

# Local Market Update – December 2023

A Research Tool Provided by Central Virginia Regional MLS.



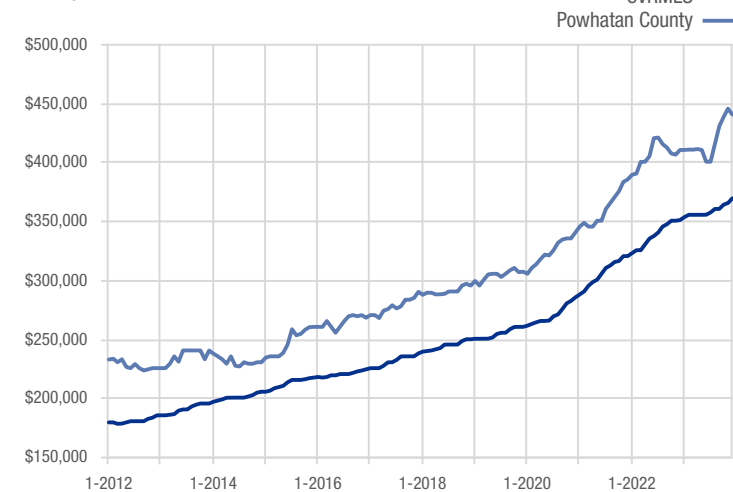
## Powhatan County

Single Family	December			Year to Date		
Key Metrics	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	15	19	+ 26.7%	562	412	- 26.7%
Pending Sales	24	28	+ 16.7%	433	328	- 24.2%
Closed Sales	28	33	+ 17.9%	440	348	- 20.9%
Days on Market Until Sale	20	25	+ 25.0%	19	28	+ 47.4%
Median Sales Price*	\$427,250	\$397,475	- 7.0%	\$410,000	\$440,000	+ 7.3%
Average Sales Price*	\$483,466	\$476,310	- 1.5%	\$456,760	\$498,357	+ 9.1%
Percent of Original List Price Received*	100.7%	98.7%	- 2.0%	102.3%	100.1%	- 2.2%
Inventory of Homes for Sale	47	35	- 25.5%	—	—	—
Months Supply of Inventory	1.3	1.3	0.0%	—	—	—

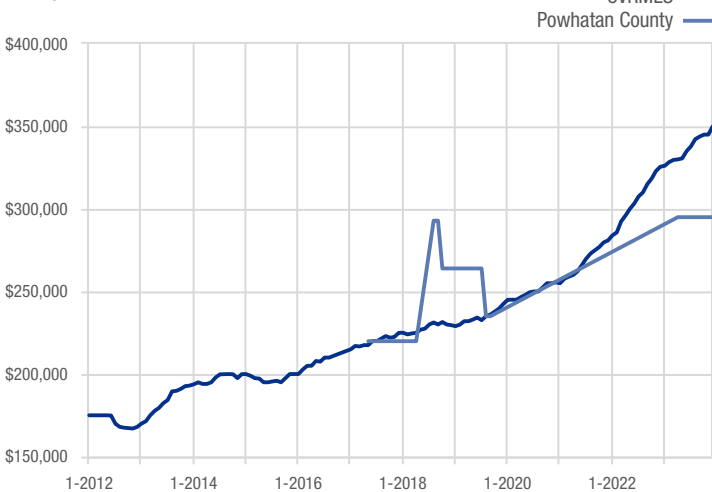
Condo/Town	December			Year to Date		
Key Metrics	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	0	1	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	118	—
Median Sales Price*	—	—	—	—	\$295,000	—
Average Sales Price*	—	—	—	—	\$295,000	—
Percent of Original List Price Received*	—	—	—	—	84.3%	—
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
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



### Median Sales Price - Condo/Town



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.