

Local Market Update – December 2021

A Research Tool Provided by Central Virginia Regional MLS.



York County

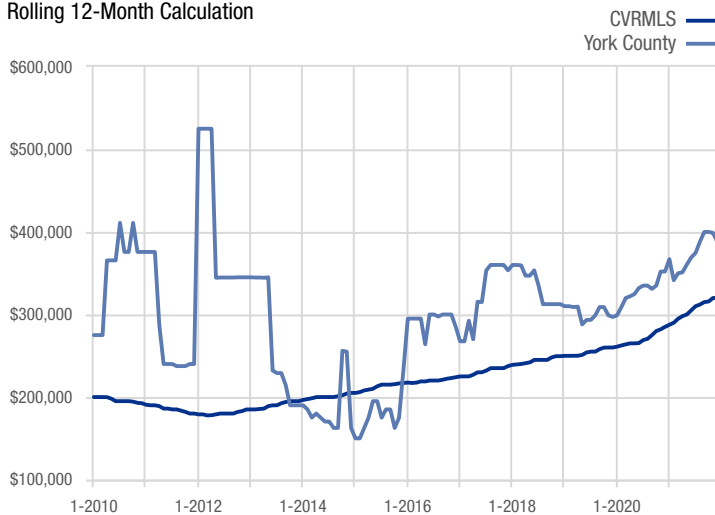
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	3	1	- 66.7%	37	49	+ 32.4%
Pending Sales	2	0	- 100.0%	33	46	+ 39.4%
Closed Sales	2	5	+ 150.0%	35	44	+ 25.7%
Days on Market Until Sale	24	32	+ 33.3%	30	15	- 50.0%
Median Sales Price*	\$397,500	\$315,000	- 20.8%	\$352,000	\$388,000	+ 10.2%
Average Sales Price*	\$397,500	\$293,000	- 26.3%	\$348,991	\$386,464	+ 10.7%
Percent of Original List Price Received*	97.2%	98.1%	+ 0.9%	97.6%	100.7%	+ 3.2%
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	0.7	0.2	- 71.4%	—	—	—

Condo/Town	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
New Listings	0	0	0.0%	10	5	- 50.0%
Pending Sales	0	0	0.0%	9	5	- 44.4%
Closed Sales	1	0	- 100.0%	8	6	- 25.0%
Days on Market Until Sale	26	—	—	52	5	- 90.4%
Median Sales Price*	\$135,000	—	—	\$141,000	\$232,000	+ 64.5%
Average Sales Price*	\$135,000	—	—	\$170,750	\$226,283	+ 32.5%
Percent of Original List Price Received*	—	—	—	95.7%	102.0%	+ 6.6%
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.

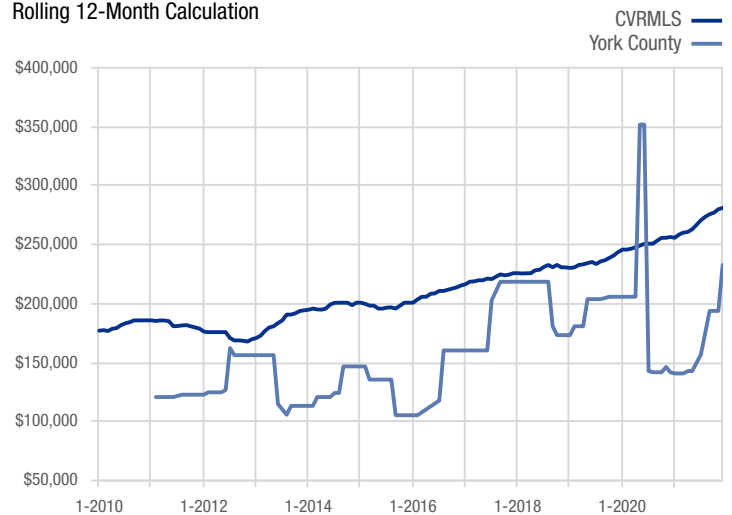
Median Sales Price - Single-Family

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.