Local Market Update – October 2025A Research Tool Provided by Central Virginia Regional MLS.

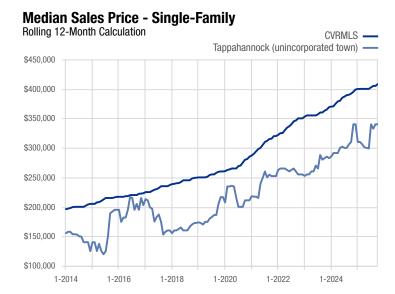


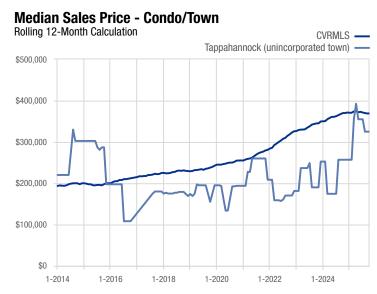
Tappahannock (unincorporated town)

Single Family	October			Year to Date			
Key Metrics	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change	
New Listings	4	7	+ 75.0%	44	55	+ 25.0%	
Pending Sales	2	4	+ 100.0%	34	37	+ 8.8%	
Closed Sales	5	0	- 100.0%	38	36	- 5.3%	
Days on Market Until Sale	19	_		64	54	- 15.6%	
Median Sales Price*	\$339,950			\$339,950	\$339,950	0.0%	
Average Sales Price*	\$333,590	_		\$471,221	\$413,234	- 12.3%	
Percent of Original List Price Received*	95.0%			97.7%	97.0%	- 0.7%	
Inventory of Homes for Sale	16	20	+ 25.0%		_	_	
Months Supply of Inventory	4.9	5.2	+ 6.1%			_	

Condo/Town	October			Year to Date			
Key Metrics	2024	2025	% Change	Thru 10-2024	Thru 10-2025	% Change	
New Listings	0	0	0.0%	2	2	0.0%	
Pending Sales	0	0	0.0%	2	2	0.0%	
Closed Sales	0	0	0.0%	2	2	0.0%	
Days on Market Until Sale	_	_		7	27	+ 285.7%	
Median Sales Price*	_			\$256,900	\$324,975	+ 26.5%	
Average Sales Price*	_	_	_	\$256,900	\$324,975	+ 26.5%	
Percent of Original List Price Received*	_			100.0%	100.0%	0.0%	
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.





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.