

Local Market Update – February 2021

A Research Tool Provided by Central Virginia Regional MLS.



York County

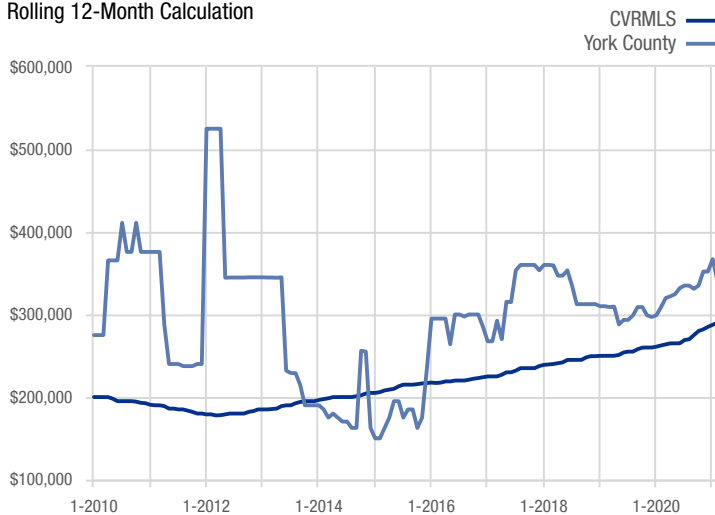
Single Family	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	2	3	+ 50.0%	6	6	0.0%
Pending Sales	1	3	+ 200.0%	5	4	- 20.0%
Closed Sales	4	0	- 100.0%	6	3	- 50.0%
Days on Market Until Sale	50	—	—	52	3	- 94.2%
Median Sales Price*	\$402,000	—	—	\$367,000	\$415,000	+ 13.1%
Average Sales Price*	\$441,750	—	—	\$390,250	\$369,000	- 5.4%
Percent of Original List Price Received*	98.4%	—	—	98.9%	101.4%	+ 2.5%
Inventory of Homes for Sale	4	3	- 25.0%	—	—	—
Months Supply of Inventory	1.1	1.1	0.0%	—	—	—

Condo/Town	February			Year to Date		
	2020	2021	% Change	Thru 2-2020	Thru 2-2021	% Change
Key Metrics						
New Listings	1	1	0.0%	1	1	0.0%
Pending Sales	0	1	—	0	1	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	7	—
Median Sales Price*	—	—	—	—	\$135,000	—
Average Sales Price*	—	—	—	—	\$135,000	—
Percent of Original List Price Received*	—	—	—	—	98.5%	—
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

* 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.

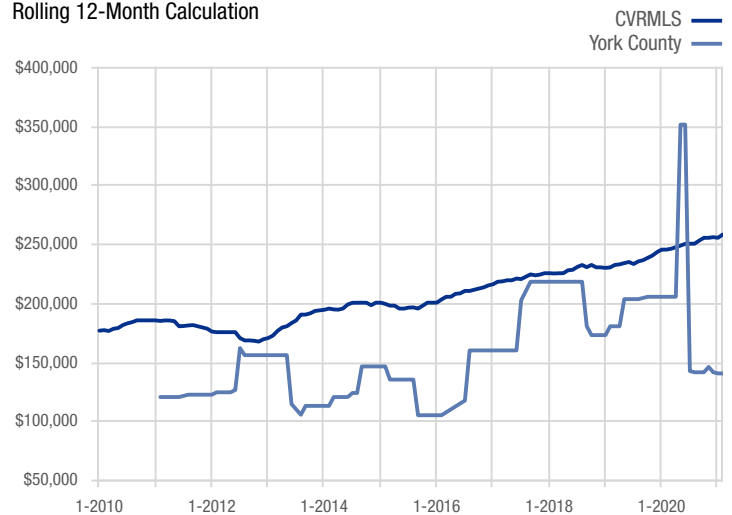
Median Sales Price - Single-Family

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.