

# Local Market Update – February 2021

A Research Tool Provided by Central Virginia Regional MLS.



## King and Queen County

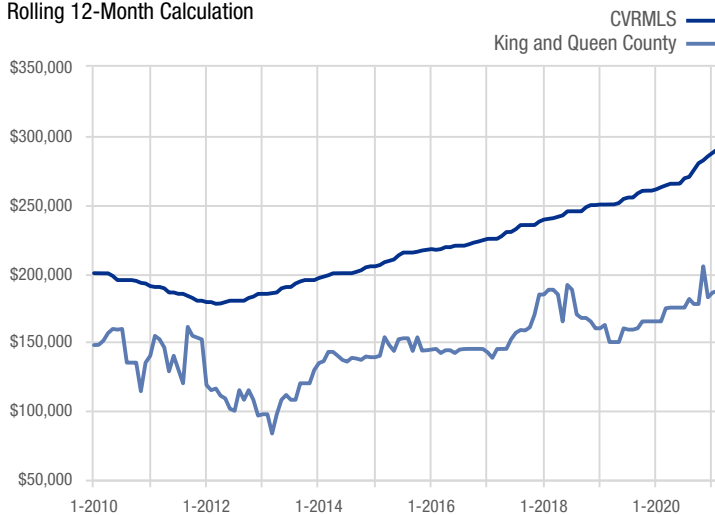
Single Family	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
<b>Key Metrics</b>						
New Listings	8	3	- 62.5%	15	10	- 33.3%
Pending Sales	1	4	+ 300.0%	4	9	+ 125.0%
Closed Sales	1	4	+ 300.0%	3	9	+ 200.0%
Days on Market Until Sale	56	10	- 82.1%	45	11	- 75.6%
Median Sales Price*	\$118,000	<b>\$197,500</b>	+ 67.4%	\$118,000	<b>\$218,000</b>	+ 84.7%
Average Sales Price*	\$118,000	<b>\$224,000</b>	+ 89.8%	\$174,050	<b>\$220,425</b>	+ 26.6%
Percent of Original List Price Received*	94.4%	<b>99.3%</b>	+ 5.2%	90.7%	<b>99.2%</b>	+ 9.4%
Inventory of Homes for Sale	19	7	- 63.2%	—	—	—
Months Supply of Inventory	6.5	1.5	- 76.9%	—	—	—

Condo/Town	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
<b>Key Metrics</b>						
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of Original List Price Received*	—	—	—	—	—	—
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.

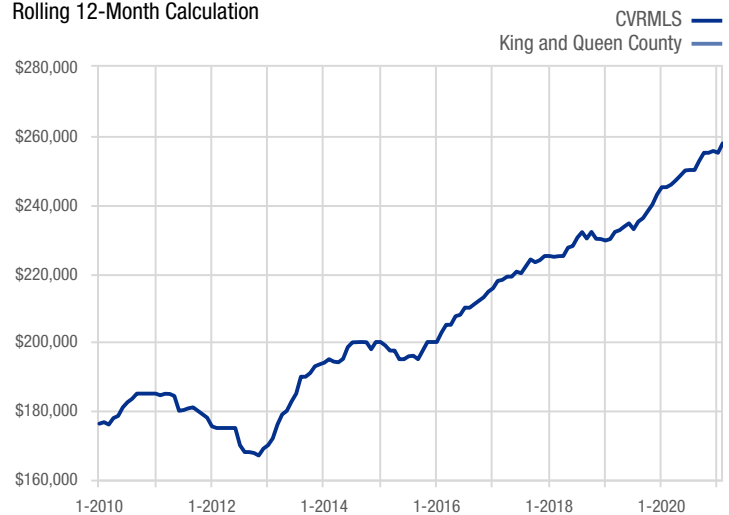
### Median Sales Price - Single-Family

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.