Local Market Update for October 2026

A Research Tool Provided by Longleaf Pine REALTORS®

Cumberland County

Single Family - Existing

Key Metrics	October 2025	October 2026	Percent Change	Year to Date Thru 10-2025	Year to Date Thru 10-2026	Percent Change
New Listings	398	**304**	- 23.6%	3,870	**3,848**	- 0.6%
Pending Sales	219	**164**	- 25.1%	2,604	**2,564**	- 1.5%
Closed Sales	272	**167**	- 38.6%	2,555	**2,452**	- 4.0%
Days on Market Until Sale	45	**49**	+ 8.9%	38	**46**	+ 21.1%
Median Sales Price*	$245,000	**$257,000**	+ 4.9%	$252,000	**$250,000**	- 0.8%
Average Sales Price*	$259,903	**$269,366**	+ 3.6%	$271,986	**$273,112**	+ 0.4%
Percent of List Price Received*	97.8%	**97.6%**	- 0.2%	98.4%	**98.2%**	- 0.2%

Single Family - New Construction

Key Metrics	October 2025	October 2026	Percent Change	Year to Date Thru 10-2025	Year to Date Thru 10-2026	Percent Change
New Listings	76	**47**	- 38.2%	706	**447**	- 36.7%
Pending Sales	39	**17**	- 56.4%	565	**356**	- 37.0%
Closed Sales	50	**21**	- 58.0%	583	**357**	- 38.8%
Days on Market Until Sale	111	**68**	- 38.7%	101	**105**	+ 4.0%
Median Sales Price*	$349,970	**$309,990**	- 11.4%	$349,900	**$359,950**	+ 2.9%
Average Sales Price*	$380,814	**$354,063**	- 7.0%	$371,675	**$393,036**	+ 5.7%
Percent of List Price Received*	100.0%	**100.3%**	+ 0.3%	100.0%	**99.9%**	- 0.1%

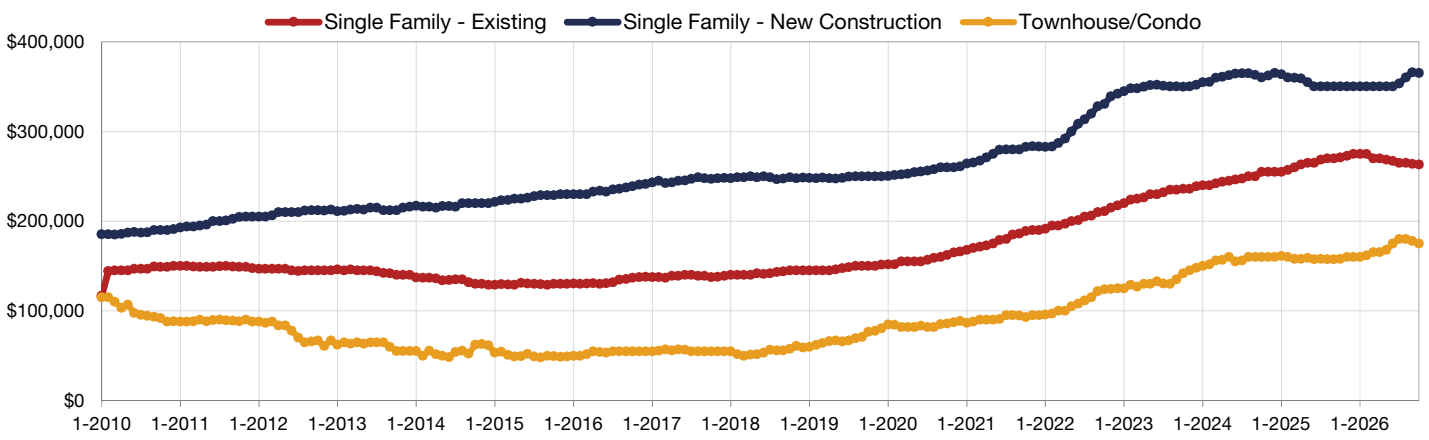
Townhouse/Condo

Key Metrics	October 2025	October 2026	Percent Change	Year to Date Thru 10-2025	Year to Date Thru 10-2026	Percent Change
New Listings	44	**33**	- 25.0%	389	**361**	- 7.2%
Pending Sales	25	**20**	- 20.0%	257	**202**	- 21.4%
Closed Sales	25	**13**	- 48.0%	246	**188**	- 23.6%
Days on Market Until Sale	71	**98**	+ 38.0%	67	**68**	+ 1.5%
Median Sales Price*	$190,000	**$150,000**	- 21.1%	$158,000	**$173,500**	+ 9.8%
Average Sales Price*	$192,712	**$175,426**	- 9.0%	$171,211	**$183,611**	+ 7.2%
Percent of List Price Received*	98.0%	**97.6%**	- 0.4%	97.1%	**97.3%**	+ 0.2%

* 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.

Historical Median Sales Price by Property Type

Rolling 12-Month Calculation



Current as of November 10, 2026. All data from Longleaf Pine REALTORS®. Report © 2026 ShowingTime Plus, LLC.