

Local Market Update – February 2022

A Research Tool Provided by Central Virginia Regional MLS.



Tappahannock (unincorporated town)

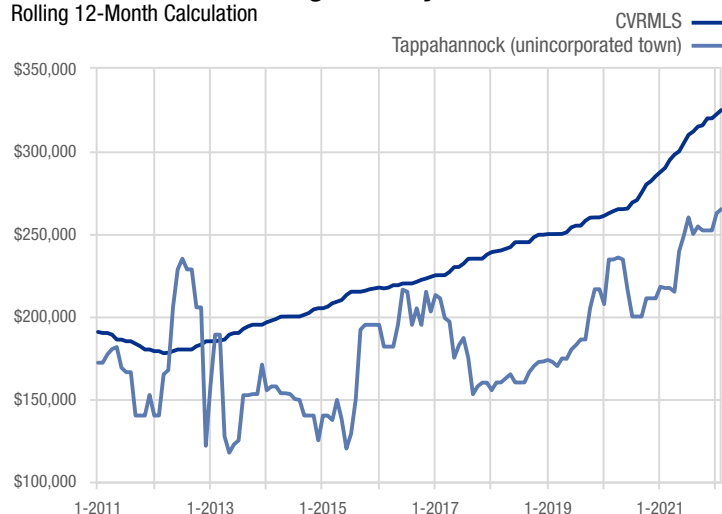
Single Family	February			Year to Date		
Key Metrics	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	3	6	+ 100.0%	6	9	+ 50.0%
Pending Sales	3	5	+ 66.7%	9	10	+ 11.1%
Closed Sales	6	3	- 50.0%	12	8	- 33.3%
Days on Market Until Sale	49	219	+ 346.9%	46	108	+ 134.8%
Median Sales Price*	\$194,525	\$225,000	+ 15.7%	\$229,525	\$289,825	+ 26.3%
Average Sales Price*	\$313,175	\$223,050	- 28.8%	\$280,754	\$380,019	+ 35.4%
Percent of Original List Price Received*	94.7%	92.3%	- 2.5%	93.1%	92.7%	- 0.4%
Inventory of Homes for Sale	15	7	- 53.3%	—	—	—
Months Supply of Inventory	2.8	1.6	- 42.9%	—	—	—

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

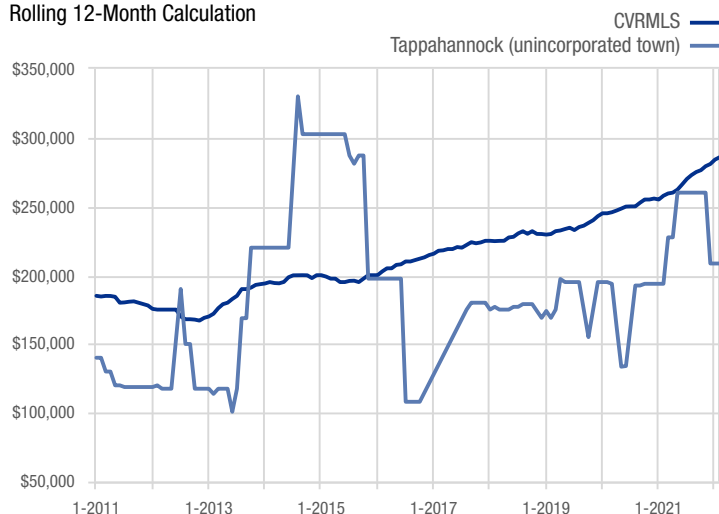
Median Sales Price - Single-Family

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.