

# Local Market Update – May 2020

A Research Tool Provided by Central Virginia Regional MLS.



## York County

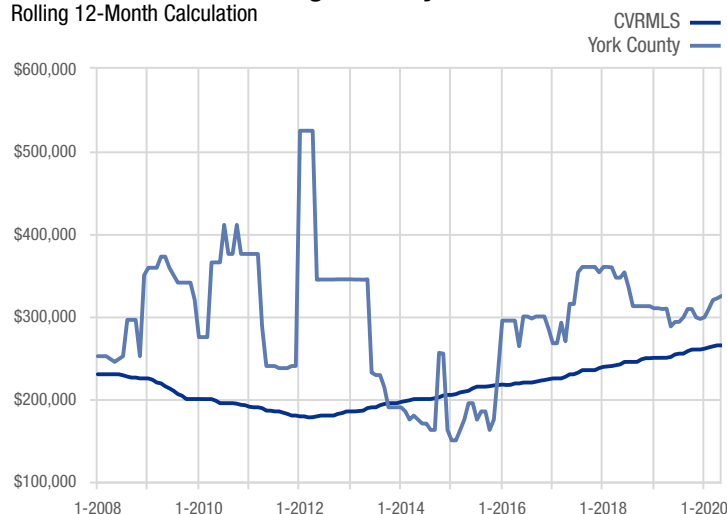
Single Family	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	8	2	- 75.0%	24	16	- 33.3%
Pending Sales	6	4	- 33.3%	14	13	- 7.1%
Closed Sales	2	1	- 50.0%	9	13	+ 44.4%
Days on Market Until Sale	41	15	- 63.4%	34	37	+ 8.8%
Median Sales Price*	\$180,000	<b>\$283,000</b>	+ 57.2%	\$280,000	<b>\$369,000</b>	+ 31.8%
Average Sales Price*	\$180,000	<b>\$283,000</b>	+ 57.2%	\$261,100	<b>\$352,192</b>	+ 34.9%
Percent of Original List Price Received*	85.9%	<b>101.4%</b>	+ 18.0%	93.8%	<b>97.0%</b>	+ 3.4%
Inventory of Homes for Sale	13	5	- 61.5%	—	—	—
Months Supply of Inventory	5.6	1.5	- 73.2%	—	—	—

Condo/Town	May			Year to Date		
Key Metrics	2019	2020	% Change	Thru 5-2019	Thru 5-2020	% Change
New Listings	0	1	—	2	3	+ 50.0%
Pending Sales	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	2	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	78	—	—	65	—	—
Median Sales Price*	\$204,000	—	—	\$205,000	—	—
Average Sales Price*	\$204,000	—	—	\$204,333	—	—
Percent of Original List Price Received*	98.4%	—	—	99.0%	—	—
Inventory of Homes for Sale	0	2	—	—	—	—
Months Supply of Inventory	—	2.0	—	—	—	—

\* 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.

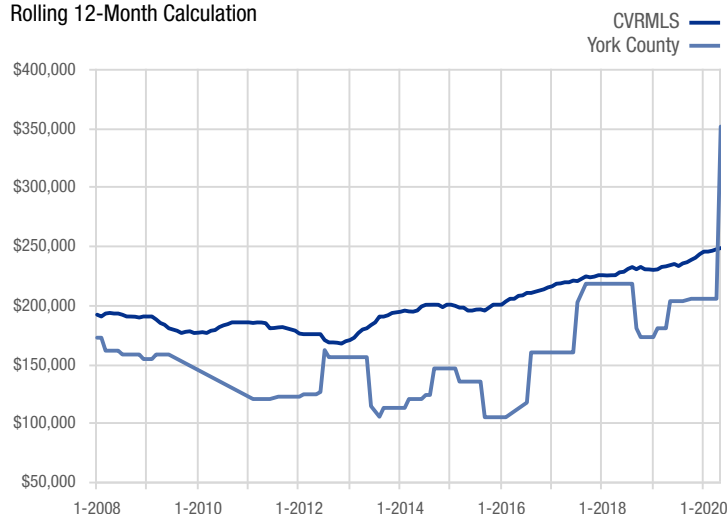
### Median Sales Price - Single-Family

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.