

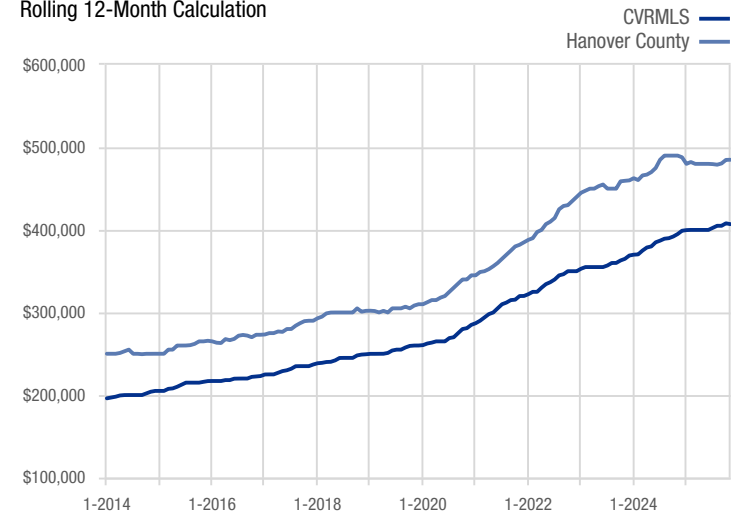
Hanover County

Single Family	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	84	70	- 16.7%	1,438	1,405	- 2.3%
Pending Sales	96	81	- 15.6%	1,132	1,103	- 2.6%
Closed Sales	103	78	- 24.3%	1,066	1,096	+ 2.8%
Days on Market Until Sale	28	33	+ 17.9%	31	31	0.0%
Median Sales Price*	\$486,000	\$490,000	+ 0.8%	\$490,000	\$487,000	- 0.6%
Average Sales Price*	\$532,122	\$550,723	+ 3.5%	\$529,752	\$532,623	+ 0.5%
Percent of Original List Price Received*	100.5%	99.4%	- 1.1%	100.4%	99.6%	- 0.8%
Inventory of Homes for Sale	216	176	- 18.5%	—	—	—
Months Supply of Inventory	2.2	1.8	- 18.2%	—	—	—

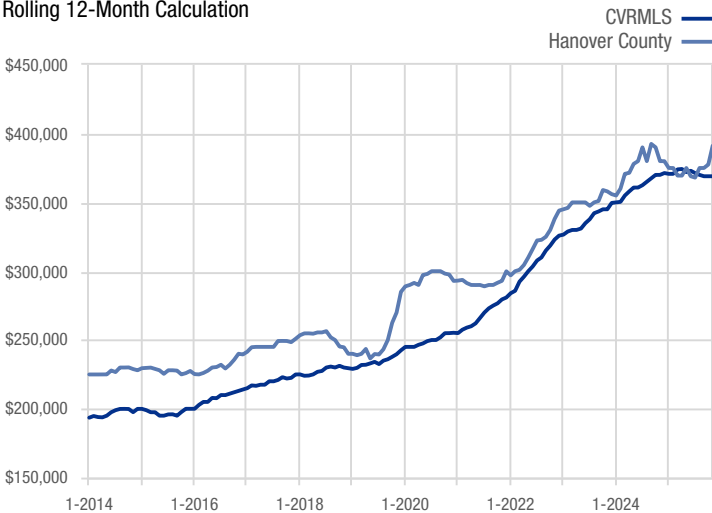
Condo/Town	November			Year to Date		
Key Metrics	2024	2025	% Change	Thru 11-2024	Thru 11-2025	% Change
New Listings	17	11	- 35.3%	227	216	- 4.8%
Pending Sales	11	13	+ 18.2%	160	143	- 10.6%
Closed Sales	17	13	- 23.5%	146	141	- 3.4%
Days on Market Until Sale	54	28	- 48.1%	37	51	+ 37.8%
Median Sales Price*	\$310,000	\$380,000	+ 22.6%	\$379,975	\$392,500	+ 3.3%
Average Sales Price*	\$341,204	\$385,357	+ 12.9%	\$391,292	\$400,153	+ 2.3%
Percent of Original List Price Received*	96.5%	100.0%	+ 3.6%	99.7%	98.5%	- 1.2%
Inventory of Homes for Sale	48	62	+ 29.2%	—	—	—
Months Supply of Inventory	3.5	4.9	+ 40.0%	—	—	—

\* 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.