

# Local Market Update – March 2022

A Research Tool Provided by Central Virginia Regional MLS.



## Williamsburg City

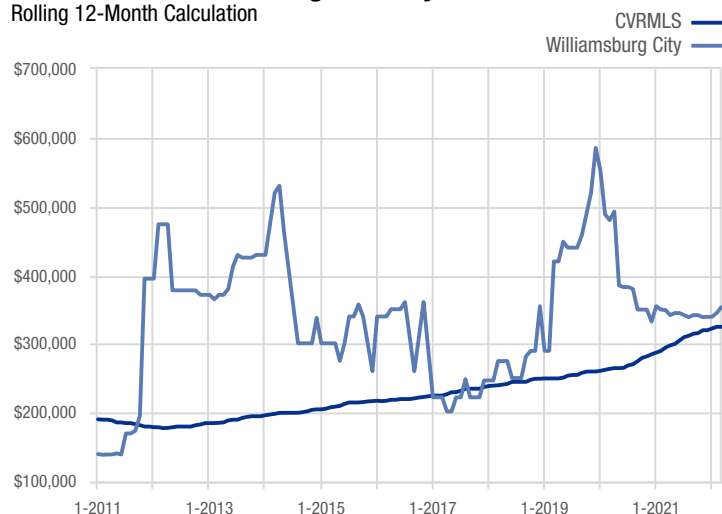
Single Family	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	3	2	- 33.3%	7	5	- 28.6%
Pending Sales	3	0	- 100.0%	7	3	- 57.1%
Closed Sales	0	1	—	5	3	- 40.0%
Days on Market Until Sale	—	3	—	67	94	+ 40.3%
Median Sales Price*	—	\$416,500	—	\$339,000	\$613,000	+ 80.8%
Average Sales Price*	—	\$416,500	—	\$408,380	\$774,833	+ 89.7%
Percent of Original List Price Received*	—	101.8%	—	97.9%	101.4%	+ 3.6%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.0	1.5	+ 50.0%	—	—	—

Condo/Town	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	0	2	—	0	4	—
Pending Sales	0	1	—	0	8	—
Closed Sales	0	1	—	1	2	+ 100.0%
Days on Market Until Sale	—	3	—	6	11	+ 83.3%
Median Sales Price*	—	\$330,000	—	\$275,000	\$237,500	- 13.6%
Average Sales Price*	—	\$330,000	—	\$275,000	\$237,500	- 13.6%
Percent of Original List Price Received*	—	101.9%	—	100.0%	100.2%	+ 0.2%
Inventory of Homes for Sale	0	5	—	—	—	—
Months Supply of Inventory	—	1.9	—	—	—	—

\* 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.

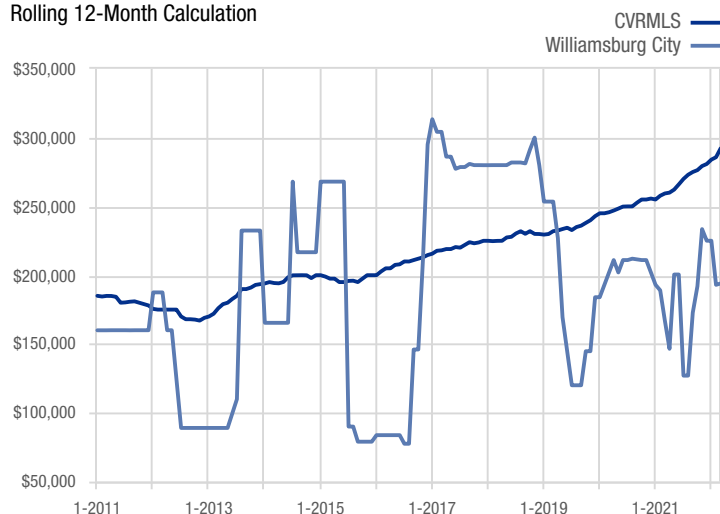
### Median Sales Price - Single-Family

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.