

Local Market Update – May 2023

A Research Tool Provided by Central Virginia Regional MLS.



King and Queen County

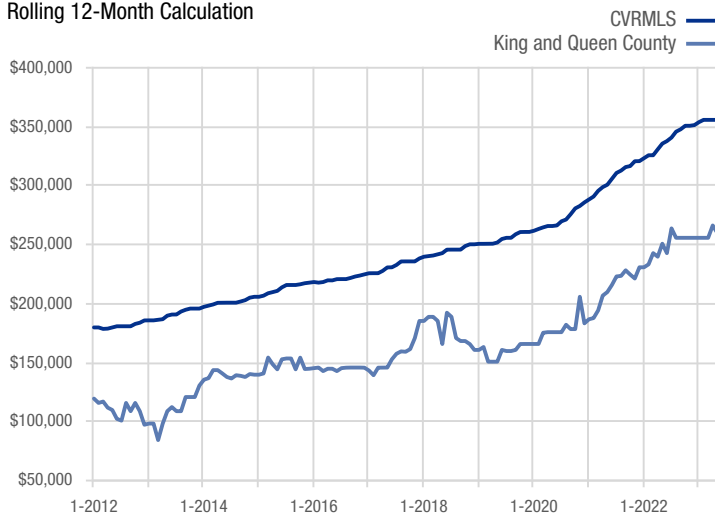
Single Family	May			Year to Date		
	2022	2023	% Change	Thru 5-2022	Thru 5-2023	% Change
New Listings	4	5	+ 25.0%	14	19	+ 35.7%
Pending Sales	2	3	+ 50.0%	11	15	+ 36.4%
Closed Sales	1	5	+ 400.0%	11	12	+ 9.1%
Days on Market Until Sale	33	7	- 78.8%	15	17	+ 13.3%
Median Sales Price*	\$275,000	\$230,000	- 16.4%	\$275,000	\$274,500	- 0.2%
Average Sales Price*	\$275,000	\$234,980	- 14.6%	\$271,909	\$273,077	+ 0.4%
Percent of Original List Price Received*	101.9%	100.2%	- 1.7%	99.3%	99.6%	+ 0.3%
Inventory of Homes for Sale	5	7	+ 40.0%	—	—	—
Months Supply of Inventory	1.5	2.0	+ 33.3%	—	—	—

Condo/Town	May			Year to Date		
	2022	2023	% Change	Thru 5-2022	Thru 5-2023	% 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.

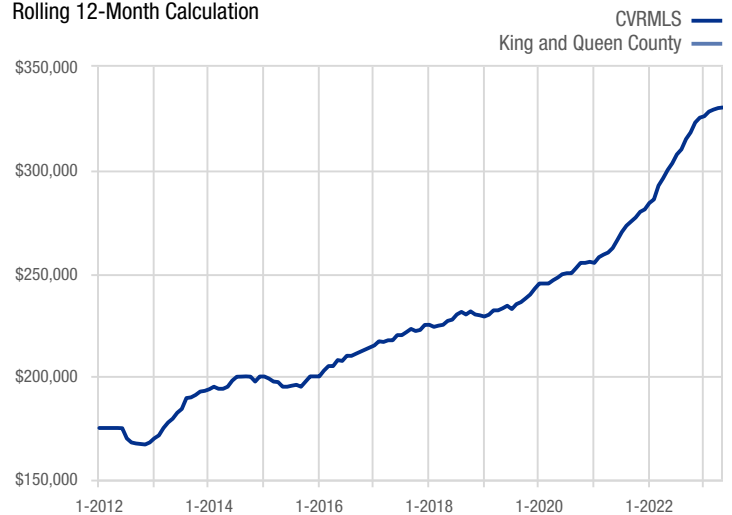
Median Sales Price - Single-Family

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.