

Local Market Update – September 2020

A Research Tool Provided by Central Virginia Regional MLS.



Fluvanna County

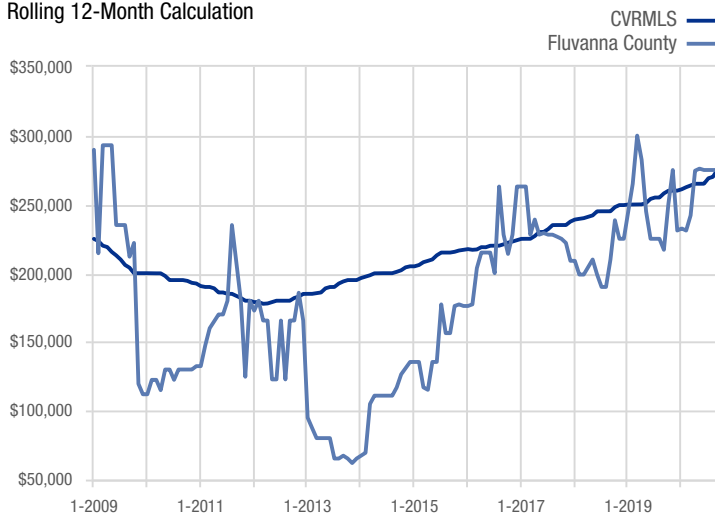
| Single Family | September | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| | 2019 | 2020 | % Change | Thru 9-2019 | Thru 9-2020 | % Change |
| Key Metrics | | | | | | |
| New Listings | 4 | 2 | - 50.0% | 37 | 23 | - 37.8% |
| Pending Sales | 4 | 1 | - 75.0% | 14 | 15 | + 7.1% |
| Closed Sales | 1 | 1 | 0.0% | 9 | 14 | + 55.6% |
| Days on Market Until Sale | 14 | 4 | - 71.4% | 47 | 43 | - 8.5% |
| Median Sales Price* | \$319,950 | \$384,450 | + 20.2% | \$199,999 | \$277,240 | + 38.6% |
| Average Sales Price* | \$319,950 | \$384,450 | + 20.2% | \$213,383 | \$303,602 | + 42.3% |
| Percent of Original List Price Received* | 100.0% | 99.6% | - 0.4% | 96.2% | 94.1% | - 2.2% |
| Inventory of Homes for Sale | 15 | 4 | - 73.3% | — | — | — |
| Months Supply of Inventory | 7.9 | 2.0 | - 74.7% | — | — | — |

| Condo/Town | September | | | Year to Date | | |
|--|-----------|------|----------|--------------|-------------|----------|
| | 2019 | 2020 | % Change | Thru 9-2019 | Thru 9-2020 | % Change |
| Key Metrics | | | | | | |
| New Listings | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| 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 | 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.

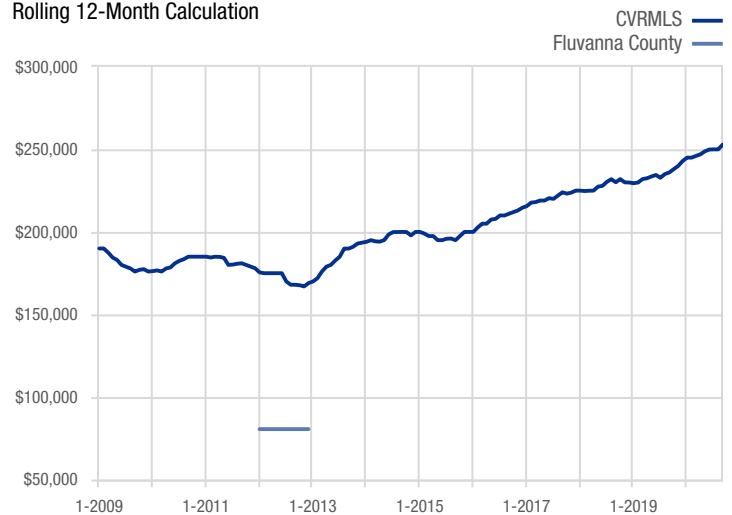
Median Sales Price - Single-Family

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.