

Local Market Update – May 2023

A Research Tool Provided by Central Virginia Regional MLS.



Louisa County

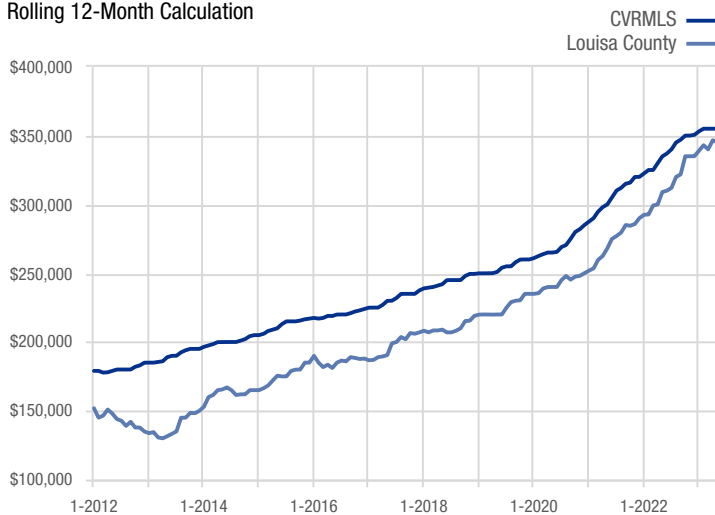
Single Family	May			Year to Date		
Key Metrics	2022	2023	% Change	Thru 5-2022	Thru 5-2023	% Change
New Listings	41	37	- 9.8%	181	166	- 8.3%
Pending Sales	34	32	- 5.9%	158	141	- 10.8%
Closed Sales	37	27	- 27.0%	134	106	- 20.9%
Days on Market Until Sale	13	37	+ 184.6%	22	38	+ 72.7%
Median Sales Price*	\$375,574	\$355,000	- 5.5%	\$339,975	\$349,800	+ 2.9%
Average Sales Price*	\$480,264	\$398,329	- 17.1%	\$399,083	\$404,196	+ 1.3%
Percent of Original List Price Received*	101.2%	99.9%	- 1.3%	100.9%	98.8%	- 2.1%
Inventory of Homes for Sale	42	61	+ 45.2%	—	—	—
Months Supply of Inventory	1.5	2.6	+ 73.3%	—	—	—

Condo/Town	May			Year to Date		
Key Metrics	2022	2023	% Change	Thru 5-2022	Thru 5-2023	% Change
New Listings	1	0	- 100.0%	1	2	+ 100.0%
Pending Sales	1	0	- 100.0%	1	2	+ 100.0%
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	6	—	—	6	—
Median Sales Price*	—	\$415,990	—	—	\$415,990	—
Average Sales Price*	—	\$415,990	—	—	\$415,990	—
Percent of Original List Price Received*	—	99.0%	—	—	99.0%	—
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.

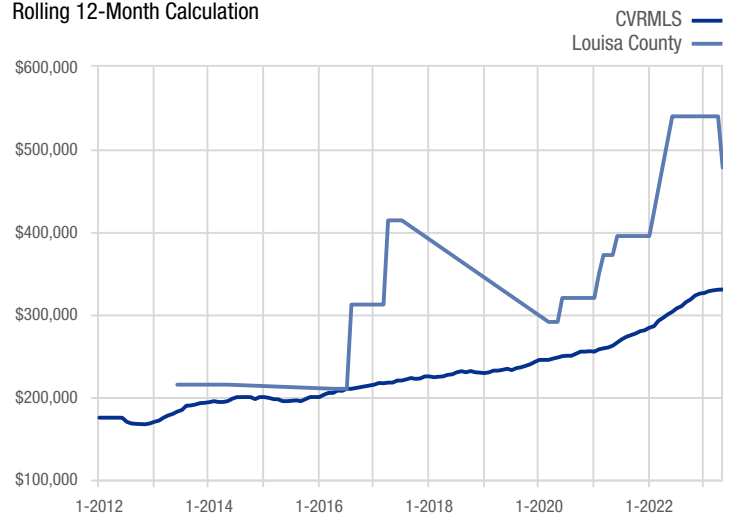
Median Sales Price - Single-Family

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.