

Local Market Update – August 2023

A Research Tool Provided by Central Virginia Regional MLS.



Hampton City

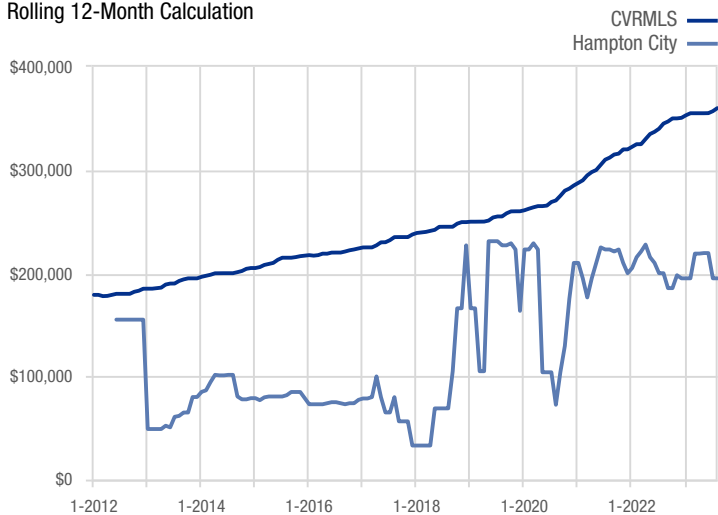
Single Family	August			Year to Date		
Key Metrics	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	0	1	—	9	15	+ 66.7%
Pending Sales	2	0	- 100.0%	8	13	+ 62.5%
Closed Sales	0	0	0.0%	5	13	+ 160.0%
Days on Market Until Sale	—	—	—	5	28	+ 460.0%
Median Sales Price*	—	—	—	\$234,500	\$220,000	- 6.2%
Average Sales Price*	—	—	—	\$239,900	\$216,212	- 9.9%
Percent of Original List Price Received*	—	—	—	99.6%	124.6%	+ 25.1%
Inventory of Homes for Sale	0	2	—	—	—	—
Months Supply of Inventory	—	0.9	—	—	—	—

Condo/Town	August			Year to Date		
Key Metrics	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	0	0	0.0%	1	4	+ 300.0%
Pending Sales	0	1	—	1	3	+ 200.0%
Closed Sales	0	0	0.0%	2	2	0.0%
Days on Market Until Sale	—	—	—	18	12	- 33.3%
Median Sales Price*	—	—	—	\$262,500	\$277,000	+ 5.5%
Average Sales Price*	—	—	—	\$262,500	\$277,000	+ 5.5%
Percent of Original List Price Received*	—	—	—	97.0%	101.9%	+ 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.

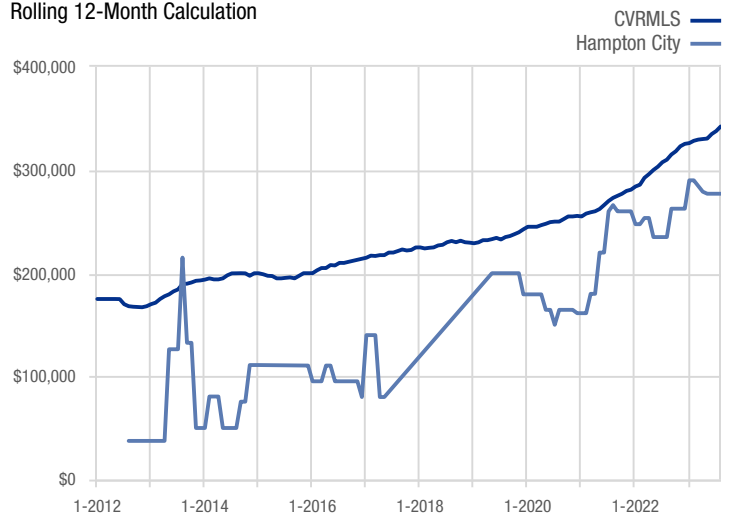
Median Sales Price - Single-Family

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.