Local Market Update for July 2026

A Research Tool Provided by Longleaf Pine REALTORS®

Cumberland County

Single Family - Existing

Key Metrics	July 2025	July 2026	Percent Change	Year to Date Thru 7-2025	Year to Date Thru 7-2026	Percent Change
New Listings	415	**402**	- 3.1%	2,751	**2,838**	+ 3.2%
Pending Sales	302	**311**	+ 3.0%	1,885	**1,995**	+ 5.8%
Closed Sales	280	**265**	- 5.4%	1,741	**1,816**	+ 4.3%
Days on Market Until Sale	33	**37**	+ 12.1%	37	**46**	+ 24.3%
Median Sales Price*	$269,200	**$255,000**	- 5.3%	$255,000	**$250,000**	- 2.0%
Average Sales Price*	$291,322	**$282,009**	- 3.2%	$272,891	**$273,863**	+ 0.4%
Percent of List Price Received*	97.8%	**98.5%**	+ 0.7%	98.4%	**98.2%**	- 0.2%

Single Family - New Construction

Key Metrics	July 2025	July 2026	Percent Change	Year to Date Thru 7-2025	Year to Date Thru 7-2026	Percent Change
New Listings	57	**41**	- 28.1%	517	**312**	- 39.7%
Pending Sales	45	**41**	- 8.9%	425	**294**	- 30.8%
Closed Sales	51	**42**	- 17.6%	397	**277**	- 30.2%
Days on Market Until Sale	89	**104**	+ 16.9%	102	**103**	+ 1.0%
Median Sales Price*	$349,950	**$381,450**	+ 9.0%	$349,950	**$367,900**	+ 5.1%
Average Sales Price*	$380,197	**$387,821**	+ 2.0%	$370,082	**$391,143**	+ 5.7%
Percent of List Price Received*	99.8%	**99.9%**	+ 0.1%	99.9%	**99.9%**	0.0%

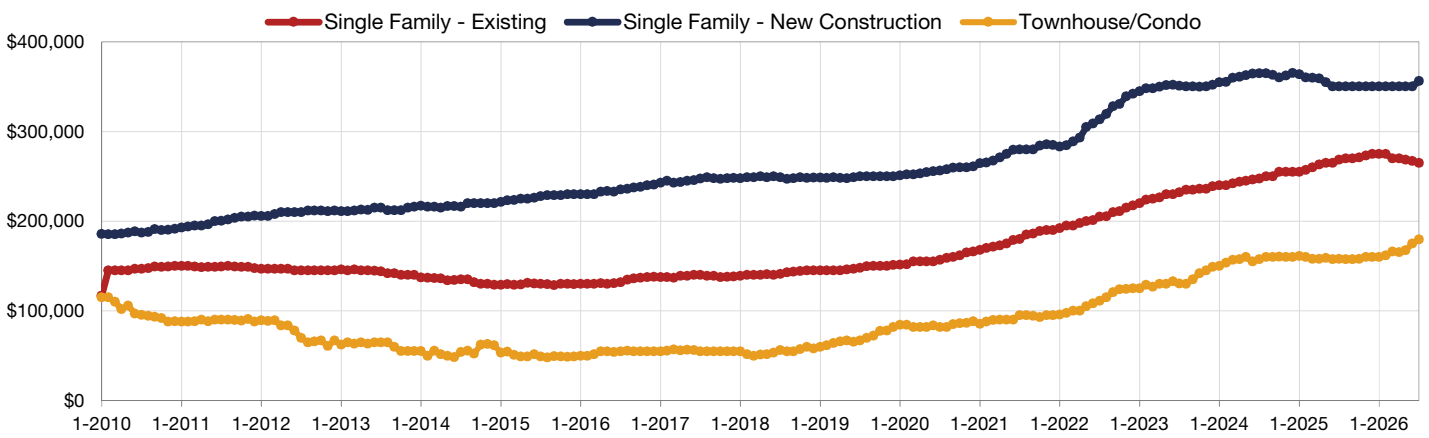
Townhouse/Condo

Key Metrics	July 2025	July 2026	Percent Change	Year to Date Thru 7-2025	Year to Date Thru 7-2026	Percent Change
New Listings	31	**35**	+ 12.9%	263	**252**	- 4.2%
Pending Sales	23	**23**	0.0%	184	**149**	- 19.0%
Closed Sales	28	**32**	+ 14.3%	169	**147**	- 13.0%
Days on Market Until Sale	49	**58**	+ 18.4%	65	**64**	- 1.5%
Median Sales Price*	$165,250	**$219,000**	+ 32.5%	$155,000	**$177,500**	+ 14.5%
Average Sales Price*	$181,582	**$202,022**	+ 11.3%	$165,437	**$183,342**	+ 10.8%
Percent of List Price Received*	98.1%	**97.8%**	- 0.3%	96.7%	**97.4%**	+ 0.7%

* 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 August 10, 2026. All data from Longleaf Pine REALTORS®. Report © 2026 ShowingTime Plus, LLC.