

Local Market Update – December 2020

A Research Tool Provided by Central Virginia Regional MLS.



York County

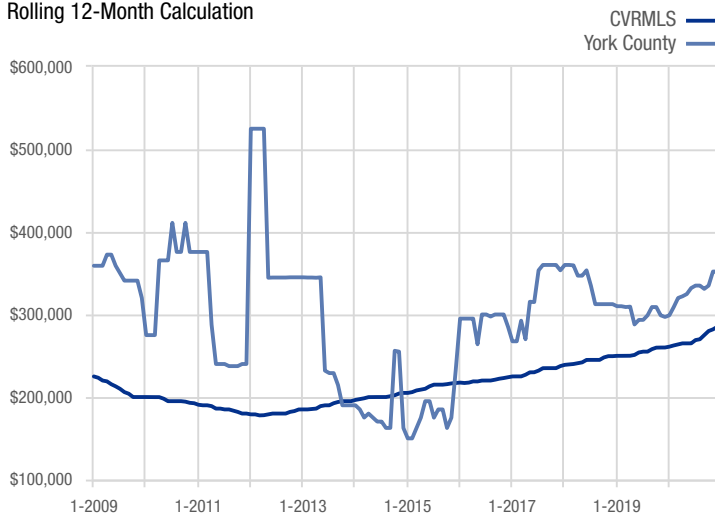
Single Family	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	1	3	+ 200.0%	49	37	- 24.5%
Pending Sales	3	2	- 33.3%	40	33	- 17.5%
Closed Sales	0	2	—	36	35	- 2.8%
Days on Market Until Sale	—	24	—	65	30	- 53.8%
Median Sales Price*	—	\$397,500	—	\$297,000	\$352,000	+ 18.5%
Average Sales Price*	—	\$397,500	—	\$334,567	\$348,991	+ 4.3%
Percent of Original List Price Received*	—	97.2%	—	94.5%	97.6%	+ 3.3%
Inventory of Homes for Sale	3	2	- 33.3%	—	—	—
Months Supply of Inventory	0.9	0.7	- 22.2%	—	—	—

Condo/Town	December			Year to Date		
	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	0	0.0%	4	10	+ 150.0%
Pending Sales	0	0	0.0%	4	9	+ 125.0%
Closed Sales	1	1	0.0%	4	8	+ 100.0%
Days on Market Until Sale	6	26	+ 333.3%	50	52	+ 4.0%
Median Sales Price*	\$351,000	\$135,000	- 61.5%	\$205,000	\$141,000	- 31.2%
Average Sales Price*	\$351,000	\$135,000	- 61.5%	\$241,000	\$170,750	- 29.1%
Percent of Original List Price Received*	97.5%	—	—	98.6%	95.7%	- 2.9%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

* 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.

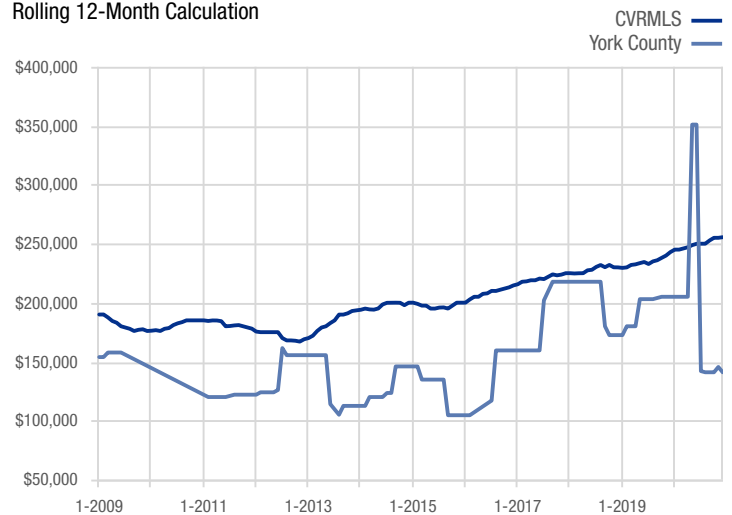
Median Sales Price - Single-Family

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.