

Local Market Update – February 2024

A Research Tool Provided by Central Virginia Regional MLS.



York County

Single Family	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	5	4	- 20.0%	8	4	- 50.0%
Pending Sales	2	3	+ 50.0%	3	3	0.0%
Closed Sales	2	2	0.0%	3	4	+ 33.3%
Days on Market Until Sale	68	14	- 79.4%	47	11	- 76.6%
Median Sales Price*	\$213,500	\$191,500	- 10.3%	\$215,000	\$304,000	+ 41.4%
Average Sales Price*	\$213,500	\$191,500	- 10.3%	\$242,000	\$300,750	+ 24.3%
Percent of Original List Price Received*	96.4%	89.9%	- 6.7%	97.6%	94.6%	- 3.1%
Inventory of Homes for Sale	6	4	- 33.3%	—	—	—
Months Supply of Inventory	2.9	1.2	- 58.6%	—	—	—

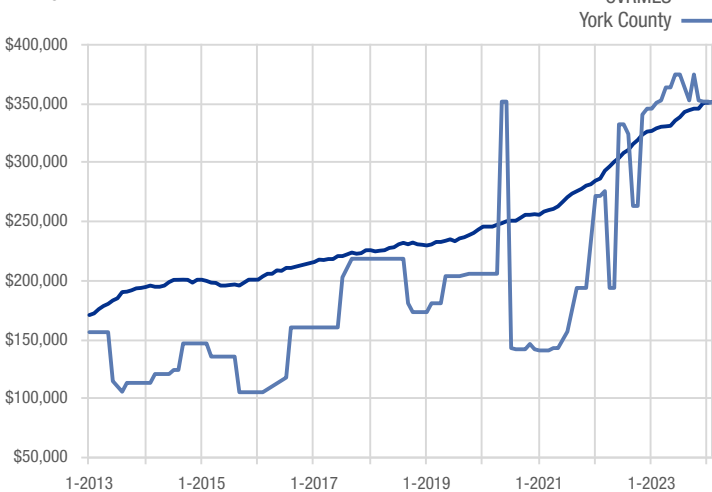
Condo/Town	February			Year to Date		
Key Metrics	2023	2024	% Change	Thru 2-2023	Thru 2-2024	% Change
New Listings	0	1	—	1	2	+ 100.0%
Pending Sales	0	1	—	2	1	- 50.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	31	—	—	31	—	—
Median Sales Price*	\$352,000	—	—	\$352,000	—	—
Average Sales Price*	\$352,000	—	—	\$352,000	—	—
Percent of Original List Price Received*	96.4%	—	—	96.4%	—	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	0.8	—	—	—	—

* 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.