

Local Market Update – June 2022

A Research Tool Provided by Central Virginia Regional MLS.



Ashland (unincorporated town)

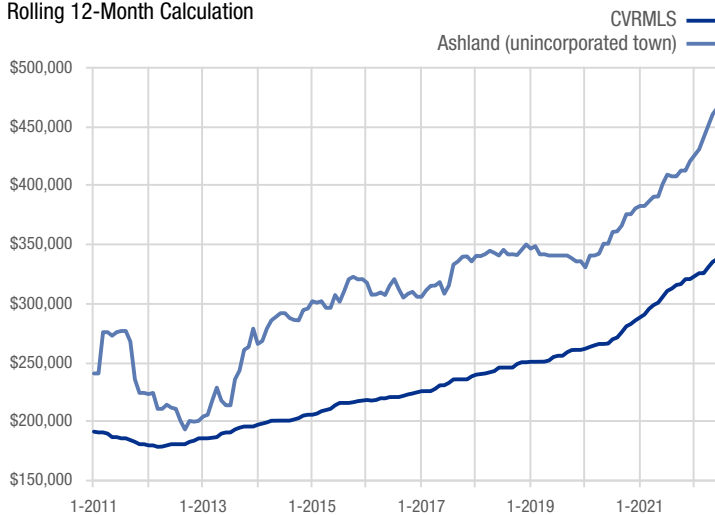
Single Family	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
New Listings	25	23	- 8.0%	183	135	- 26.2%
Pending Sales	26	16	- 38.5%	149	117	- 21.5%
Closed Sales	28	22	- 21.4%	117	118	+ 0.9%
Days on Market Until Sale	13	49	+ 276.9%	17	37	+ 117.6%
Median Sales Price*	\$479,656	\$501,775	+ 4.6%	\$420,820	\$511,773	+ 21.6%
Average Sales Price*	\$489,888	\$572,109	+ 16.8%	\$432,125	\$548,915	+ 27.0%
Percent of Original List Price Received*	107.4%	105.4%	- 1.9%	104.4%	106.1%	+ 1.6%
Inventory of Homes for Sale	83	43	- 48.2%	—	—	—
Months Supply of Inventory	3.2	2.2	- 31.3%	—	—	—

Condo/Town	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
New Listings	13	2	- 84.6%	45	16	- 64.4%
Pending Sales	10	1	- 90.0%	34	22	- 35.3%
Closed Sales	11	6	- 45.5%	28	35	+ 25.0%
Days on Market Until Sale	23	96	+ 317.4%	25	88	+ 252.0%
Median Sales Price*	\$268,785	\$290,500	+ 8.1%	\$280,145	\$295,950	+ 5.6%
Average Sales Price*	\$260,362	\$318,363	+ 22.3%	\$268,322	\$298,635	+ 11.3%
Percent of Original List Price Received*	104.7%	104.7%	0.0%	102.4%	103.4%	+ 1.0%
Inventory of Homes for Sale	22	3	- 86.4%	—	—	—
Months Supply of Inventory	4.2	0.6	- 85.7%	—	—	—

* 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.

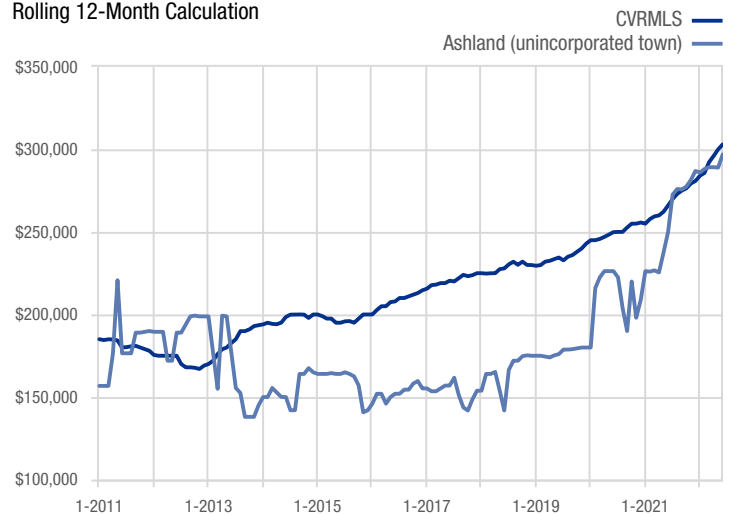
Median Sales Price - Single-Family

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.