

Local Market Update – May 2026

A Research Tool Provided by Central Virginia Regional MLS.



Hampton City

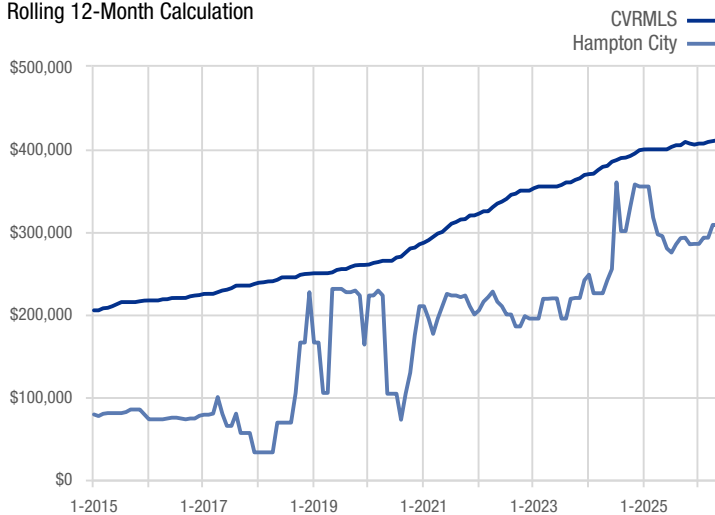
Single Family	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	2	6	+ 200.0%	7	19	+ 171.4%
Pending Sales	0	5	—	5	12	+ 140.0%
Closed Sales	0	1	—	5	9	+ 80.0%
Days on Market Until Sale	—	—	—	22	17	- 22.7%
Median Sales Price*	—	—	—	\$255,000	\$330,000	+ 29.4%
Average Sales Price*	—	—	—	\$245,980	\$295,571	+ 20.2%
Percent of Original List Price Received*	—	—	—	97.3%	110.2%	+ 13.3%
Inventory of Homes for Sale	2	7	+ 250.0%	—	—	—
Months Supply of Inventory	1.1	3.1	+ 181.8%	—	—	—

Condo/Town	May			Year to Date		
	2025	2026	% Change	Thru 5-2025	Thru 5-2026	% Change
Key Metrics						
New Listings	0	1	—	1	6	+ 500.0%
Pending Sales	0	1	—	1	3	+ 200.0%
Closed Sales	0	1	—	3	2	- 33.3%
Days on Market Until Sale	—	5	—	31	18	- 41.9%
Median Sales Price*	—	\$229,180	—	\$220,000	\$299,590	+ 36.2%
Average Sales Price*	—	\$229,180	—	\$220,667	\$299,590	+ 35.8%
Percent of Original List Price Received*	—	101.9%	—	97.3%	100.3%	+ 3.1%
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

* 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.

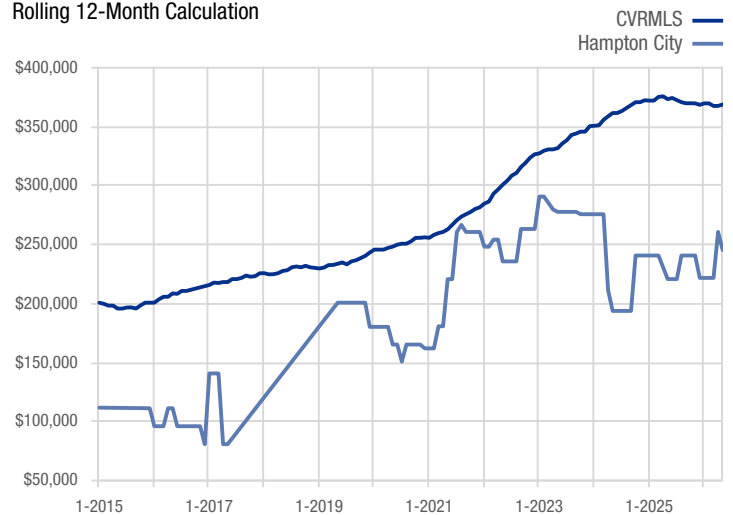
Median Sales Price - Single-Family

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.