

Local Market Update – May 2020

A Research Tool Provided by Central Virginia Regional MLS.



Gloucester County

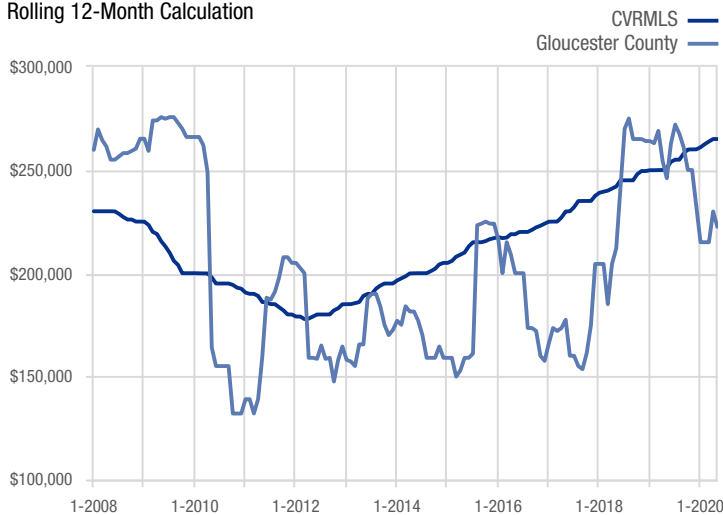
Single Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	3	2	- 33.3%	16	25	+ 56.3%
Pending Sales	2	5	+ 150.0%	6	29	+ 383.3%
Closed Sales	0	3	—	4	20	+ 400.0%
Days on Market Until Sale	—	67	—	75	56	- 25.3%
Median Sales Price*	—	\$129,129	—	\$203,475	\$222,450	+ 9.3%
Average Sales Price*	—	\$166,402	—	\$312,363	\$263,999	- 15.5%
Percent of Original List Price Received*	—	103.8%	—	94.9%	97.3%	+ 2.5%
Inventory of Homes for Sale	17	11	- 35.3%	—	—	—
Months Supply of Inventory	6.5	2.9	- 55.4%	—	—	—

Condo/Town	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	0	0	0.0%	0	1	—
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	1	—	—	—	—
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.

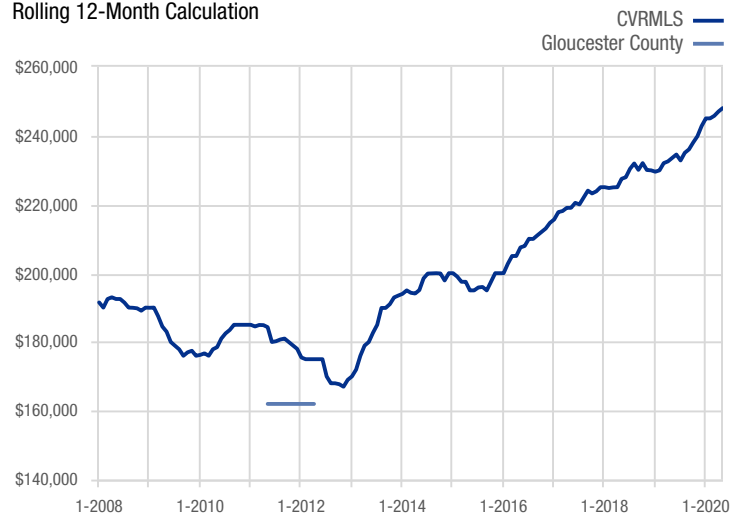
Median Sales Price - Single-Family

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.