

# Local Market Update – July 2023

A Research Tool Provided by Central Virginia Regional MLS.



## Hampton City

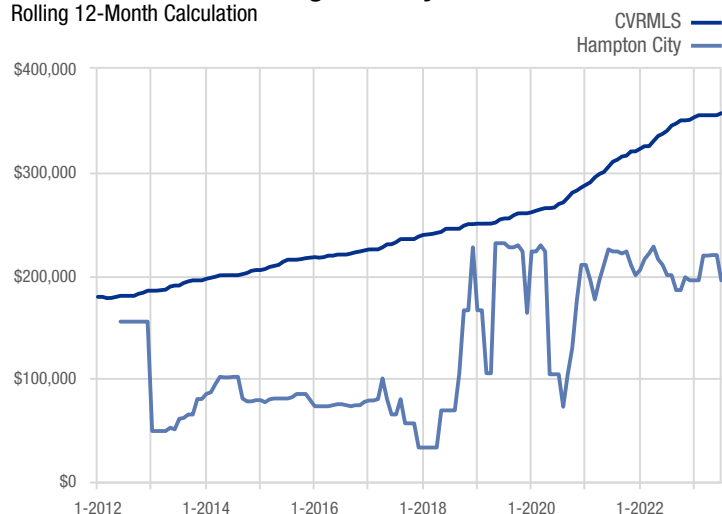
| Single Family                            | July     |                  |          | Year to Date |                  |          |
|--|----------|------------------|----------|--------------|------------------|----------|
| Key Metrics                              | 2022     | 2023             | % Change | Thru 7-2022  | Thru 7-2023      | % Change |
| New Listings                             | 2        | 2                | 0.0%     | 9            | 14               | + 55.6%  |
| Pending Sales                            | 1        | 1                | 0.0%     | 6            | 14               | + 133.3% |
| Closed Sales                             | 1        | 9                | + 800.0% | 5            | 13               | + 160.0% |
| Days on Market Until Sale                | 5        | 27               | + 440.0% | 5            | 28               | + 460.0% |
| Median Sales Price*                      | \$75,000 | <b>\$121,000</b> | + 61.3%  | \$234,500    | <b>\$220,000</b> | - 6.2%   |
| Average Sales Price*                     | \$75,000 | <b>\$177,139</b> | + 136.2% | \$239,900    | <b>\$216,212</b> | - 9.9%   |
| Percent of Original List Price Received* | 107.3%   | <b>135.4%</b>    | + 26.2%  | 99.6%        | <b>124.6%</b>    | + 25.1%  |
| Inventory of Homes for Sale              | 3        | 1                | - 66.7%  | —            | —                | —        |
| Months Supply of Inventory               | 1.9      | 0.5              | - 73.7%  | —            | —                | —        |

| Condo/Town                               | July |      |          | Year to Date |                  |          |
|--|------|------|----------|--------------|------------------|----------|
| Key Metrics                              | 2022 | 2023 | % Change | Thru 7-2022  | Thru 7-2023      | % Change |
| New Listings                             | 0    | 0    | 0.0%     | 1            | 4                | + 300.0% |
| Pending Sales                            | 0    | 0    | 0.0%     | 1            | 2                | + 100.0% |
| Closed Sales                             | 0    | 0    | 0.0%     | 2            | 2                | 0.0%     |
| Days on Market Until Sale                | —    | —    | —        | 18           | 12               | - 33.3%  |
| Median Sales Price*                      | —    | —    | —        | \$262,500    | <b>\$277,000</b> | + 5.5%   |
| Average Sales Price*                     | —    | —    | —        | \$262,500    | <b>\$277,000</b> | + 5.5%   |
| Percent of Original List Price Received* | —    | —    | —        | 97.0%        | <b>101.9%</b>    | + 5.1%   |
| 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.

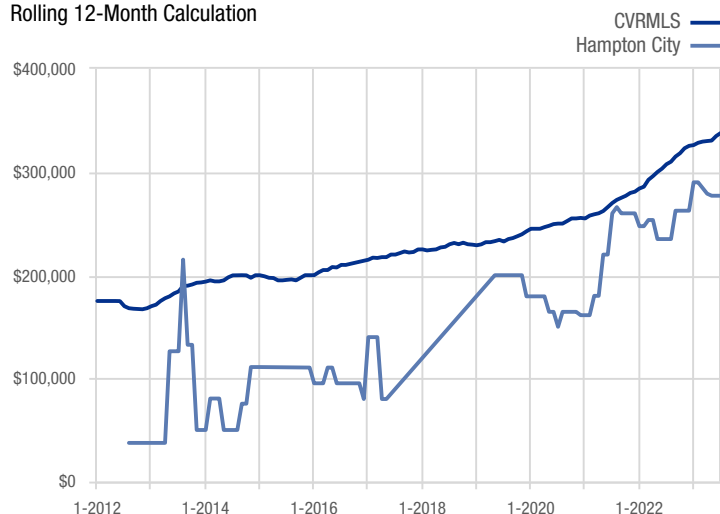
### Median Sales Price - Single-Family

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.