

# Local Market Update – September 2026

A Research Tool Provided by Central Virginia Regional MLS.



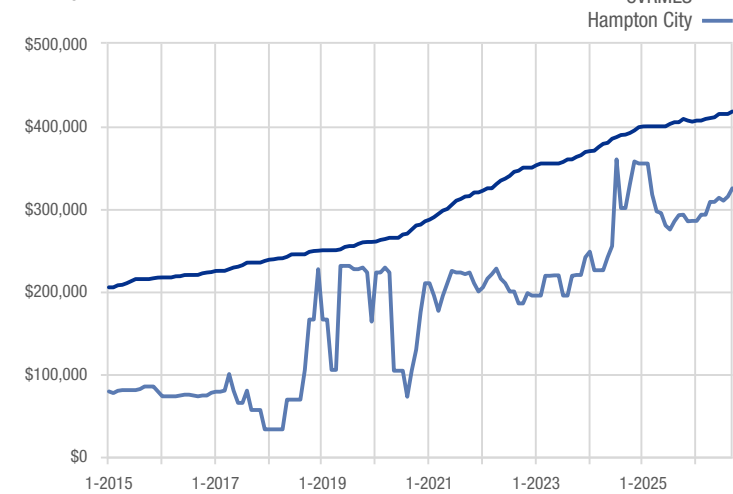
## Hampton City

| Single Family                            | September |           |          | Year to Date |             |          |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics                              | 2025      | 2026      | % Change | Thru 9-2025  | Thru 9-2026 | % Change |
| New Listings                             | 2         | 2         | 0.0%     | 19           | 39          | + 105.3% |
| Pending Sales                            | 2         | 2         | 0.0%     | 9            | 27          | + 200.0% |
| Closed Sales                             | 1         | 5         | + 400.0% | 7            | 26          | + 271.4% |
| Days on Market Until Sale                | 12        | 13        | + 8.3%   | 19           | 24          | + 26.3%  |
| Median Sales Price*                      | \$317,000 | \$325,000 | + 2.5%   | \$285,000    | \$324,975   | + 14.0%  |
| Average Sales Price*                     | \$317,000 | \$321,490 | + 1.4%   | \$263,843    | \$316,293   | + 19.9%  |
| Percent of Original List Price Received* | 99.1%     | 100.6%    | + 1.5%   | 96.9%        | 102.6%      | + 5.9%   |
| Inventory of Homes for Sale              | 6         | 9         | + 50.0%  | —            | —           | —        |
| Months Supply of Inventory               | 3.2       | 3.1       | - 3.1%   | —            | —           | —        |

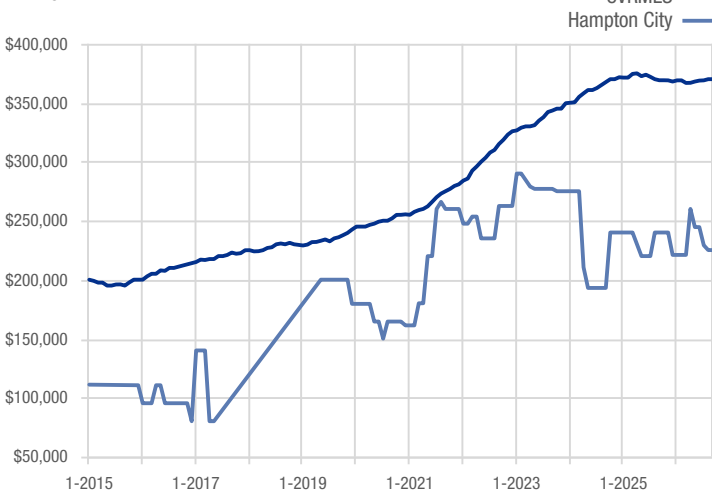
| Condo/Town                               | September |      |          | Year to Date |             |          |
|------------------------------------------|-----------|------|----------|--------------|-------------|----------|
| Key Metrics                              | 2025      | 2026 | % Change | Thru 9-2025  | Thru 9-2026 | % Change |
| New Listings                             | 1         | 0    | - 100.0% | 4            | 6           | + 50.0%  |
| Pending Sales                            | 0         | 0    | 0.0%     | 2            | 3           | + 50.0%  |
| Closed Sales                             | 0         | 0    | 0.0%     | 4            | 3           | - 25.0%  |
| Days on Market Until Sale                | —         | —    | —        | 29           | 16          | - 44.8%  |
| Median Sales Price*                      | —         | —    | —        | \$240,000    | \$229,180   | - 4.5%   |
| Average Sales Price*                     | —         | —    | —        | \$230,500    | \$260,393   | + 13.0%  |
| Percent of Original List Price Received* | —         | —    | —        | 98.5%        | 98.9%       | + 0.4%   |
| Inventory of Homes for Sale              | 1         | 0    | - 100.0% | —            | —           | —        |
| Months Supply of Inventory               | 0.8       | —    | —        | —            | —           | —        |

\* 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.