

Local Market Update – August 2023

A Research Tool Provided by Central Virginia Regional MLS.



Blackstone (unincorporated town)

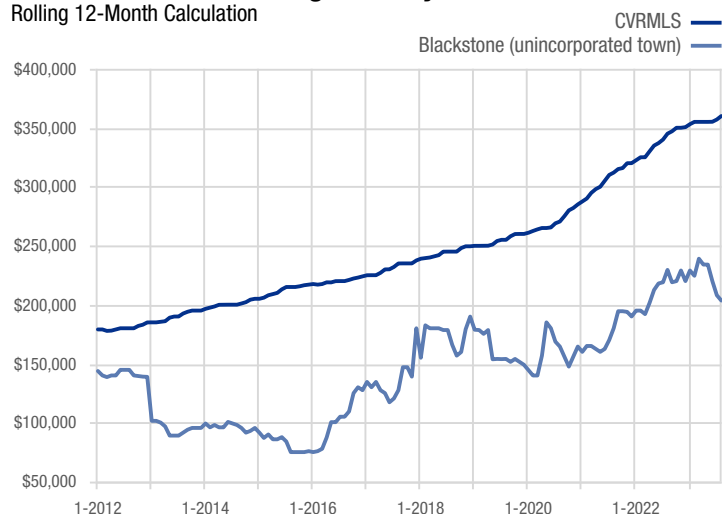
Single Family	August			Year to Date		
Key Metrics	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	3	3	0.0%	45	38	- 15.6%
Pending Sales	4	7	+ 75.0%	30	41	+ 36.7%
Closed Sales	0	5	—	30	35	+ 16.7%
Days on Market Until Sale	—	63	—	46	56	+ 21.7%
Median Sales Price*	—	\$184,370	—	\$229,500	\$208,000	- 9.4%
Average Sales Price*	—	\$245,954	—	\$228,277	\$248,726	+ 9.0%
Percent of Original List Price Received*	—	92.4%	—	98.7%	95.6%	- 3.1%
Inventory of Homes for Sale	17	5	- 70.6%	—	—	—
Months Supply of Inventory	5.1	1.0	- 80.4%	—	—	—

Condo/Town	August			Year to Date		
Key Metrics	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% 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.

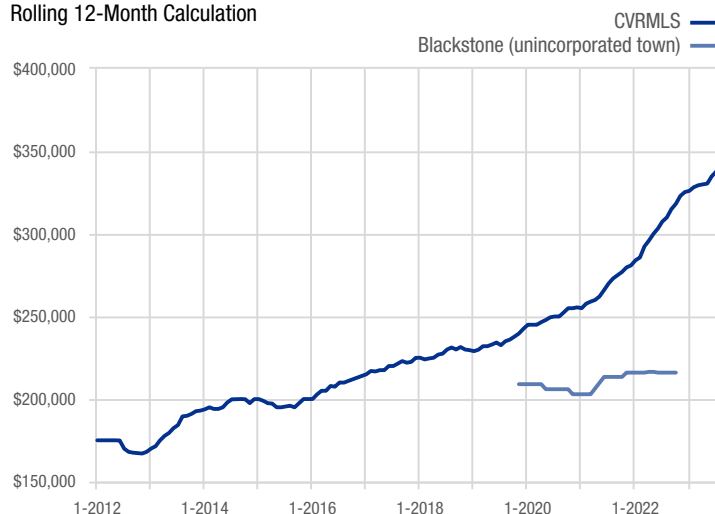
Median Sales Price - Single-Family

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.