

Local Market Update – June 2021

A Research Tool Provided by Central Virginia Regional MLS.



Lancaster County

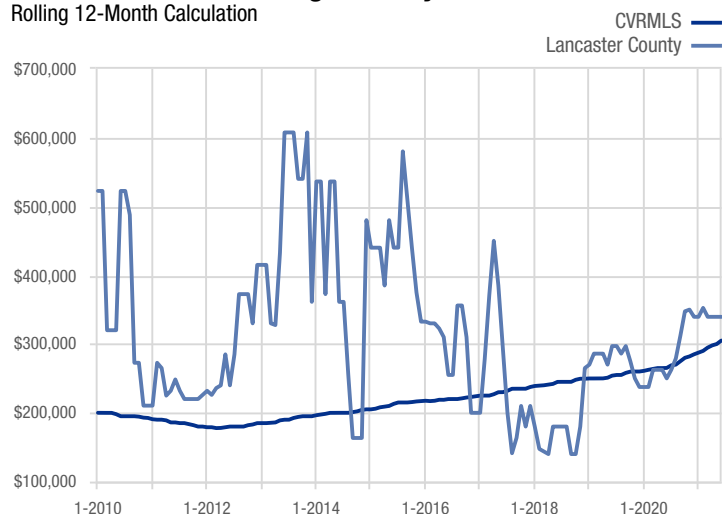
Single Family	June			Year to Date		
Key Metrics	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	2	5	+ 150.0%	24	27	+ 12.5%
Pending Sales	4	2	- 50.0%	18	26	+ 44.4%
Closed Sales	2	4	+ 100.0%	11	21	+ 90.9%
Days on Market Until Sale	174	74	- 57.5%	140	55	- 60.7%
Median Sales Price*	\$382,000	\$366,000	- 4.2%	\$400,000	\$365,000	- 8.8%
Average Sales Price*	\$382,000	\$364,250	- 4.6%	\$487,682	\$368,067	- 24.5%
Percent of Original List Price Received*	93.5%	97.1%	+ 3.9%	90.4%	97.2%	+ 7.5%
Inventory of Homes for Sale	16	8	- 50.0%	—	—	—
Months Supply of Inventory	6.8	2.1	- 69.1%	—	—	—

Condo/Town	June			Year to Date		
Key Metrics	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	1	0	- 100.0%	3	2	- 33.3%
Pending Sales	1	0	- 100.0%	1	3	+ 200.0%
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	393	—	—	393	—
Median Sales Price*	—	\$400,000	—	—	\$400,000	—
Average Sales Price*	—	\$400,000	—	—	\$400,000	—
Percent of Original List Price Received*	—	92.0%	—	—	92.0%	—
Inventory of Homes for Sale	2	0	- 100.0%	—	—	—
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.

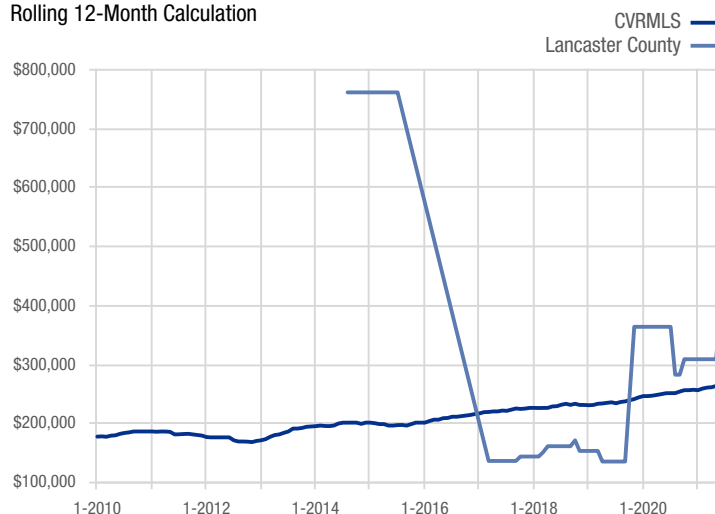
Median Sales Price - Single-Family

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.