

Local Market Update – December 2022

A Research Tool Provided by Central Virginia Regional MLS.



Middlesex County

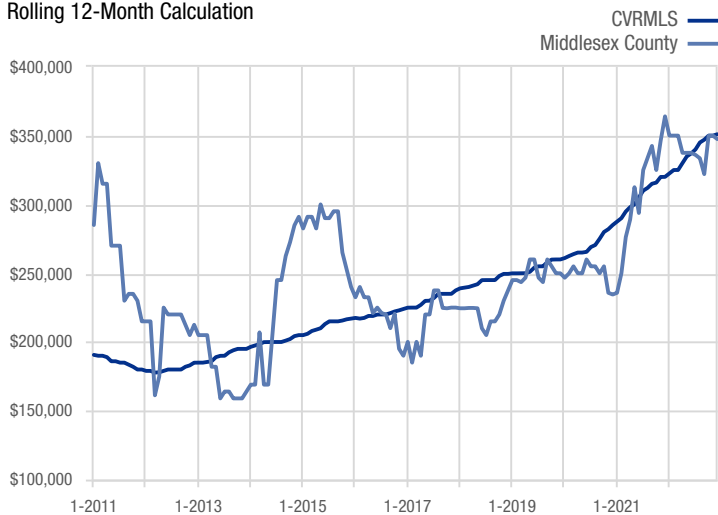
| Single Family | December | | | Year to Date | | |
|--|-----------|------------------|----------|--------------|------------------|----------|
| Key Metrics | 2021 | 2022 | % Change | Thru 12-2021 | Thru 12-2022 | % Change |
| New Listings | 3 | 1 | - 66.7% | 52 | 66 | + 26.9% |
| Pending Sales | 1 | 0 | - 100.0% | 37 | 48 | + 29.7% |
| Closed Sales | 3 | 4 | + 33.3% | 36 | 51 | + 41.7% |
| Days on Market Until Sale | 46 | 52 | + 13.0% | 38 | 31 | - 18.4% |
| Median Sales Price* | \$350,000 | \$341,250 | - 2.5% | \$364,000 | \$347,450 | - 4.5% |
| Average Sales Price* | \$506,667 | \$413,125 | - 18.5% | \$480,364 | \$393,406 | - 18.1% |
| Percent of Original List Price Received* | 88.1% | 91.2% | + 3.5% | 97.0% | 97.3% | + 0.3% |
| Inventory of Homes for Sale | 9 | 7 | - 22.2% | — | — | — |
| Months Supply of Inventory | 2.9 | 1.6 | - 44.8% | — | — | — |

| Condo/Town | December | | | Year to Date | | |
|--|----------|------|----------|--------------|--------------|----------|
| Key Metrics | 2021 | 2022 | % Change | Thru 12-2021 | Thru 12-2022 | % Change |
| New Listings | 0 | 1 | — | 1 | 3 | + 200.0% |
| Pending Sales | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 0 | - 100.0% |
| Days on Market Until Sale | — | — | — | 32 | — | — |
| Median Sales Price* | — | — | — | \$299,950 | — | — |
| Average Sales Price* | — | — | — | \$299,950 | — | — |
| Percent of Original List Price Received* | — | — | — | 100.0% | — | — |
| Inventory of Homes for Sale | 0 | 1 | — | — | — | — |
| 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.

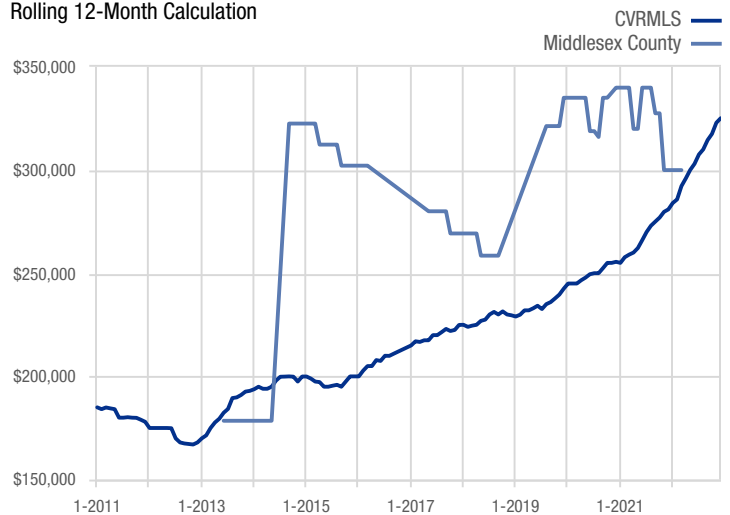
Median Sales Price - Single-Family

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.