

# Local Market Update – October 2023

A Research Tool Provided by Central Virginia Regional MLS.



## Farmville (unincorporated town)

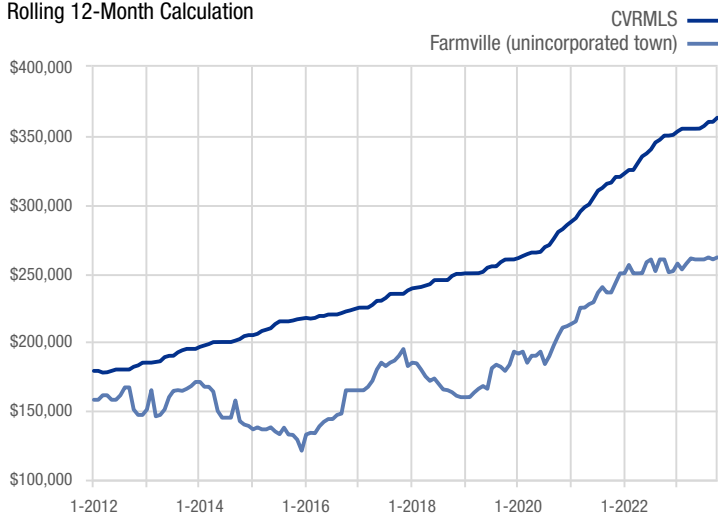
Single Family	October			Year to Date		
Key Metrics	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
New Listings	3	6	+ 100.0%	104	96	- 7.7%
Pending Sales	6	1	- 83.3%	88	71	- 19.3%
Closed Sales	7	4	- 42.9%	86	71	- 17.4%
Days on Market Until Sale	35	24	- 31.4%	31	36	+ 16.1%
Median Sales Price*	\$237,500	<b>\$316,850</b>	+ 33.4%	\$251,500	<b>\$264,000</b>	+ 5.0%
Average Sales Price*	\$223,771	<b>\$289,675</b>	+ 29.5%	\$269,766	<b>\$273,125</b>	+ 1.2%
Percent of Original List Price Received*	93.3%	<b>85.7%</b>	- 8.1%	98.4%	<b>96.2%</b>	- 2.2%
Inventory of Homes for Sale	12	26	+ 116.7%	—	—	—
Months Supply of Inventory	1.4	3.9	+ 178.6%	—	—	—

Condo/Town	October			Year to Date		
Key Metrics	2022	2023	% Change	Thru 10-2022	Thru 10-2023	% Change
New Listings	0	0	0.0%	2	0	- 100.0%
Pending Sales	0	0	0.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	3	0	- 100.0%
Days on Market Until Sale	—	—	—	7	—	—
Median Sales Price*	—	—	—	\$235,000	—	—
Average Sales Price*	—	—	—	\$237,000	—	—
Percent of Original List Price Received*	—	—	—	100.9%	—	—
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.

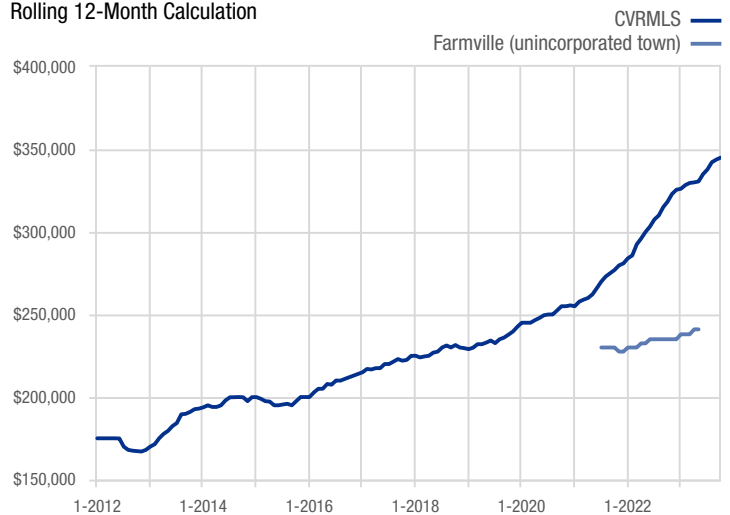
### Median Sales Price - Single-Family

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.