

Local Market Update – May 2024

A Research Tool Provided by Central Virginia Regional MLS.



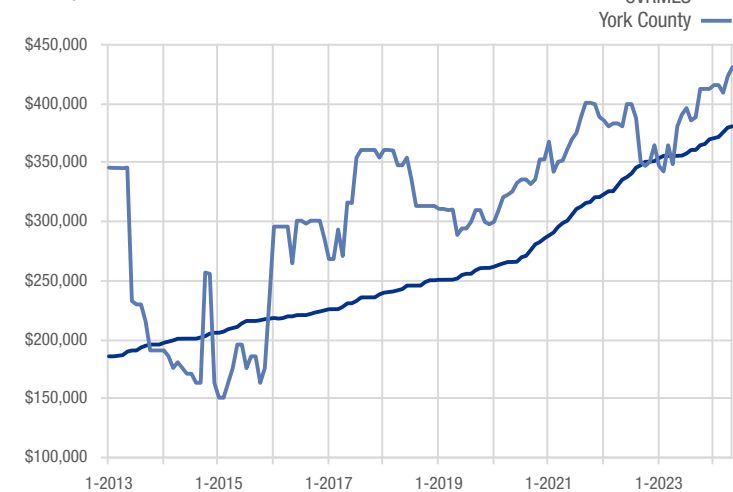
York County

| Single Family | May | | | Year to Date | | |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| | 2023 | 2024 | % Change | Thru 5-2023 | Thru 5-2024 | % Change |
| Key Metrics | | | | | | |
| New Listings | 7 | 2 | - 71.4% | 23 | 15 | - 34.8% |
| Pending Sales | 6 | 2 | - 66.7% | 18 | 12 | - 33.3% |
| Closed Sales | 3 | 4 | + 33.3% | 14 | 13 | - 7.1% |
| Days on Market Until Sale | 14 | 23 | + 64.3% | 29 | 13 | - 55.2% |
| Median Sales Price* | \$452,000 | \$474,500 | + 5.0% | \$411,750 | \$451,000 | + 9.5% |
| Average Sales Price* | \$478,667 | \$454,025 | - 5.1% | \$399,457 | \$431,852 | + 8.1% |
| Percent of Original List Price Received* | 99.6% | 99.2% | - 0.4% | 100.3% | 98.4% | - 1.9% |
| Inventory of Homes for Sale | 5 | 7 | + 40.0% | — | — | — |
| Months Supply of Inventory | 1.8 | 2.7 | + 50.0% | — | — | — |

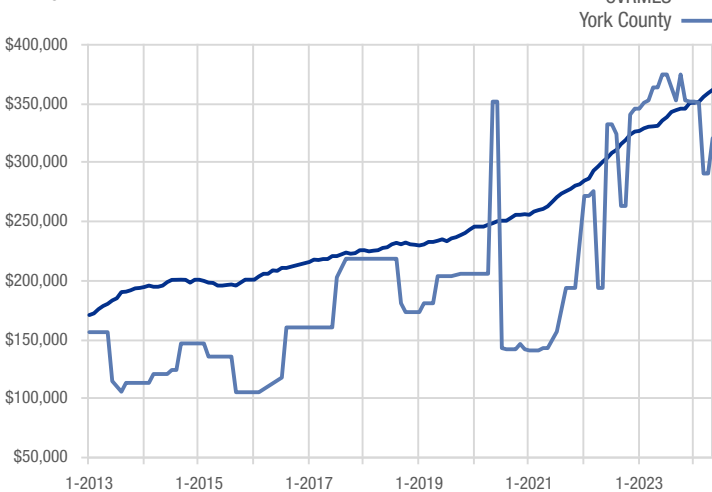
| Condo/Town | May | | | Year to Date | | |
|------------------------------------------|------|-----------|----------|--------------|-------------|----------|
| | 2023 | 2024 | % Change | Thru 5-2023 | Thru 5-2024 | % Change |
| Key Metrics | | | | | | |
| New Listings | 2 | 1 | - 50.0% | 5 | 3 | - 40.0% |
| Pending Sales | 1 | 1 | 0.0% | 4 | 4 | 0.0% |
| Closed Sales | 0 | 1 | — | 2 | 3 | + 50.0% |
| Days on Market Until Sale | — | 19 | — | 18 | 26 | + 44.4% |
| Median Sales Price* | — | \$410,000 | — | \$363,500 | \$317,500 | - 12.7% |
| Average Sales Price* | — | \$410,000 | — | \$363,500 | \$317,500 | - 12.7% |
| Percent of Original List Price Received* | — | 97.6% | — | 97.7% | 95.2% | - 2.6% |
| Inventory of Homes for Sale | 2 | 0 | - 100.0% | — | — | — |
| Months Supply of Inventory | 1.4 | — | — | — | — | — |

* 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.