

# Local Market Update – September 2021

A Research Tool Provided by Central Virginia Regional MLS.



## Fluvanna County

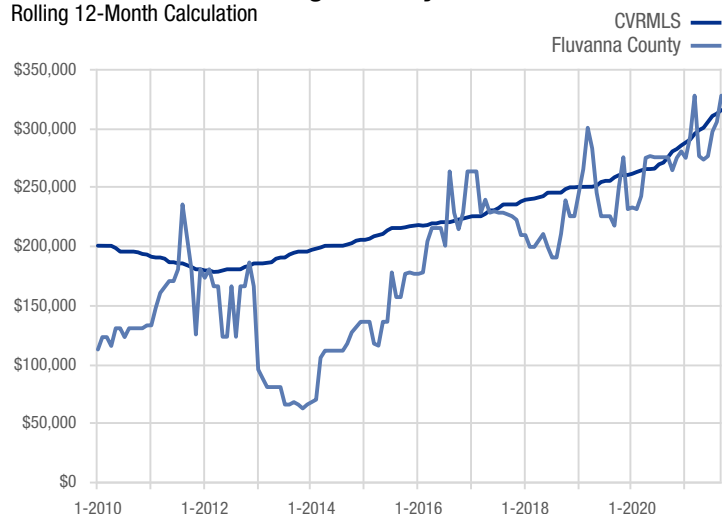
Single Family	September			Year to Date		
Key Metrics	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
New Listings	2	4	+ 100.0%	23	25	+ 8.7%
Pending Sales	2	2	0.0%	16	21	+ 31.3%
Closed Sales	2	2	0.0%	15	22	+ 46.7%
Days on Market Until Sale	4	22	+ 450.0%	43	31	- 27.9%
Median Sales Price*	\$384,450	\$525,000	+ 36.6%	\$277,240	\$305,000	+ 10.0%
Average Sales Price*	\$384,450	\$525,000	+ 36.6%	\$303,602	\$510,752	+ 68.2%
Percent of Original List Price Received*	99.6%	94.6%	- 5.0%	94.1%	98.4%	+ 4.6%
Inventory of Homes for Sale	5	5	0.0%	—	—	—
Months Supply of Inventory	2.4	2.1	- 12.5%	—	—	—

Condo/Town	September			Year to Date		
Key Metrics	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
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.

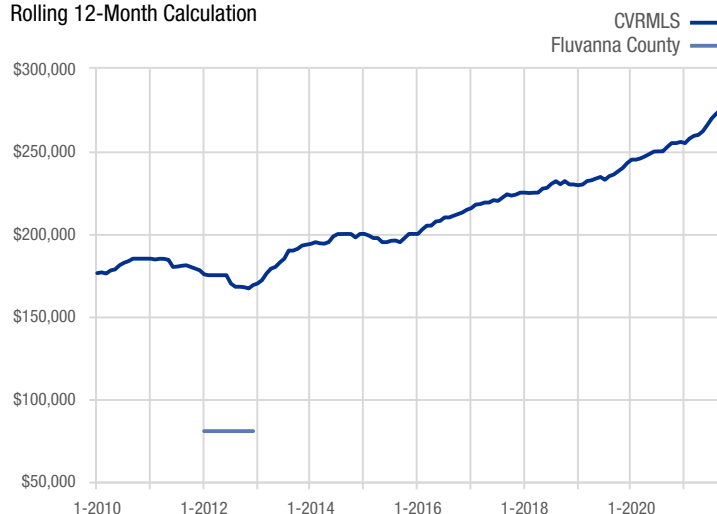
### Median Sales Price - Single-Family

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.