

# Local Market Update – August 2022

A Research Tool Provided by Central Virginia Regional MLS.



## Lancaster County

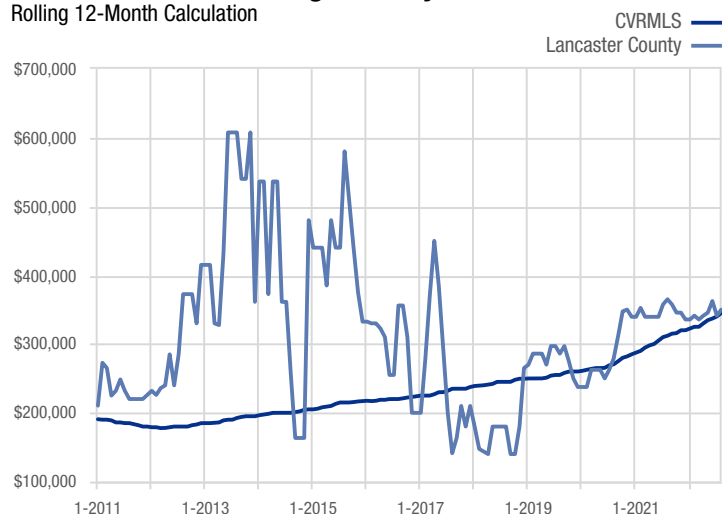
Single Family	August			Year to Date		
Key Metrics	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	0	3	—	31	33	+ 6.5%
Pending Sales	1	7	+ 600.0%	30	23	- 23.3%
Closed Sales	1	3	+ 200.0%	29	16	- 44.8%
Days on Market Until Sale	241	32	- 86.7%	57	44	- 22.8%
Median Sales Price*	\$173,000	\$400,000	+ 131.2%	\$365,000	\$447,500	+ 22.6%
Average Sales Price*	\$173,000	\$511,667	+ 195.8%	\$438,617	\$518,088	+ 18.1%
Percent of Original List Price Received*	76.9%	88.4%	+ 15.0%	97.5%	93.8%	- 3.8%
Inventory of Homes for Sale	6	9	+ 50.0%	—	—	—
Months Supply of Inventory	1.6	3.1	+ 93.8%	—	—	—

Condo/Town	August			Year to Date		
Key Metrics	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	0	1	—	2	1	- 50.0%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	3	1	- 66.7%
Days on Market Until Sale	—	—	—	151	20	- 86.8%
Median Sales Price*	—	—	—	\$410,000	\$171,000	- 58.3%
Average Sales Price*	—	—	—	\$413,333	\$171,000	- 58.6%
Percent of Original List Price Received*	—	—	—	96.9%	95.0%	- 2.0%
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	0.7	—	—	—	—

\* 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.

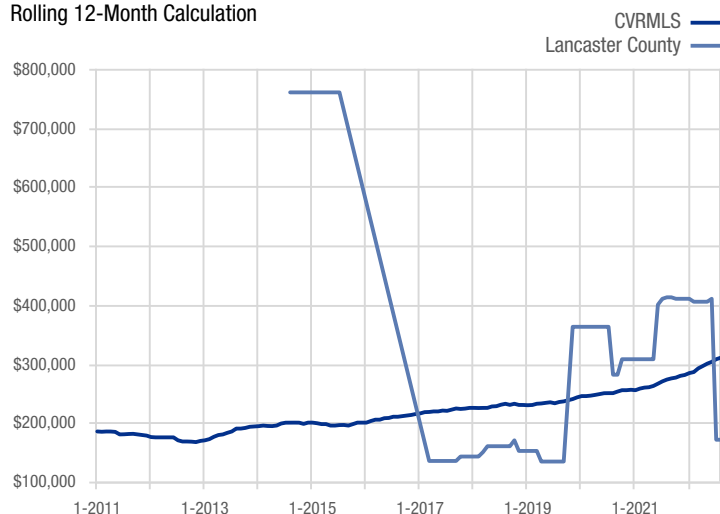
### Median Sales Price - Single-Family

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.