

# Local Market Update – April 2026

A Research Tool Provided by Central Virginia Regional MLS.



## King and Queen County

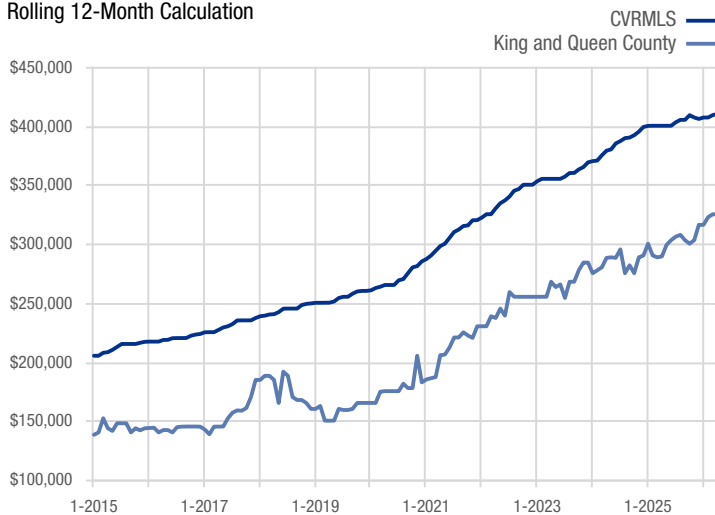
Single Family	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% Change
New Listings	11	8	- 27.3%	22	30	+ 36.4%
Pending Sales	7	6	- 14.3%	14	21	+ 50.0%
Closed Sales	3	4	+ 33.3%	10	15	+ 50.0%
Days on Market Until Sale	91	10	- 89.0%	39	25	- 35.9%
Median Sales Price*	\$463,525	<b>\$335,000</b>	- 27.7%	\$205,000	<b>\$258,000</b>	+ 25.9%
Average Sales Price*	\$463,525	<b>\$299,975</b>	- 35.3%	\$253,000	<b>\$279,317</b>	+ 10.4%
Percent of Original List Price Received*	88.7%	<b>101.3%</b>	+ 14.2%	92.7%	<b>96.6%</b>	+ 4.2%
Inventory of Homes for Sale	14	11	- 21.4%	—	—	—
Months Supply of Inventory	3.6	2.3	- 36.1%	—	—	—

Condo/Town	April			Year to Date		
	2025	2026	% Change	Thru 4-2025	Thru 4-2026	% 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.

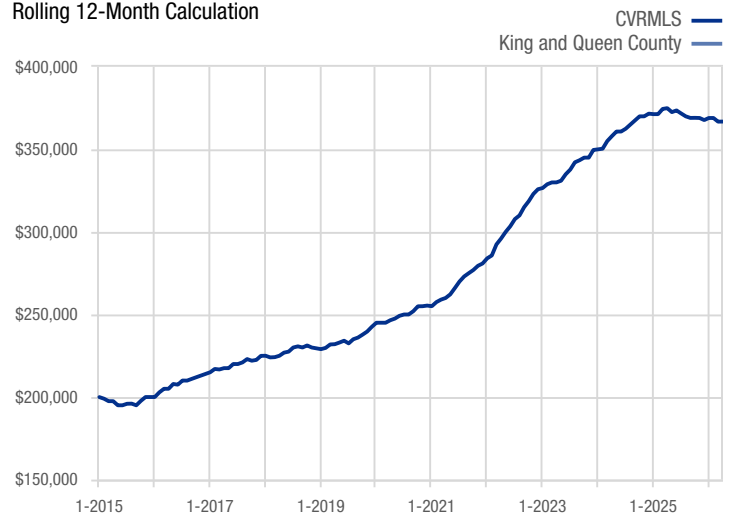
### Median Sales Price - Single-Family

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.