



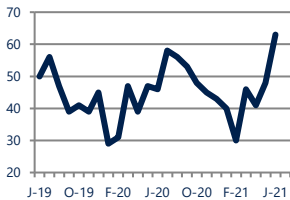
Focus On: Roxshire and Reeds Landing Housing Market

June 2021

Zip Code(s): 23113

Units Sold

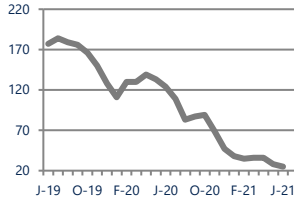
63



Up
Vs. Year Ago

Active Inventory

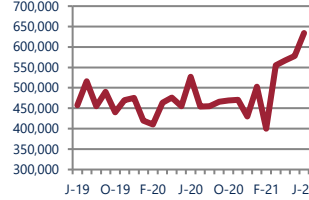
25



Down -80%
Vs. Year Ago

Median Sale Price

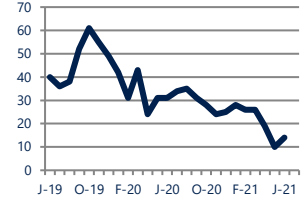
\$634,134



Up 20%
Vs. Year Ago

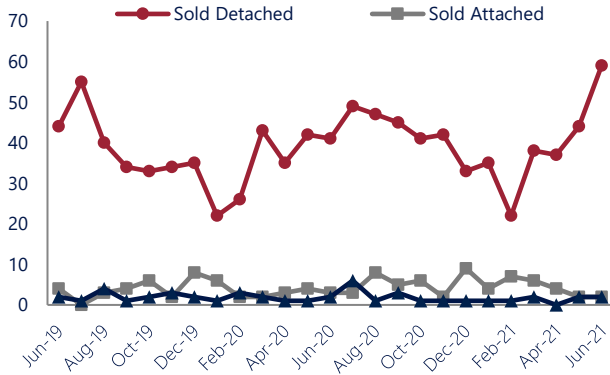
Days On Market

14



Down -55%
Vs. Year Ago

Units Sold*



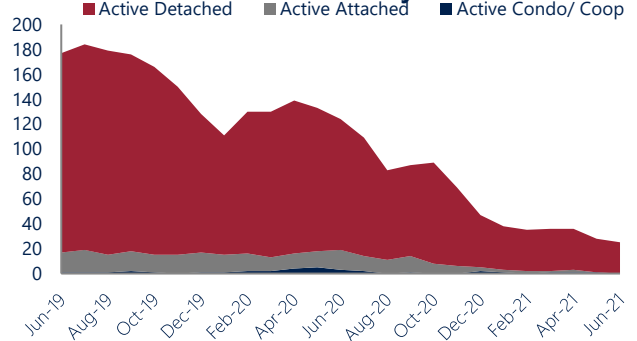
Units Sold

There was an increase in total units sold in June, with 63 sold this month in Roxshire and Reeds Landing. This month's total units sold was higher than at this time last year.

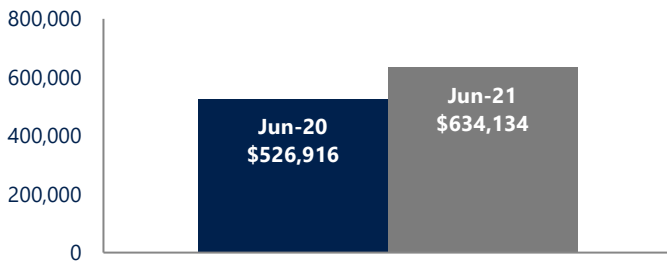
Active Inventory

Versus last year, the total number of homes available this month is lower by 99 units or 80%. The total number of active inventory this June was 25 compared to 124 in June 2020. This month's total of 25 is lower than the previous month's total supply of available inventory of 28, a decrease of 11%.

Active Inventory*



Median Sale Price



Median Sale Price

Last June, the median sale price for Roxshire and Reeds Landing Homes was \$526,916. This June, the median sale price was \$634,134, an increase of 20% or \$107,218 compared to last year. The current median sold price is 10% higher than in May.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

Roxshire and Reeds Landing are defined as properties listed in zip code/s 23113.

*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates.

Information included in this report is based on data supplied by CVRMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of CVRMLS or Long & Foster Real Estate, Inc.





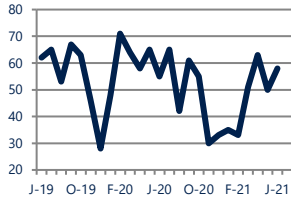
Focus On: Roxshire and Reeds Landing Housing Market

June 2021

Zip Code(s): 23113

New Listings

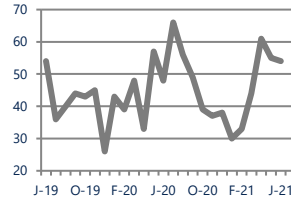
58



Up 5%
Vs. Year Ago

Current Contracts

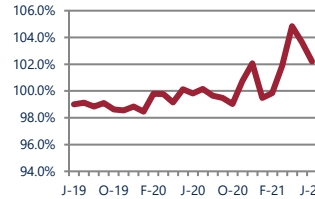
54



Up 13%
Vs. Year Ago

Sold Vs. List Price

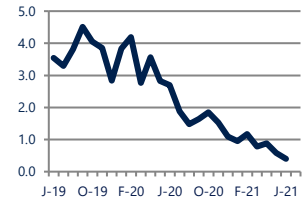
102.2%



Up 2.4%
Vs. Year Ago

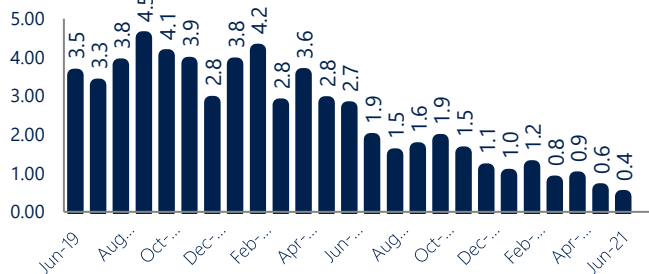
Months of Supply

0.4



Down -85%
Vs. Year Ago

Months Of Supply



New Listings & Current Contracts

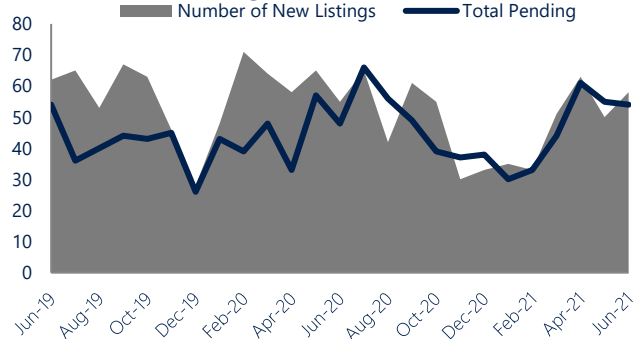
This month there were 58 homes newly listed for sale in Roxshire and Reeds Landing compared to 55 in June 2020, an increase of 5%. There were 54 current contracts pending sale this June compared to 48 a year ago. The number of current contracts is 13% higher than last June.

Months of Supply

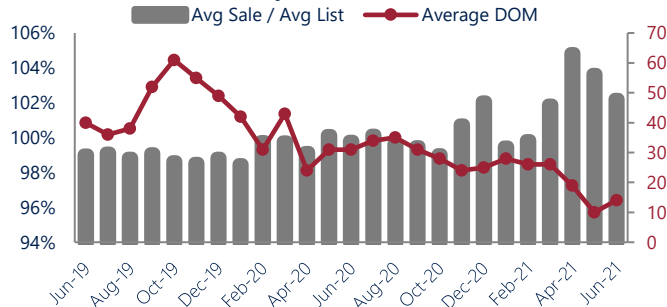
In June, there was 0.4 months of supply available in Roxshire and Reeds Landing, compared to 2.7 in June 2020. That is a decrease of 85% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In June, the average sale price in Roxshire and Reeds Landing was 102.2% of the average list price, which is 2.4% higher than at this time last year.

Days On Market

This month, the average number of days on market was 14, lower than the average last year, which was 31, a decrease of 55%.

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