

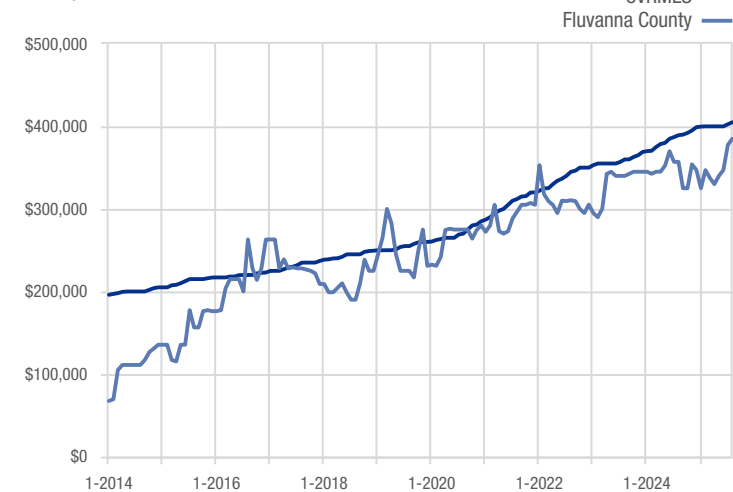
Fluvanna County

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	2	6	+ 200.0%	29	31	+ 6.9%
Pending Sales	3	4	+ 33.3%	23	21	- 8.7%
Closed Sales	3	2	- 33.3%	21	16	- 23.8%
Days on Market Until Sale	70	22	- 68.6%	56	21	- 62.5%
Median Sales Price*	\$365,000	\$440,000	+ 20.5%	\$354,000	\$393,750	+ 11.2%
Average Sales Price*	\$496,667	\$440,000	- 11.4%	\$417,780	\$508,119	+ 21.6%
Percent of Original List Price Received*	95.6%	98.7%	+ 3.2%	100.2%	97.0%	- 3.2%
Inventory of Homes for Sale	7	8	+ 14.3%	—	—	—
Months Supply of Inventory	2.6	3.1	+ 19.2%	—	—	—

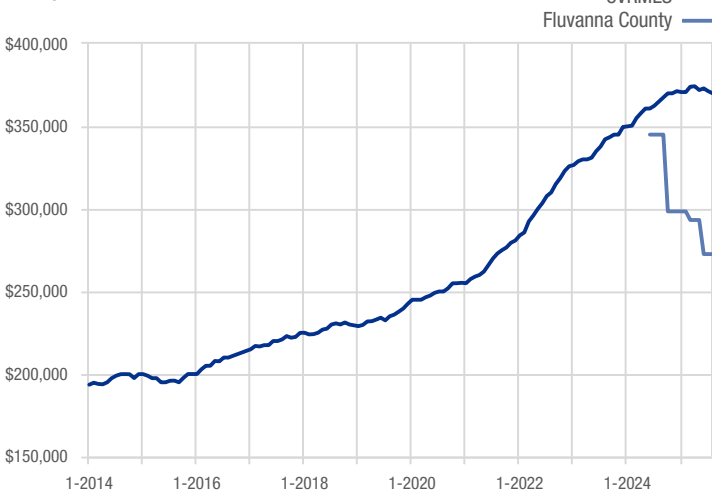
Condo/Town	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	0	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	11	24	+ 118.2%
Median Sales Price*	—	—	—	\$345,000	\$293,288	- 15.0%
Average Sales Price*	—	—	—	\$345,000	\$293,288	- 15.0%
Percent of Original List Price Received*	—	—	—	99.7%	97.8%	- 1.9%
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.