

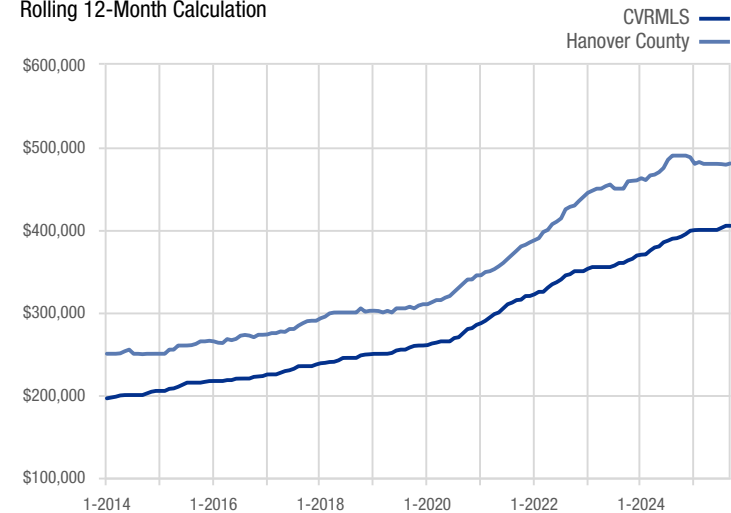
Hanover County

Single Family	September			Year to Date		
Key Metrics	2024	2025	% Change	Thru 9-2024	Thru 9-2025	% Change
New Listings	132	136	+ 3.0%	1,206	1,191	- 1.2%
Pending Sales	126	119	- 5.6%	919	927	+ 0.9%
Closed Sales	103	94	- 8.7%	842	895	+ 6.3%
Days on Market Until Sale	26	45	+ 73.1%	31	30	- 3.2%
Median Sales Price*	\$475,000	\$515,000	+ 8.4%	\$490,000	\$485,000	- 1.0%
Average Sales Price*	\$526,716	\$584,190	+ 10.9%	\$533,150	\$529,824	- 0.6%
Percent of Original List Price Received*	99.2%	99.3%	+ 0.1%	100.6%	99.8%	- 0.8%
Inventory of Homes for Sale	247	213	- 13.8%	—	—	—
Months Supply of Inventory	2.7	2.1	- 22.2%	—	—	—

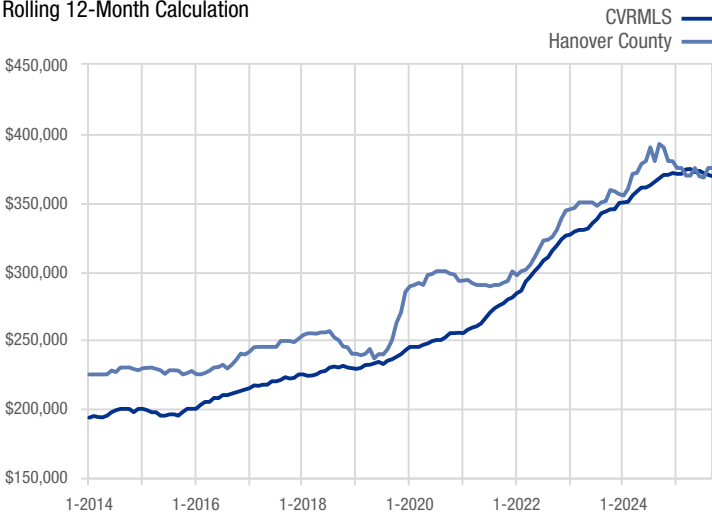
Condo/Town	September			Year to Date		
Key Metrics	2024	2025	% Change	Thru 9-2024	Thru 9-2025	% Change
New Listings	20	28	+ 40.0%	183	175	- 4.4%
Pending Sales	18	16	- 11.1%	134	117	- 12.7%
Closed Sales	18	15	- 16.7%	113	109	- 3.5%
Days on Market Until Sale	17	90	+ 429.4%	33	51	+ 54.5%
Median Sales Price*	\$454,275	\$430,000	- 5.3%	\$390,000	\$380,000	- 2.6%
Average Sales Price*	\$441,597	\$420,296	- 4.8%	\$395,289	\$399,944	+ 1.2%
Percent of Original List Price Received*	100.5%	99.4%	- 1.1%	100.3%	98.4%	- 1.9%
Inventory of Homes for Sale	37	56	+ 51.4%	—	—	—
Months Supply of Inventory	3.0	4.4	+ 46.7%	—	—	—

* 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.