

# Local Market Update – December 2025

A Research Tool Provided by Central Virginia Regional MLS.



## Surry County

### Single Family

| Key Metrics                              | December |      |          | Year to Date |              |          |
|--|----------|------|----------|--------------|--------------|----------|
|  | 2024     | 2025 | % Change | Thru 12-2024 | Thru 12-2025 | % Change |
| New Listings                             | 4        | 2    | - 50.0%  | 21           | 38           | + 81.0%  |
| Pending Sales                            | 1        | 1    | 0.0%     | 11           | 27           | + 145.5% |
| Closed Sales                             | 0        | 0    | 0.0%     | 11           | 22           | + 100.0% |
| Days on Market Until Sale                | —        | —    | —        | 45           | 48           | + 6.7%   |
| Median Sales Price*                      | —        | —    | —        | \$260,000    | \$301,825    | + 16.1%  |
| Average Sales Price*                     | —        | —    | —        | \$303,409    | \$295,420    | - 2.6%   |
| Percent of Original List Price Received* | —        | —    | —        | 93.5%        | 96.2%        | + 2.9%   |
| Inventory of Homes for Sale              | 7        | 4    | - 42.9%  | —            | —            | —        |
| Months Supply of Inventory               | 5.1      | 1.5  | - 70.6%  | —            | —            | —        |

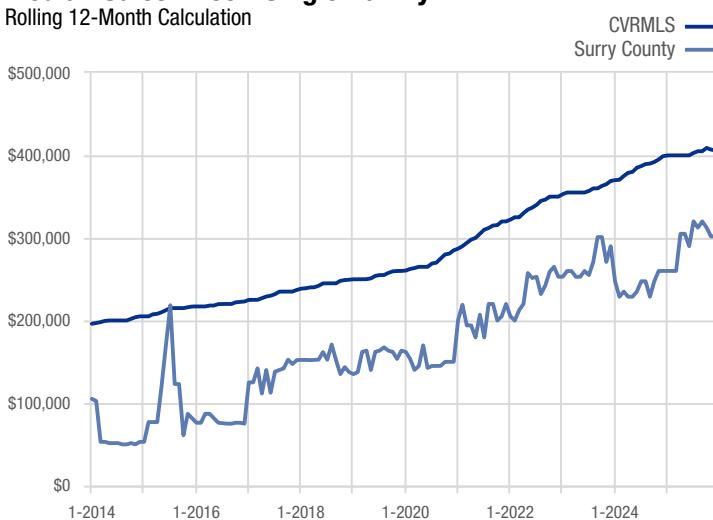
### Condo/Town

| Key Metrics                              | December |      |          | Year to Date |              |          |
|--|----------|------|----------|--------------|--------------|----------|
|  | 2024     | 2025 | % Change | Thru 12-2024 | Thru 12-2025 | % Change |
| New Listings                             | 0        | 0    | 0.0%     | 0            | 0            | 0.0%     |
| Pending Sales                            | 0        | 0    | 0.0%     | 0            | 0            | 0.0%     |
| Closed Sales                             | 0        | 0    | 0.0%     | 0            | 0            | 0.0%     |
| Days on Market Until Sale                | —        | —    | —        | —            | —            | —        |
| Median Sales Price*                      | —        | —    | —        | —            | —            | —        |
| Average Sales Price*                     | —        | —    | —        | —            | —            | —        |
| Percent of Original List Price Received* | —        | —    | —        | —            | —            | —        |
| 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.

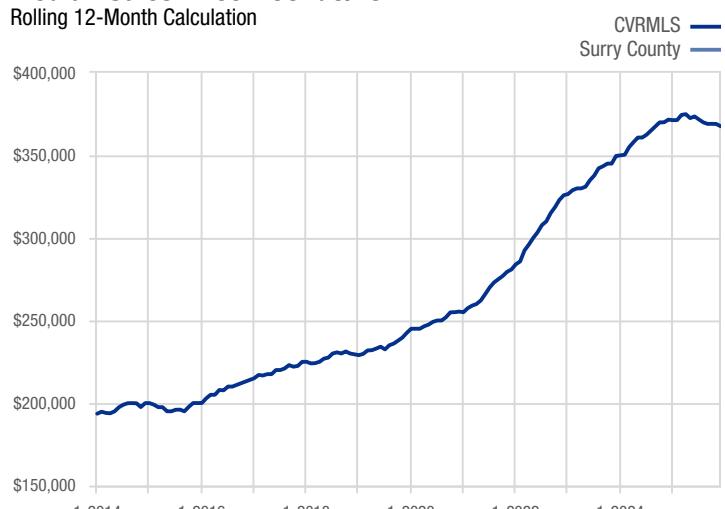
### Median Sales Price - Single-Family

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.