Local Market Update – October 2021

A Research Tool Provided by Central Virginia Regional MLS.

York County

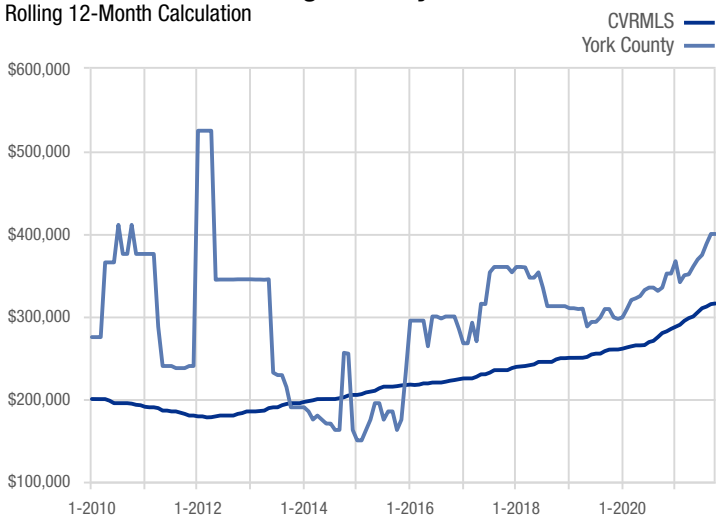
Single Family	October			Year to Date		
Key Metrics	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	2	**5**	+ 150.0%	33	**44**	+ 33.3%
Pending Sales	5	**5**	0.0%	30	**39**	+ 30.0%
Closed Sales	1	**3**	+ 200.0%	29	**36**	+ 24.1%
Days on Market Until Sale	82	**23**	- 72.0%	32	**13**	- 59.4%
Median Sales Price*	$499,900	**$540,500**	+ 8.1%	$352,000	**$399,950**	+ 13.6%
Average Sales Price*	$499,900	**$538,500**	+ 7.7%	$348,186	**$406,512**	+ 16.8%
Percent of Original List Price Received*	95.2%	**101.0%**	+ 6.1%	97.8%	**100.6%**	+ 2.9%
Inventory of Homes for Sale	2	**4**	+ 100.0%	—	—	—
Months Supply of Inventory	0.7	**1.1**	+ 57.1%	—	—	—

Condo/Town	October			Year to Date		
Key Metrics	2020	2021	% Change	Thru 10-2020	Thru 10-2021	% Change
New Listings	1	**0**	- 100.0%	9	**5**	- 44.4%
Pending Sales	2	**0**	- 100.0%	7	**5**	- 28.6%
Closed Sales	0	**0**	0.0%	5	**6**	+ 20.0%
Days on Market Until Sale	—	—	—	54	**5**	- 90.7%
Median Sales Price*	—	—	—	$140,000	**$232,000**	+ 65.7%
Average Sales Price*	—	—	—	$157,400	**$226,283**	+ 43.8%
Percent of Original List Price Received*	—	—	—	96.0%	**102.0%**	+ 6.3%
Inventory of Homes for Sale	1	**0**	- 100.0%	—	—	—
Months Supply of Inventory	0.8	—	—	—	—	—

* 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.

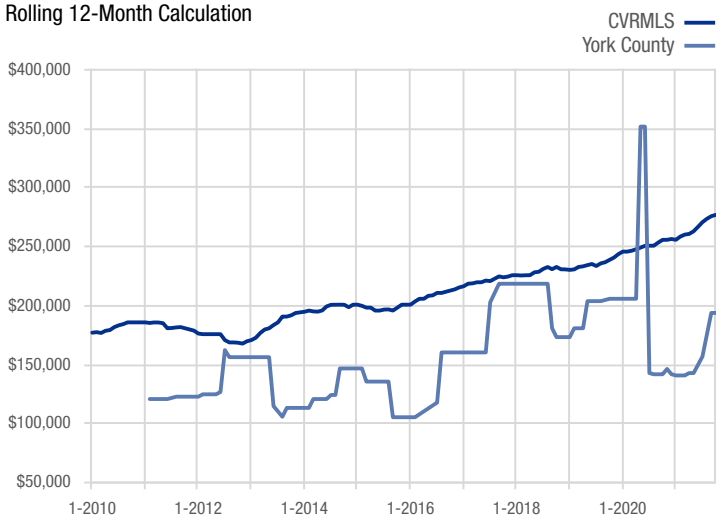
Median Sales Price - Single-Family

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.

Current as of November 10, 2021. All data from Central Virginia Regional MLS. Report © 2021 ShowingTime.