

Local Market Update – February 2022

A Research Tool Provided by Central Virginia Regional MLS.



Middlesex County

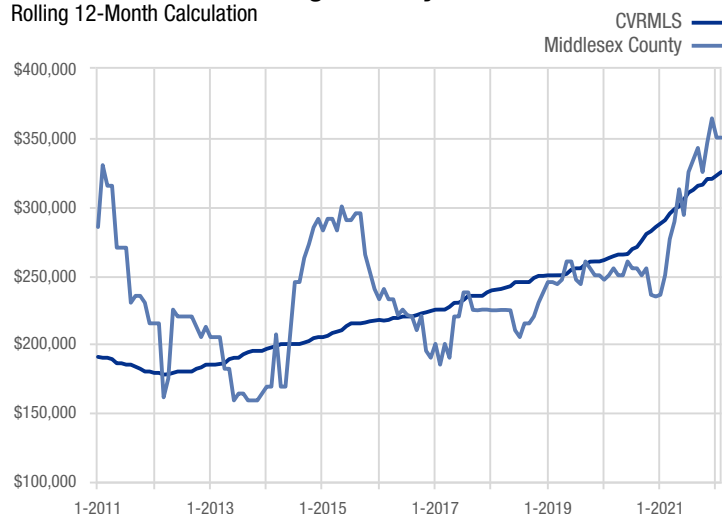
Single Family	February			Year to Date		
Key Metrics	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	2	6	+ 200.0%	4	10	+ 150.0%
Pending Sales	3	4	+ 33.3%	6	7	+ 16.7%
Closed Sales	2	1	- 50.0%	2	3	+ 50.0%
Days on Market Until Sale	24	28	+ 16.7%	24	30	+ 25.0%
Median Sales Price*	\$433,750	\$235,000	- 45.8%	\$433,750	\$235,000	- 45.8%
Average Sales Price*	\$433,750	\$235,000	- 45.8%	\$433,750	\$224,000	- 48.4%
Percent of Original List Price Received*	102.6%	90.4%	- 11.9%	102.6%	95.5%	- 6.9%
Inventory of Homes for Sale	8	8	0.0%	—	—	—
Months Supply of Inventory	2.1	2.5	+ 19.0%	—	—	—

Condo/Town	February			Year to Date		
Key Metrics	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	1	0	- 100.0%	1	0	- 100.0%
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.

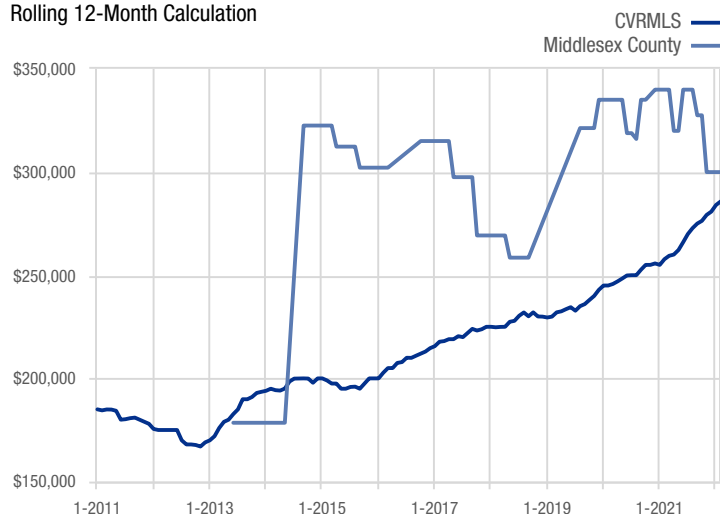
Median Sales Price - Single-Family

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.