

Local Market Update – June 2022

A Research Tool Provided by Central Virginia Regional MLS.



King William County

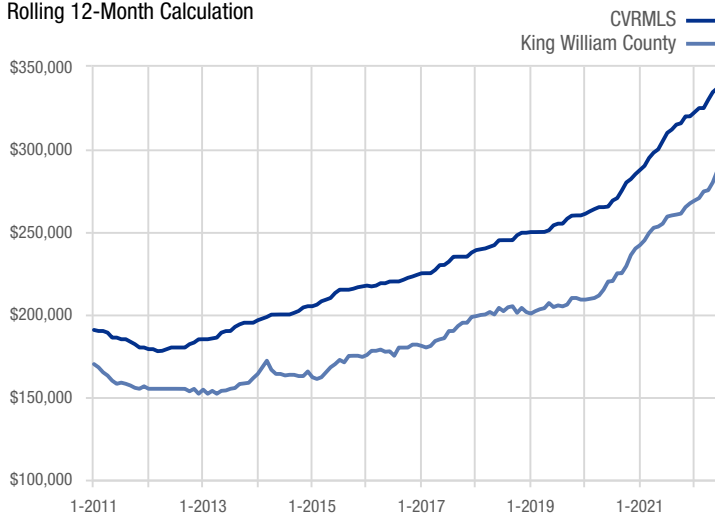
Single Family	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
New Listings	27	31	+ 14.8%	196	196	0.0%
Pending Sales	22	16	- 27.3%	173	163	- 5.8%
Closed Sales	28	36	+ 28.6%	159	131	- 17.6%
Days on Market Until Sale	19	19	0.0%	27	22	- 18.5%
Median Sales Price*	\$257,500	\$299,500	+ 16.3%	\$261,075	\$310,000	+ 18.7%
Average Sales Price*	\$265,577	\$302,591	+ 13.9%	\$275,054	\$316,393	+ 15.0%
Percent of Original List Price Received*	102.5%	103.6%	+ 1.1%	101.2%	102.1%	+ 0.9%
Inventory of Homes for Sale	42	46	+ 9.5%	—	—	—
Months Supply of Inventory	1.6	1.8	+ 12.5%	—	—	—

Condo/Town	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
New Listings	1	5	+ 400.0%	32	19	- 40.6%
Pending Sales	6	4	- 33.3%	29	17	- 41.4%
Closed Sales	3	0	- 100.0%	18	21	+ 16.7%
Days on Market Until Sale	74	—	—	64	43	- 32.8%
Median Sales Price*	\$240,665	—	—	\$234,750	\$255,740	+ 8.9%
Average Sales Price*	\$251,754	—	—	\$245,684	\$268,300	+ 9.2%
Percent of Original List Price Received*	99.8%	—	—	101.0%	100.2%	- 0.8%
Inventory of Homes for Sale	10	7	- 30.0%	—	—	—
Months Supply of Inventory	2.5	1.5	- 40.0%	—	—	—

* 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.

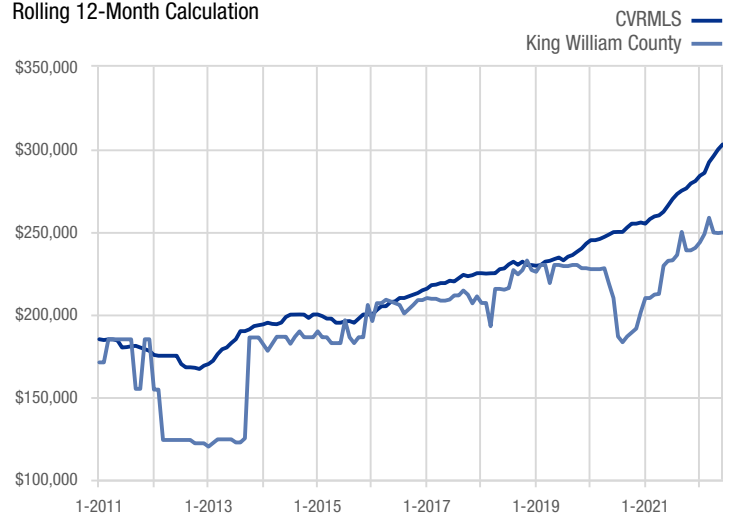
Median Sales Price - Single-Family

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.