

Local Market Update – April 2023

A Research Tool Provided by Central Virginia Regional MLS.



West Point (unincorporated town)

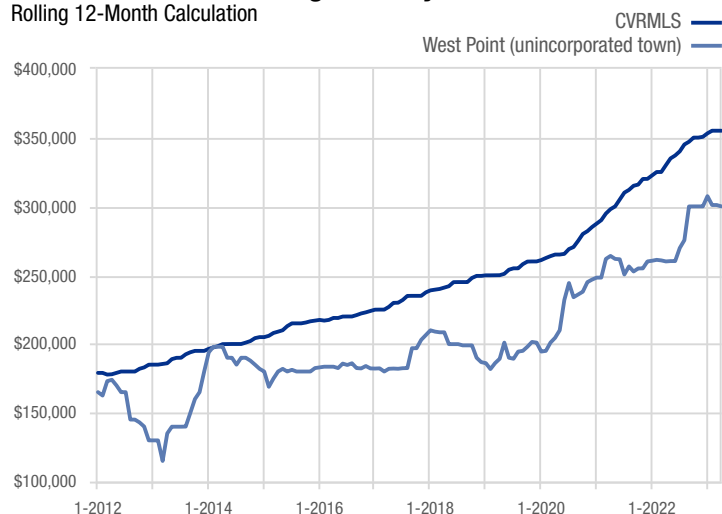
| Single Family | April | | | Year to Date | | |
|--|-----------|------------------|------------|--------------|------------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 4-2022 | Thru 4-2023 | % Change |
| New Listings | 4 | 3 | - 25.0% | 23 | 9 | - 60.9% |
| Pending Sales | 4 | 3 | - 25.0% | 15 | 13 | - 13.3% |
| Closed Sales | 4 | 6 | + 50.0% | 11 | 12 | + 9.1% |
| Days on Market Until Sale | 3 | 57 | + 1,800.0% | 14 | 37 | + 164.3% |
| Median Sales Price* | \$325,000 | \$311,000 | - 4.3% | \$274,900 | \$295,425 | + 7.5% |
| Average Sales Price* | \$315,000 | \$323,625 | + 2.7% | \$285,082 | \$291,804 | + 2.4% |
| Percent of Original List Price Received* | 104.0% | 95.3% | - 8.4% | 103.2% | 95.9% | - 7.1% |
| Inventory of Homes for Sale | 9 | 3 | - 66.7% | — | — | — |
| Months Supply of Inventory | 1.7 | 1.0 | - 41.2% | — | — | — |

| Condo/Town | April | | | Year to Date | | |
|--|-------|------|----------|--------------|------------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 4-2022 | Thru 4-2023 | % Change |
| New Listings | 0 | 0 | 0.0% | 1 | 1 | 0.0% |
| Pending Sales | 0 | 0 | 0.0% | 1 | 1 | 0.0% |
| Closed Sales | 0 | 0 | 0.0% | 1 | 1 | 0.0% |
| Days on Market Until Sale | — | — | — | 12 | 0 | - 100.0% |
| Median Sales Price* | — | — | — | \$177,900 | \$185,000 | + 4.0% |
| Average Sales Price* | — | — | — | \$177,900 | \$185,000 | + 4.0% |
| Percent of Original List Price Received* | — | — | — | 98.9% | 92.5% | - 6.5% |
| 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.

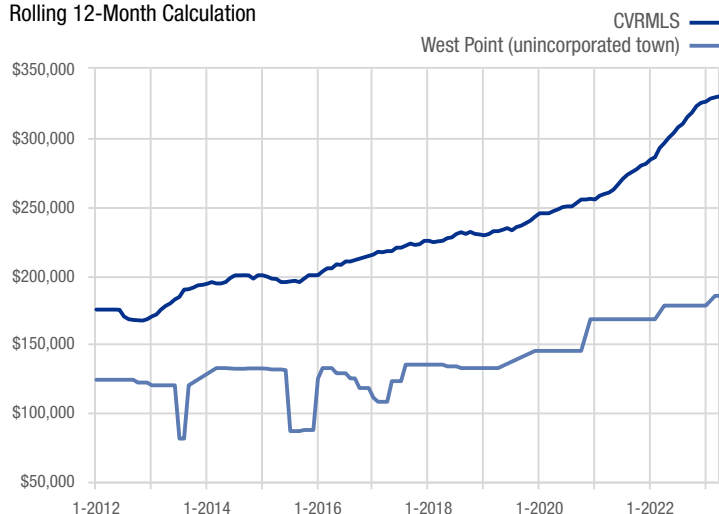
Median Sales Price - Single-Family

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.