

Local Market Update – March 2023

A Research Tool Provided by Central Virginia Regional MLS.



King and Queen County

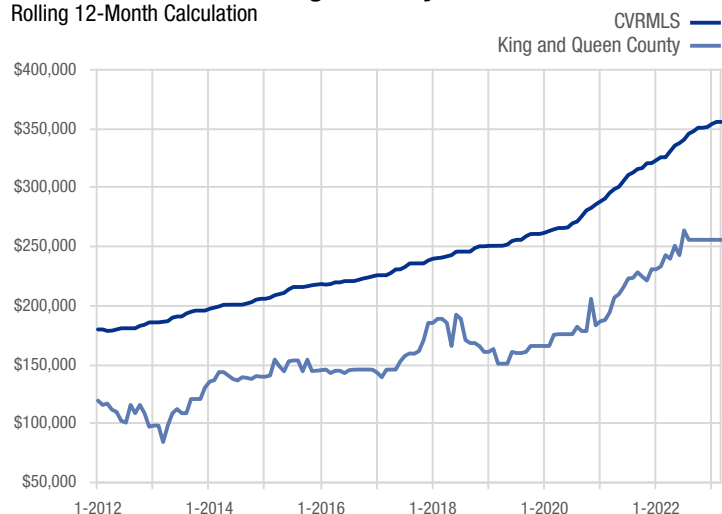
Single Family	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	5	5	0.0%	10	10	0.0%
Pending Sales	3	1	- 66.7%	8	7	- 12.5%
Closed Sales	4	1	- 75.0%	7	4	- 42.9%
Days on Market Until Sale	11	14	+ 27.3%	14	34	+ 142.9%
Median Sales Price*	\$265,000	\$269,000	+ 1.5%	\$285,000	\$284,500	- 0.2%
Average Sales Price*	\$220,500	\$269,000	+ 22.0%	\$245,286	\$314,700	+ 28.3%
Percent of Original List Price Received*	97.0%	99.7%	+ 2.8%	96.6%	99.2%	+ 2.7%
Inventory of Homes for Sale	5	6	+ 20.0%	—	—	—
Months Supply of Inventory	1.1	2.0	+ 81.8%	—	—	—

Condo/Town	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% 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.

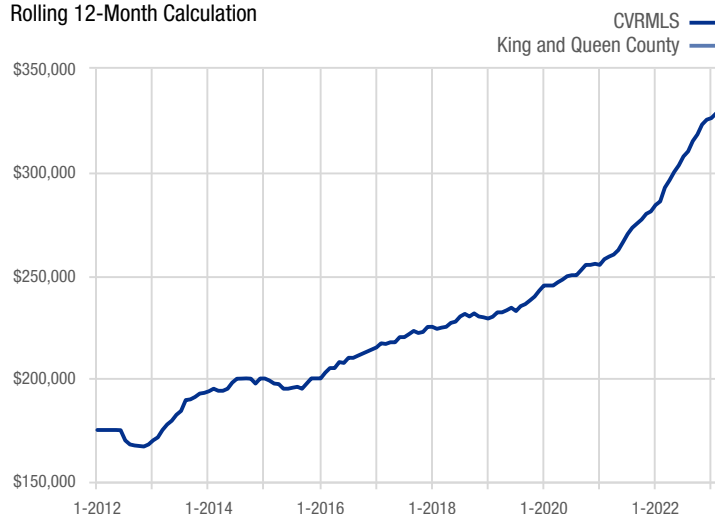
Median Sales Price - Single-Family

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.