

# Local Market Update – December 2023

A Research Tool Provided by Central Virginia Regional MLS.



## West Point (unincorporated town)

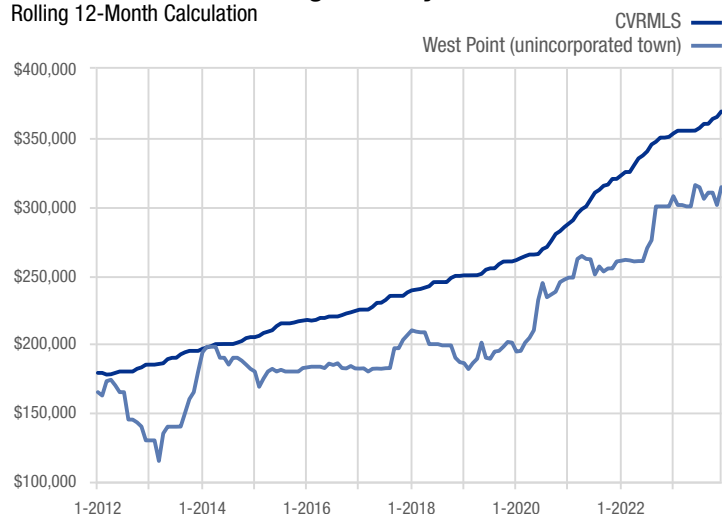
Single Family	December			Year to Date		
Key Metrics	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	5	5	0.0%	53	43	- 18.9%
Pending Sales	2	2	0.0%	39	33	- 15.4%
Closed Sales	2	1	- 50.0%	42	30	- 28.6%
Days on Market Until Sale	4	4	0.0%	19	41	+ 115.8%
Median Sales Price*	\$263,000	<b>\$365,000</b>	+ 38.8%	\$300,000	<b>\$314,000</b>	+ 4.7%
Average Sales Price*	\$263,000	<b>\$365,000</b>	+ 38.8%	\$309,067	<b>\$324,516</b>	+ 5.0%
Percent of Original List Price Received*	106.9%	<b>101.4%</b>	- 5.1%	101.3%	<b>95.8%</b>	- 5.4%
Inventory of Homes for Sale	8	10	+ 25.0%	—	—	—
Months Supply of Inventory	2.5	3.6	+ 44.0%	—	—	—

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	2	+ 100.0%
Pending Sales	0	0	0.0%	1	2	+ 100.0%
Closed Sales	0	0	0.0%	1	2	+ 100.0%
Days on Market Until Sale	—	—	—	12	3	- 75.0%
Median Sales Price*	—	—	—	\$177,900	<b>\$185,000</b>	+ 4.0%
Average Sales Price*	—	—	—	\$177,900	<b>\$185,000</b>	+ 4.0%
Percent of Original List Price Received*	—	—	—	98.9%	<b>92.5%</b>	- 6.5%
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.

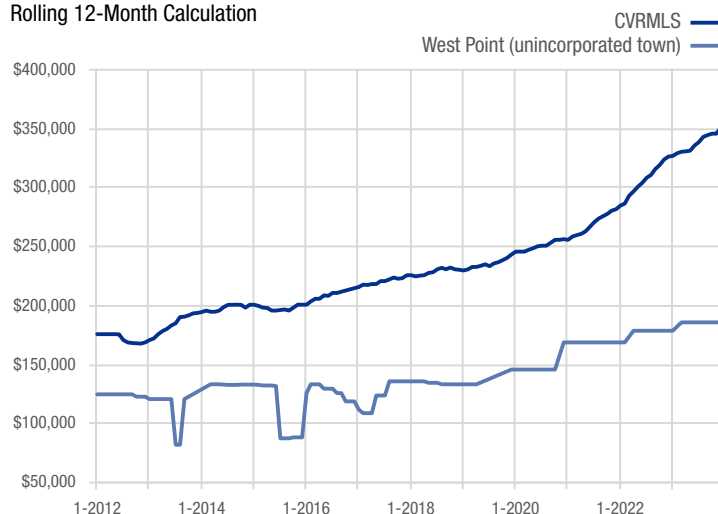
### Median Sales Price - Single-Family

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.