

Local Market Update – August 2023

A Research Tool Provided by Central Virginia Regional MLS.



King and Queen County

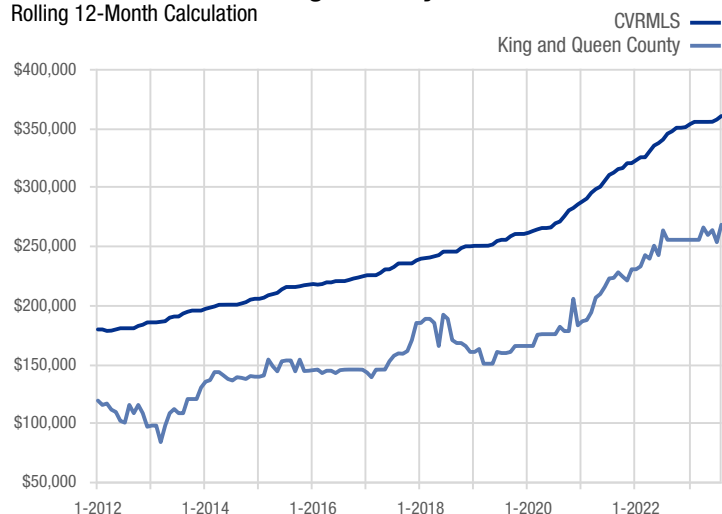
Single Family	August			Year to Date		
Key Metrics	2022	2023	% Change	Thru 8-2022	Thru 8-2023	% Change
New Listings	3	7	+ 133.3%	25	36	+ 44.0%
Pending Sales	0	6	—	20	27	+ 35.0%
Closed Sales	5	4	- 20.0%	23	22	- 4.3%
Days on Market Until Sale	68	8	- 88.2%	26	14	- 46.2%
Median Sales Price*	\$245,000	\$365,000	+ 49.0%	\$265,000	\$290,000	+ 9.4%
Average Sales Price*	\$253,750	\$408,000	+ 60.8%	\$270,848	\$346,851	+ 28.1%
Percent of Original List Price Received*	98.8%	98.5%	- 0.3%	100.6%	99.1%	- 1.5%
Inventory of Homes for Sale	6	7	+ 16.7%	—	—	—
Months Supply of Inventory	1.8	2.0	+ 11.1%	—	—	—

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.

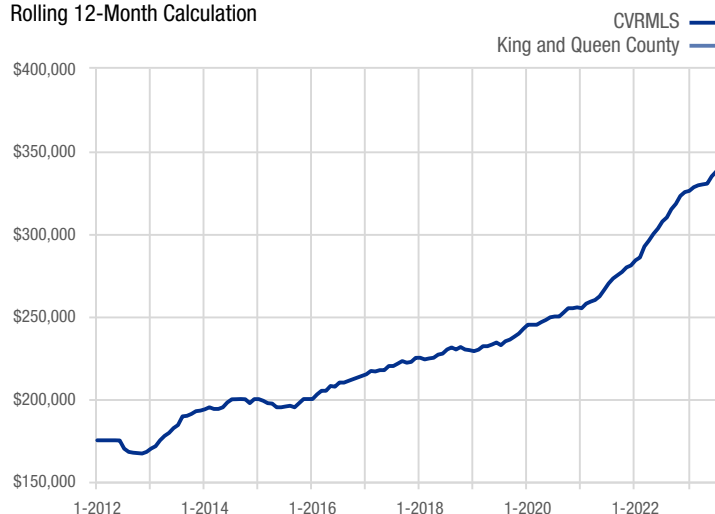
Median Sales Price - Single-Family

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.