

Local Market Update – November 2023

A Research Tool Provided by Central Virginia Regional MLS.



Middlesex County

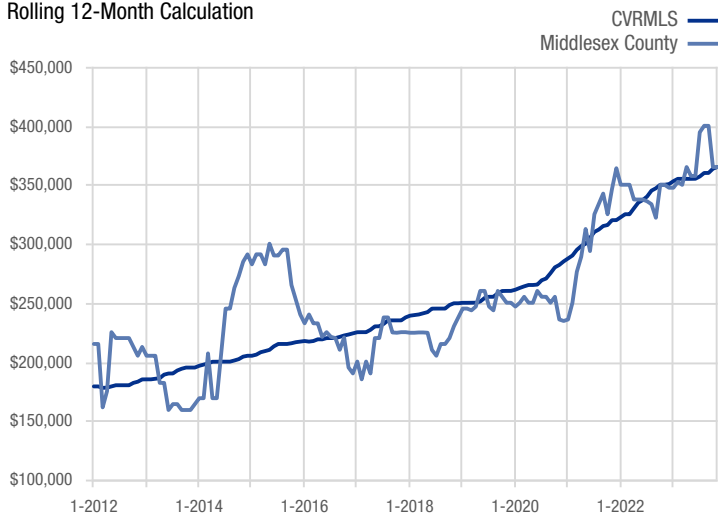
Single Family	November			Year to Date		
Key Metrics	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	1	2	+ 100.0%	65	51	- 21.5%
Pending Sales	3	1	- 66.7%	48	41	- 14.6%
Closed Sales	4	2	- 50.0%	47	37	- 21.3%
Days on Market Until Sale	43	42	- 2.3%	29	34	+ 17.2%
Median Sales Price*	\$334,500	\$312,500	- 6.6%	\$347,450	\$365,000	+ 5.1%
Average Sales Price*	\$357,250	\$312,500	- 12.5%	\$391,691	\$409,286	+ 4.5%
Percent of Original List Price Received*	91.0%	89.8%	- 1.3%	97.8%	95.4%	- 2.5%
Inventory of Homes for Sale	7	7	0.0%	—	—	—
Months Supply of Inventory	1.7	1.7	0.0%	—	—	—

Condo/Town	November			Year to Date		
Key Metrics	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	0	1	—	2	8	+ 300.0%
Pending Sales	0	0	0.0%	0	4	—
Closed Sales	0	0	0.0%	0	4	—
Days on Market Until Sale	—	—	—	—	22	—
Median Sales Price*	—	—	—	—	\$338,050	—
Average Sales Price*	—	—	—	—	\$342,775	—
Percent of Original List Price Received*	—	—	—	—	95.0%	—
Inventory of Homes for Sale	0	2	—	—	—	—
Months Supply of Inventory	—	1.5	—	—	—	—

* 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.

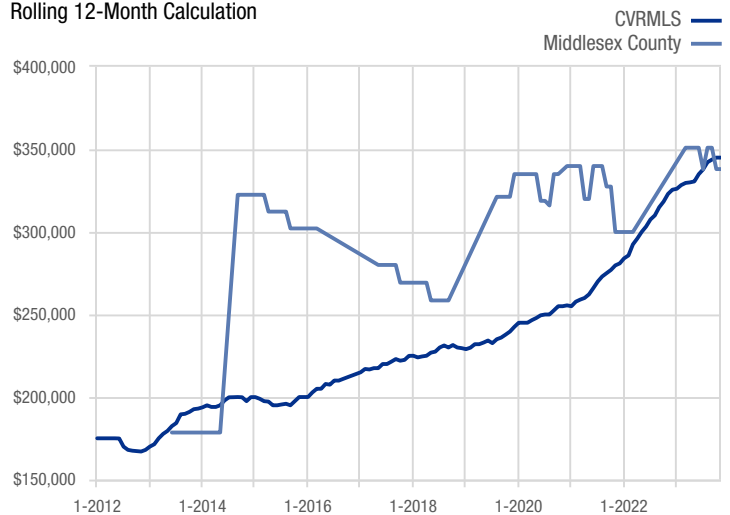
Median Sales Price - Single-Family

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.