

# Local Market Update – December 2024

A Research Tool Provided by Central Virginia Regional MLS.



## West Point (unincorporated town)

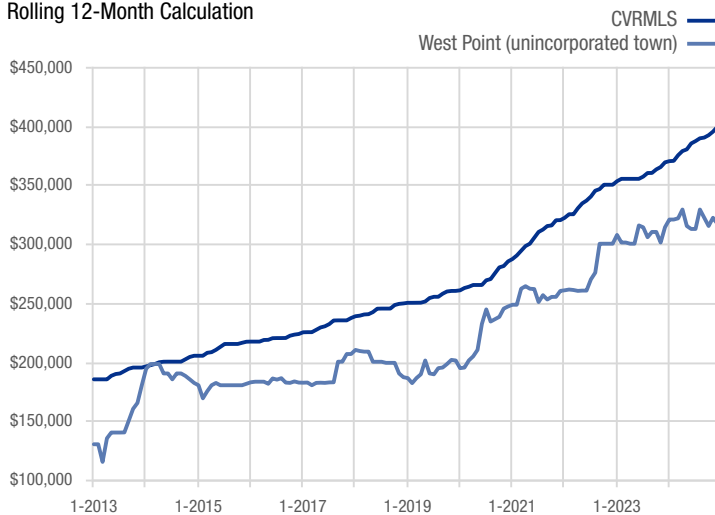
Single Family	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	5	2	- 60.0%	44	68	+ 54.5%
Pending Sales	2	2	0.0%	33	49	+ 48.5%
Closed Sales	1	3	+ 200.0%	30	46	+ 53.3%
Days on Market Until Sale	4	54	+ 1,250.0%	41	56	+ 36.6%
Median Sales Price*	\$365,000	<b>\$318,950</b>	- 12.6%	\$314,000	<b>\$316,975</b>	+ 0.9%
Average Sales Price*	\$365,000	<b>\$334,650</b>	- 8.3%	\$324,516	<b>\$302,309</b>	- 6.8%
Percent of Original List Price Received*	101.4%	<b>99.4%</b>	- 2.0%	95.8%	<b>97.3%</b>	+ 1.6%
Inventory of Homes for Sale	11	9	- 18.2%	—	—	—
Months Supply of Inventory	4.0	<b>2.2</b>	- 45.0%	—	—	—

Condo/Town	December			Year to Date		
	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	0	0	0.0%	2	4	+ 100.0%
Pending Sales	0	0	0.0%	2	3	+ 50.0%
Closed Sales	0	0	0.0%	2	3	+ 50.0%
Days on Market Until Sale	—	—	—	3	3	0.0%
Median Sales Price*	—	—	—	\$185,000	<b>\$219,990</b>	+ 18.9%
Average Sales Price*	—	—	—	\$185,000	<b>\$224,997</b>	+ 21.6%
Percent of Original List Price Received*	—	—	—	92.5%	<b>99.3%</b>	+ 7.4%
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	<b>0.7</b>	—	—	—	—

\* 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.

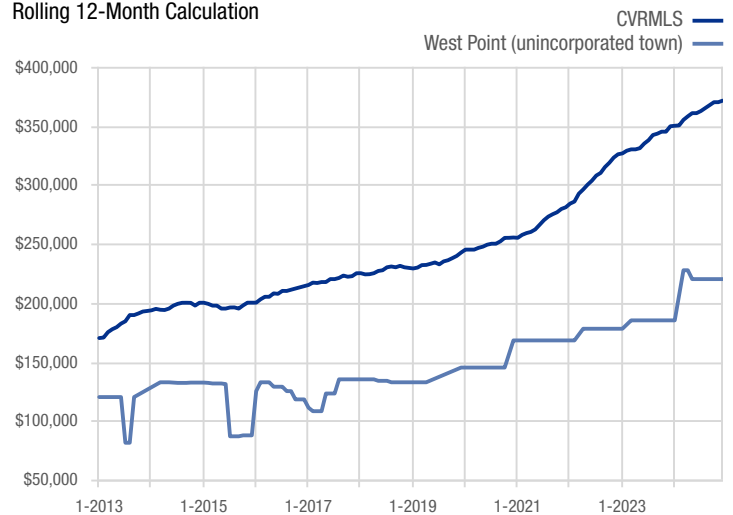
### Median Sales Price - Single-Family

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.