

Local Market Update – June 2020

A Research Tool Provided by Central Virginia Regional MLS.



Gloucester County

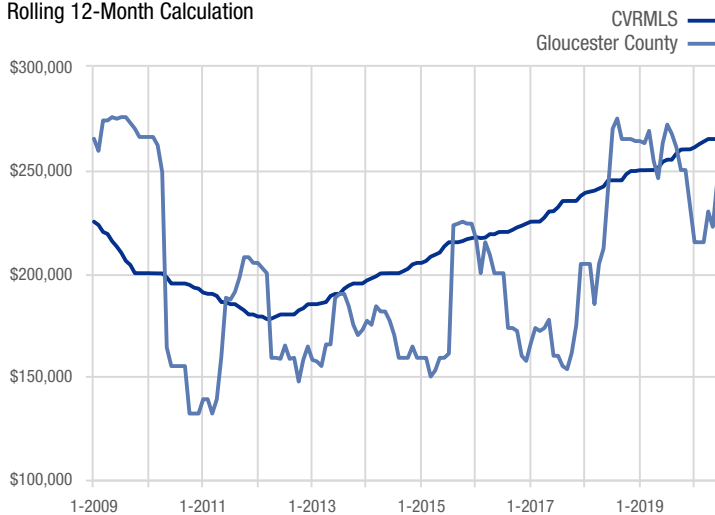
Single Family	June			Year to Date		
	2019	2020	% Change	Thru 6-2019	Thru 6-2020	% Change
New Listings	5	4	- 20.0%	21	29	+ 38.1%
Pending Sales	2	4	+ 100.0%	8	33	+ 312.5%
Closed Sales	4	5	+ 25.0%	8	25	+ 212.5%
Days on Market Until Sale	84	63	- 25.0%	80	57	- 28.8%
Median Sales Price*	\$348,250	\$424,000	+ 21.8%	\$277,000	\$245,000	- 11.6%
Average Sales Price*	\$401,625	\$635,400	+ 58.2%	\$356,994	\$338,279	- 5.2%
Percent of Original List Price Received*	97.8%	96.2%	- 1.6%	96.4%	97.1%	+ 0.7%
Inventory of Homes for Sale	19	10	- 47.4%	—	—	—
Months Supply of Inventory	7.4	2.5	- 66.2%	—	—	—

Condo/Town	June			Year to Date		
	2019	2020	% Change	Thru 6-2019	Thru 6-2020	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	1	—	0	1	—
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	0	0.0%	—	—	—
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.

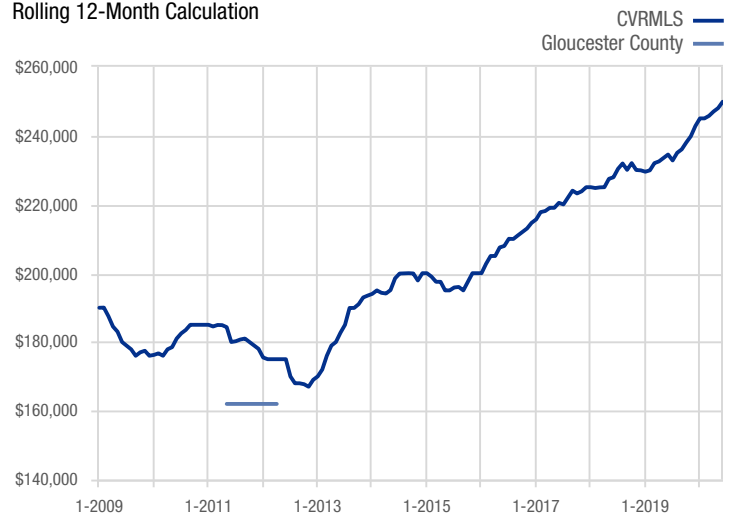
Median Sales Price - Single-Family

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.