

Local Market Update – January 2023

A Research Tool Provided by Central Virginia Regional MLS.



Blackstone (unincorporated town)

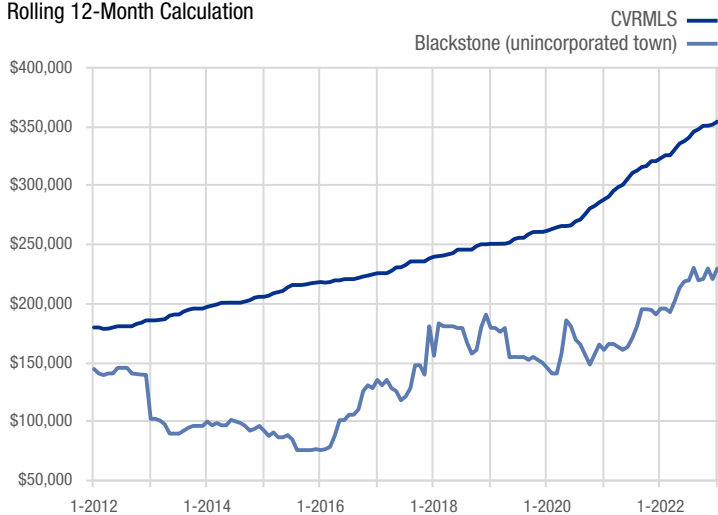
Single Family	January			Year to Date		
Key Metrics	2022	2023	% Change	Thru 1-2022	Thru 1-2023	% Change
New Listings	4	8	+ 100.0%	4	8	+ 100.0%
Pending Sales	1	6	+ 500.0%	1	6	+ 500.0%
Closed Sales	6	4	- 33.3%	6	4	- 33.3%
Days on Market Until Sale	20	27	+ 35.0%	20	27	+ 35.0%
Median Sales Price*	\$218,500	\$324,500	+ 48.5%	\$218,500	\$324,500	+ 48.5%
Average Sales Price*	\$206,500	\$294,750	+ 42.7%	\$206,500	\$294,750	+ 42.7%
Percent of Original List Price Received*	102.4%	97.0%	- 5.3%	102.4%	97.0%	- 5.3%
Inventory of Homes for Sale	8	19	+ 137.5%	—	—	—
Months Supply of Inventory	2.6	4.3	+ 65.4%	—	—	—

Condo/Town	January			Year to Date		
Key Metrics	2022	2023	% Change	Thru 1-2022	Thru 1-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	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.

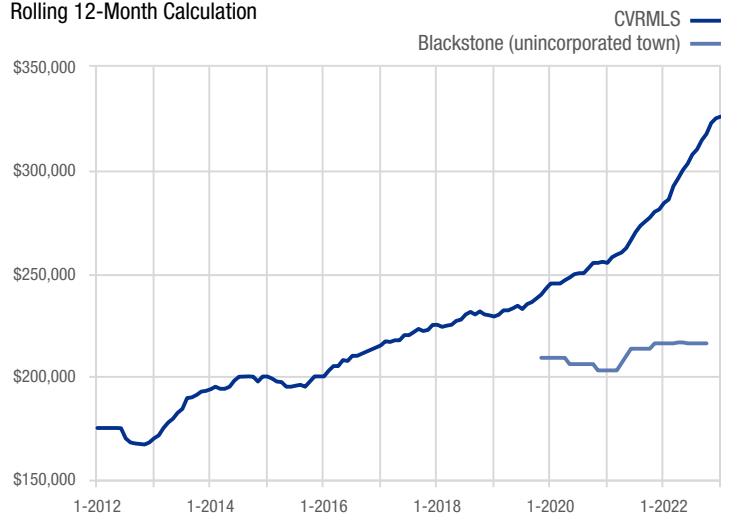
Median Sales Price - Single-Family

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.