There were 10 current contracts pending sale this October compared to 9 a year ago. The number of current contracts is 11% higher than last October.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In October, the average sale price in Cumberland County was 92.0% of the average list price, which is lower than at this time last year.

Days On Market

This month, the average number of days on market was 54, higher than the average last year, which was 20. This increase was impacted by the limited number of sales.



*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

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