

# Local Market Update – July 2021

A Research Tool Provided by Central Virginia Regional MLS.



## Mathews County

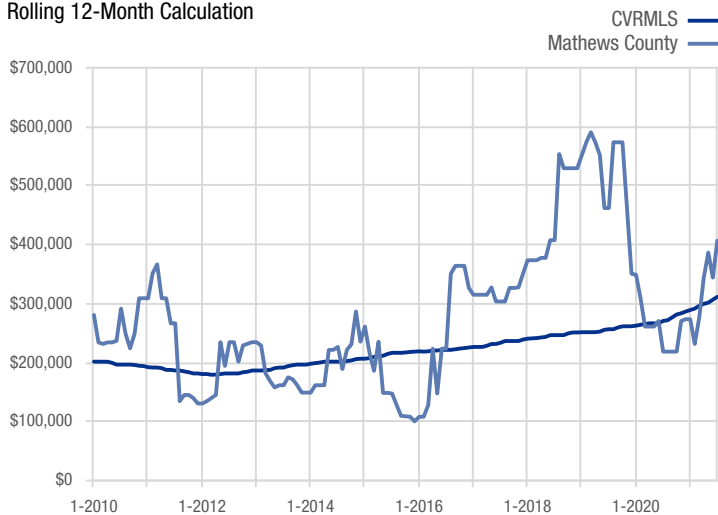
Single Family	July			Year to Date		
Key Metrics	2020	2021	% Change	Thru 7-2020	Thru 7-2021	% Change
New Listings	1	2	+ 100.0%	16	16	0.0%
Pending Sales	3	2	- 33.3%	17	13	- 23.5%
Closed Sales	6	1	- 83.3%	15	11	- 26.7%
Days on Market Until Sale	90	47	- 47.8%	97	39	- 59.8%
Median Sales Price*	\$208,450	\$105,000	- 49.6%	\$211,200	\$429,000	+ 103.1%
Average Sales Price*	\$281,067	\$105,000	- 62.6%	\$349,421	\$426,100	+ 21.9%
Percent of Original List Price Received*	85.3%	61.1%	- 28.4%	86.5%	96.1%	+ 11.1%
Inventory of Homes for Sale	5	2	- 60.0%	—	—	—
Months Supply of Inventory	2.3	1.1	- 52.2%	—	—	—

Condo/Town	July			Year to Date		
Key Metrics	2020	2021	% Change	Thru 7-2020	Thru 7-2021	% Change
New Listings	1	0	- 100.0%	3	1	- 66.7%
Pending Sales	1	1	0.0%	4	1	- 75.0%
Closed Sales	1	0	- 100.0%	3	1	- 66.7%
Days on Market Until Sale	58	—	—	77	10	- 87.0%
Median Sales Price*	\$275,000	—	—	\$260,000	\$245,000	- 5.8%
Average Sales Price*	\$275,000	—	—	\$256,667	\$245,000	- 4.5%
Percent of Original List Price Received*	92.0%	—	—	94.1%	98.0%	+ 4.1%
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.

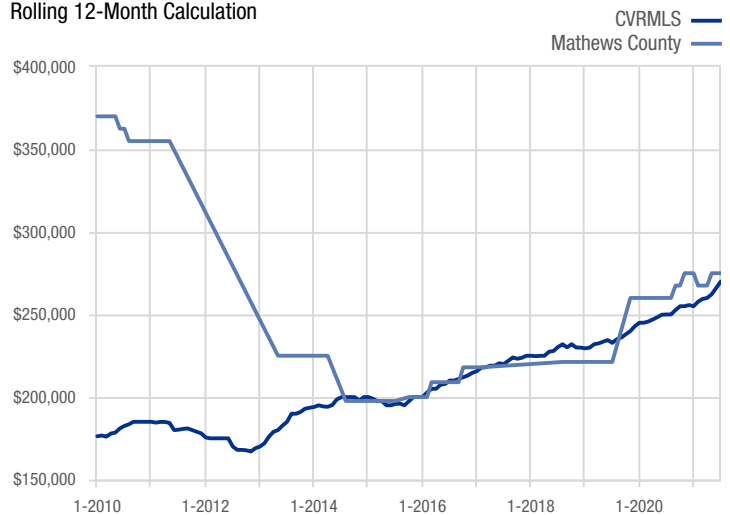
### Median Sales Price - Single-Family

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.