

Local Market Update – August 2024

A Research Tool Provided by Central Virginia Regional MLS.



Hampton City

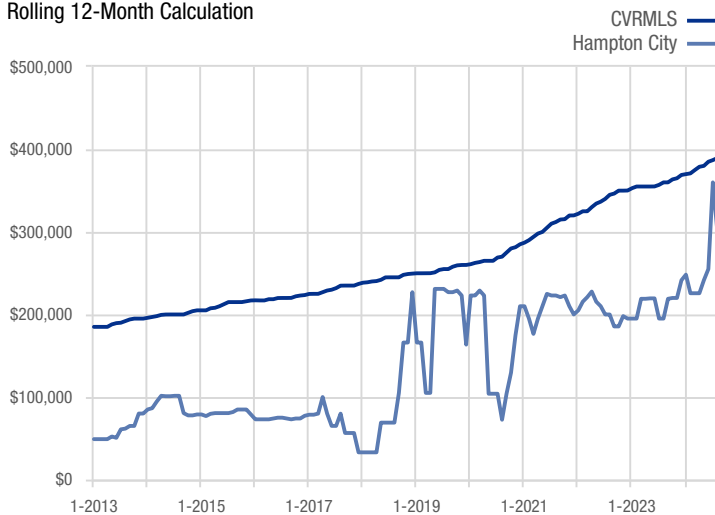
Single Family	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
Key Metrics						
New Listings	1	4	+ 300.0%	15	21	+ 40.0%
Pending Sales	0	4	—	13	17	+ 30.8%
Closed Sales	0	5	—	13	12	- 7.7%
Days on Market Until Sale	—	21	—	28	27	- 3.6%
Median Sales Price*	—	\$219,000	—	\$220,000	\$332,500	+ 51.1%
Average Sales Price*	—	\$217,567	—	\$216,212	\$353,565	+ 63.5%
Percent of Original List Price Received*	—	133.8%	—	124.6%	107.5%	- 13.7%
Inventory of Homes for Sale	2	4	+ 100.0%	—	—	—
Months Supply of Inventory	0.9	1.5	+ 66.7%	—	—	—

Condo/Town	August			Year to Date		
	2023	2024	% Change	Thru 8-2023	Thru 8-2024	% Change
Key Metrics						
New Listings	0	0	0.0%	4	2	- 50.0%
Pending Sales	1	0	- 100.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	—	—	—	12	5	- 58.3%
Median Sales Price*	—	—	—	\$277,000	\$240,000	- 13.4%
Average Sales Price*	—	—	—	\$277,000	\$240,000	- 13.4%
Percent of Original List Price Received*	—	—	—	101.9%	104.4%	+ 2.5%
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.

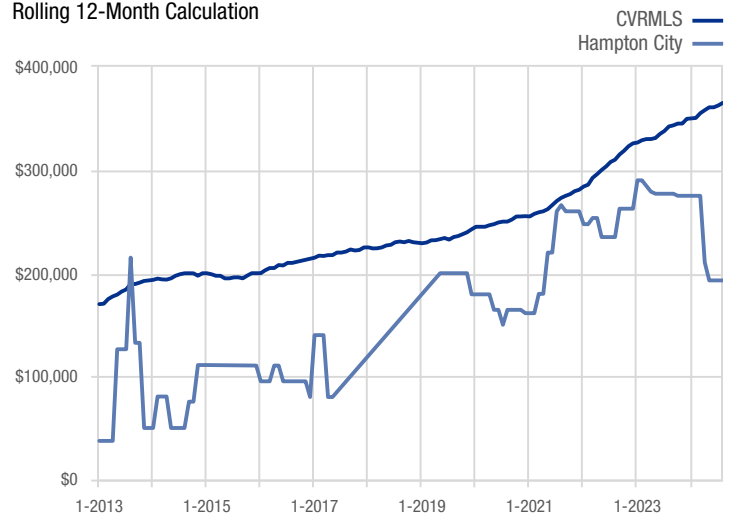
Median Sales Price - Single-Family

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.