

FEBRUARY  
**2024**

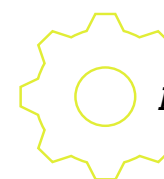
# LARLYNCHBURG MARKET INDICATORS REPORT

CUSTOM REPORT PREPARED BY  
**VIRGINIA REALTORS®**

# LAR Market Indicators Report

## Key Market Trends: February 2024

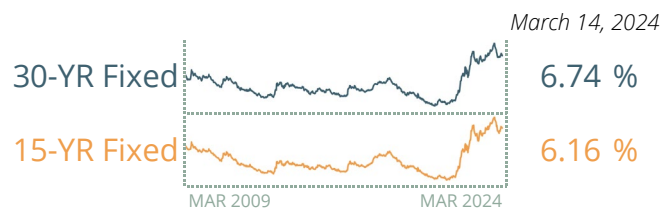
- Sales activity inched up in the LAR market driven by growth in the Lynchburg and Bedford County markets.** There were 232 home sales throughout the LAR market in February, four more than last year, a 1.8% increase. In Bedford County, there were 82 sales in February, a 9.3% increase compared to the previous year (+7 sales). Lynchburg had 92 home sales last month, 14 more than last February, marking a 17.9% increase. There were 30 home sales in Campbell County in February, 14 fewer than the previous year (-31.8%).
- More pending sales in the LAR market than last February, strongest increase in two years.** In February, there were 305 pending sales across the LAR region, 23 more than a year ago, reflecting an 8.2% increase. Campbell County had 57 pending sales in February, four less than a year ago, a 6.6% decline. There were 97 pending sales in Bedford County in February, an 11.5% jump from last year. Lynchburg had an influx of 15 more pending sales than last February (+15.8%).
- The median sales price increased strongly from the previous year in the LAR region.** At \$294,233, the median sales price in the LAR footprint jumped \$36,283 from last year, showing a 14.1% rise. In Bedford County, the median sales price was \$331,500 in February, \$18,025 higher compared to a year ago (+5.8%). Lynchburg's median sales price in February was \$239,500, an 11.7% increase from last year, marking a \$25,000 price jump. The median sales price in Campbell County was \$245,000 in February, \$32,450 lower than last year (-11.7%).
- Large jump in inventory in the LAR region from a year ago, but overall supply remains tight.** At the end of February, there were 639 active listings throughout the LAR footprint, 229 more than last year, a 55.9% increase. There were 360 new listings that came onto the market in the region in February, 72 more than a year ago (+25%).



### LAR Market Dashboard

YoY Chg	Feb-24	Indicator
▲ 1.8%	232	Sales
▲ 8.2%	305	Pending Sales
▲ 25.0%	360	New Listings
▲ 13.2%	\$297,000	Median List Price
▲ 14.1%	\$294,233	Median Sales Price
▲ 7.1%	\$165	Median Price Per Square Foot
▲ 4.2%	\$72.8	Sold Dollar Volume (in millions)
▼ -2.0%	98.0%	Median Sold/Ask Price Ratio
▲ 116.7%	65	Average Days on Market
▲ 55.9%	639	Active Listings
▲ 6.0%	1.4	Months of Supply

INTEREST RATE  
TRACKER



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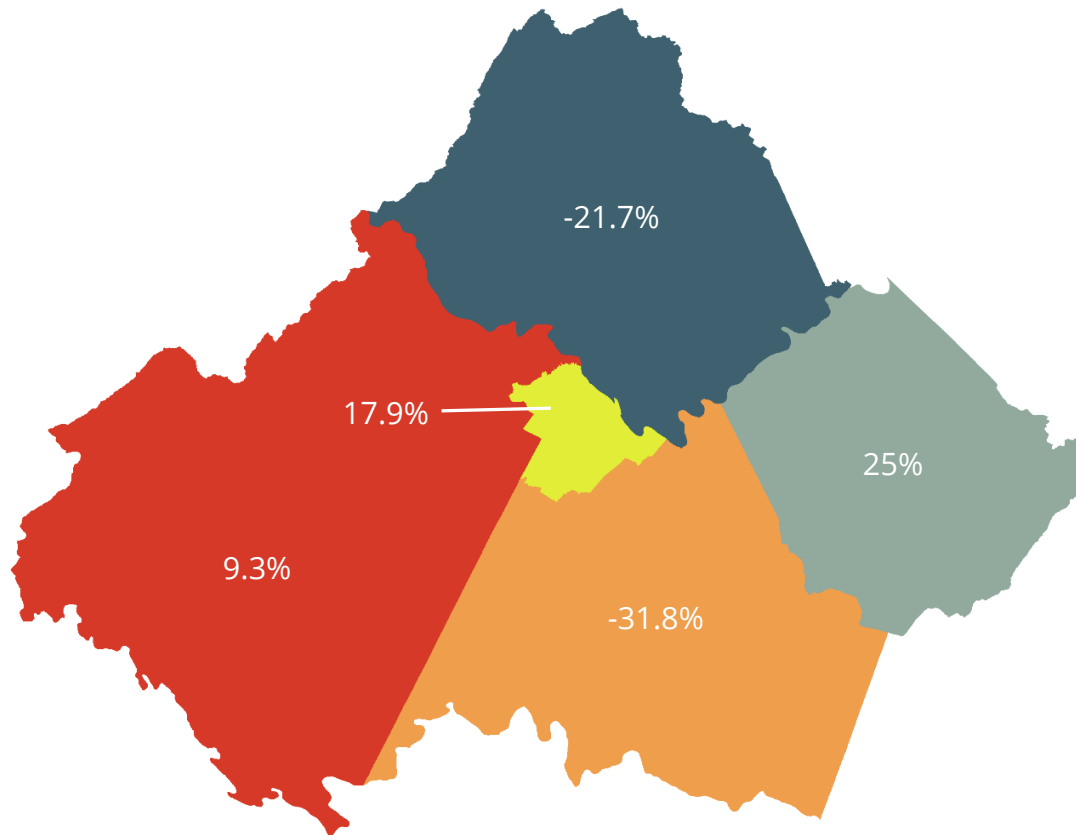
**Consumers Should Consult with a REALTOR®.** Buying or selling real estate, for a majority of consumers, is one of the most important decisions they will make. Choosing a real estate professional continues to be a vital part of this process.

**Identify a Professional to Manage the Procedure.** REALTORS® are well-informed about critical factors that affect your specific market area – such as changes in market conditions, consumer attitudes and interest rates.

**Are You Ready to Buy or Sell Real Estate?**  
Contact an experienced REALTOR®.



# Market Activity - LAR Footprint



<i>Jurisdiction</i>	Total Sales		
	Feb-23	Feb-24	% Chg
Amherst County	23	18	-21.7%
Appomattox County	8	10	25.0%
Bedford County	75	82	9.3%
Campbell County	44	30	-31.8%
Lynchburg	78	92	17.9%
<b>LAR</b>	<b>228</b>	<b>232</b>	<b>1.8%</b>

# Total Market Overview



Key Metrics	2-year Trends		Feb-23	Feb-24	YoY Chg	2023 YTD	2024 YTD	YoY Chg
	Feb-22	Feb-24						
Sales			228	<b>232</b>	1.8%	425	<b>421</b>	-0.9%
Pending Sales			282	<b>305</b>	8.2%	577	<b>586</b>	1.6%
New Listings			288	<b>360</b>	25.0%	592	<b>717</b>	21.1%
Median List Price			\$262,425	<b>\$297,000</b>	13.2%	\$269,000	<b>\$289,900</b>	7.8%
Median Sales Price			\$257,950	<b>\$294,233</b>	14.1%	\$264,900	<b>\$287,400</b>	8.5%
Median Price Per Square Foot			\$154	<b>\$165</b>	7.1%	\$151	<b>\$167</b>	10.2%
Sold Dollar Volume (in millions)			\$69.9	<b>\$72.8</b>	4.2%	\$134.9	<b>\$131.9</b>	-2.2%
Median Sold/Ask Price Ratio			100.0%	<b>98.0%</b>	-2.0%	100.0%	<b>99.1%</b>	-0.9%
Average Days on Market			30	<b>65</b>	116.7%	32	<b>55</b>	71.9%
Active Listings			410	<b>639</b>	55.9%	n/a	<b>n/a</b>	n/a
Months of Supply			1.3	<b>1.4</b>	6.0%	n/a	<b>n/a</b>	n/a

Source: Virginia REALTORS®, data accessed March 15, 2024

# Single-Family Detached Market Overview



Key Metrics	2-year Trends		Feb-23	Feb-24	YoY Chg	2023 YTD	2024 YTD	YoY Chg
	Feb-22	Feb-24						
Sales			186	<b>199</b>	7.0%	362	<b>351</b>	-3.0%
Pending Sales			235	<b>265</b>	12.8%	480	<b>503</b>	4.8%
New Listings			246	<b>300</b>	22.0%	484	<b>584</b>	20.7%
Median List Price			\$269,900	<b>\$292,450</b>	8.4%	\$269,900	<b>\$294,900</b>	9.3%
Median Sales Price			\$272,500	<b>\$283,700</b>	4.1%	\$267,250	<b>\$287,400</b>	7.5%
Median Price Per Square Foot			\$153	<b>\$152</b>	-0.6%	\$149	<b>\$157</b>	5.2%
Sold Dollar Volume (in millions)			\$59.0	<b>\$63.6</b>	7.9%	\$118.4	<b>\$112.2</b>	-5.3%
Median Sold/Ask Price Ratio			100.0%	<b>97.5%</b>	-2.5%	100.0%	<b>98.5%</b>	-1.5%
Average Days on Market			31	<b>68</b>	116.9%	34	<b>56</b>	66.4%
Active Listings			346	<b>530</b>	53.2%	n/a	<b>n/a</b>	n/a
Months of Supply			1.3	<b>1.4</b>	11.9%	n/a	<b>n/a</b>	n/a

Source: Virginia REALTORS®, data accessed March 15, 2024

# Townhome & Condo Market Overview



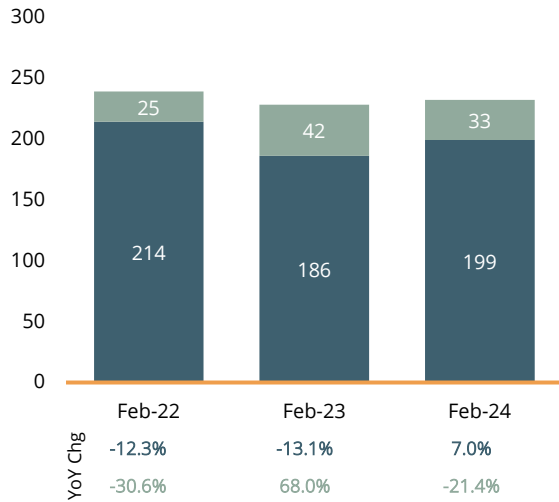
Key Metrics	2-year Trends		Feb-23	Feb-24	YoY Chg	2023 YTD	2024 YTD	YoY Chg
	Feb-22	Feb-24						
Sales			42	<b>33</b>	-21.4%	63	<b>70</b>	11.1%
Pending Sales			47	<b>40</b>	-14.9%	97	<b>83</b>	-14.4%
New Listings			42	<b>60</b>	42.9%	108	<b>133</b>	23.1%
Median List Price			\$249,950	<b>\$301,850</b>	20.8%	\$254,900	<b>\$285,000</b>	11.8%
Median Sales Price			\$244,000	<b>\$301,850</b>	23.7%	\$253,500	<b>\$286,500</b>	13.0%
Median Price Per Square Foot			\$166	<b>\$182</b>	9.7%	\$167	<b>\$182</b>	9.1%
Sold Dollar Volume (in millions)			\$10.9	<b>\$9.2</b>	-15.7%	\$16.5	<b>\$19.7</b>	19.4%
Median Sold/Ask Price Ratio			100.0%	<b>100.0%</b>	0.0%	100.0%	<b>100.0%</b>	0.0%
Average Days on Market			24	<b>46</b>	93.4%	23	<b>50</b>	121.9%
Active Listings			64	<b>109</b>	70.3%	n/a	<b>n/a</b>	n/a
Months of Supply			1.4	<b>1.1</b>	-23.9%	n/a	<b>n/a</b>	n/a

Source: Virginia REALTORS®, data accessed March 15, 2024

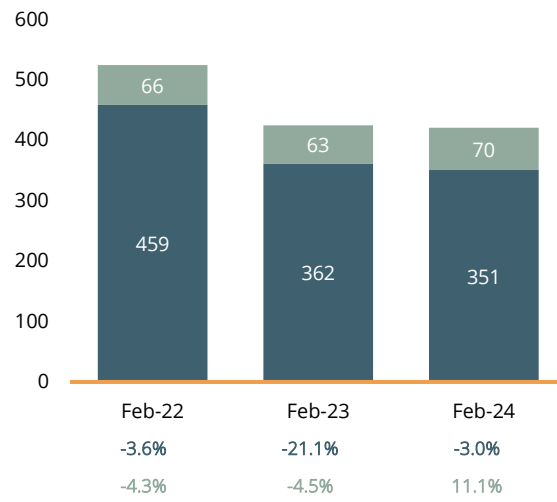
# Sales



## February



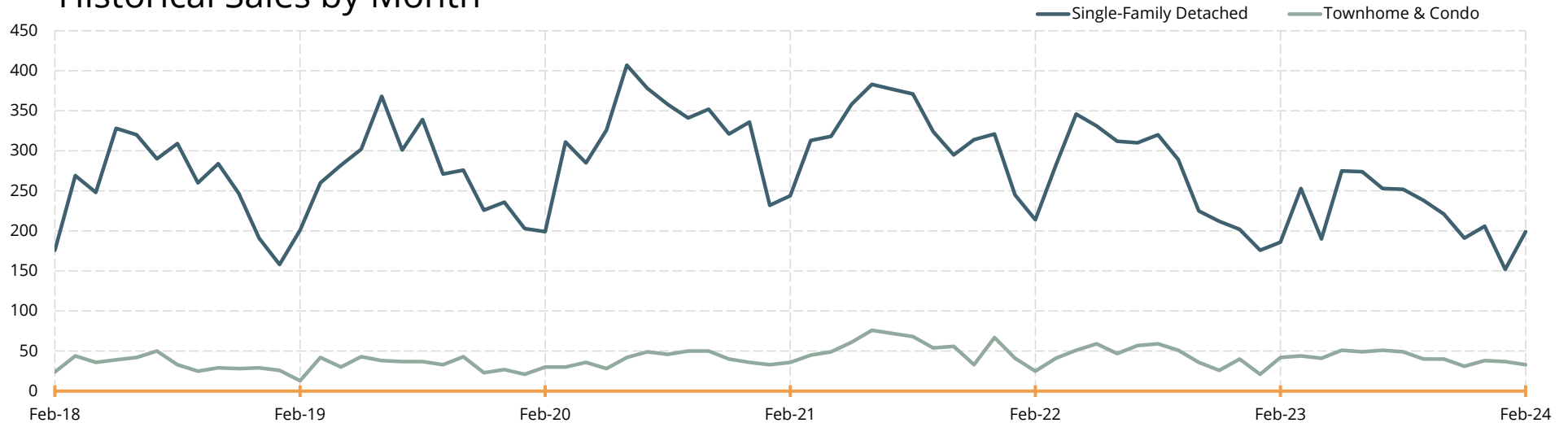
## YTD



## Single-Family Detached

Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	253	-10.3%	44	7.3%
Apr-23	190	-45.1%	41	-19.6%
May-23	275	-16.9%	51	-13.6%
Jun-23	274	-12.2%	49	4.3%
Jul-23	253	-18.4%	51	-10.5%
Aug-23	252	-21.3%	49	-16.9%
Sep-23	238	-17.6%	40	-21.6%
Oct-23	221	-1.8%	40	11.1%
Nov-23	191	-9.9%	31	19.2%
Dec-23	206	2.0%	38	-5.0%
Jan-24	152	-13.6%	37	76.2%
Feb-24	199	7.0%	33	-21.4%
12-month Avg	225	-15.3%	42	-4.9%

## Historical Sales by Month



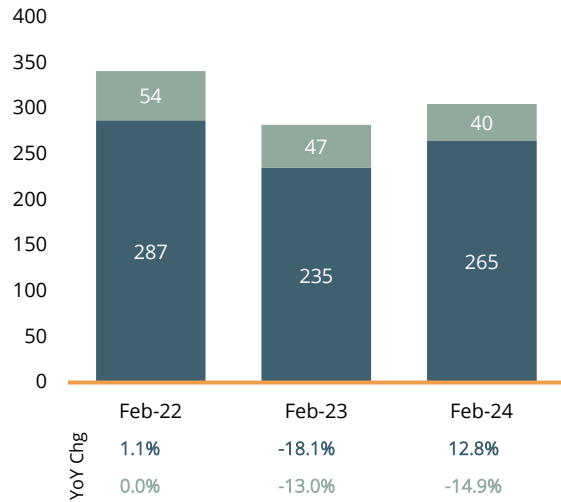
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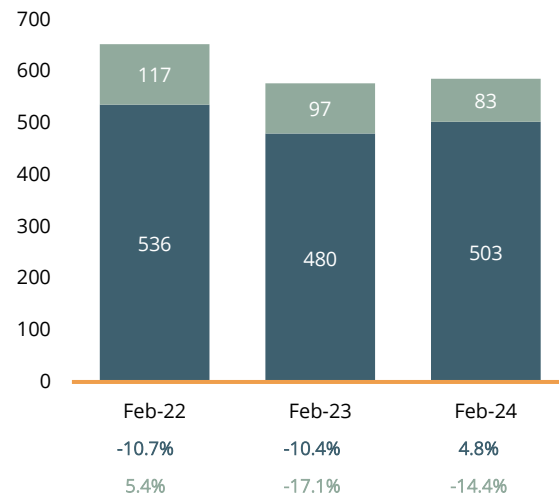
# Pending Sales



## February



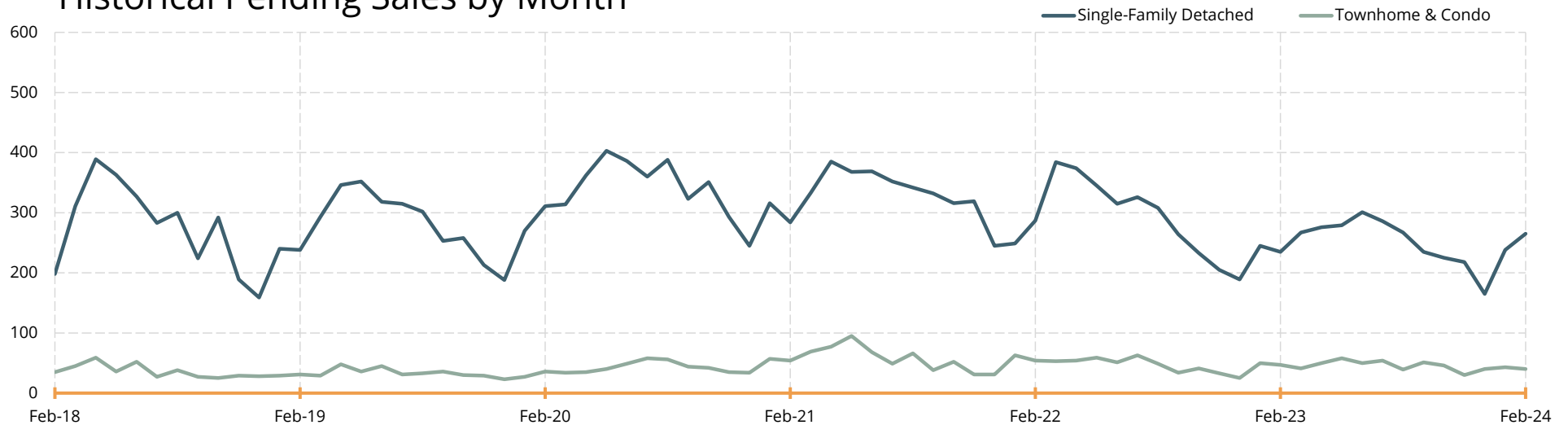
## YTD



## Single-Family Detached

Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	267	-30.5%	41	-22.6%
Apr-23	276	-26.2%	50	-7.4%
May-23	279	-19.1%	58	-1.7%
Jun-23	301	-4.4%	50	-2.0%
Jul-23	286	-12.3%	54	-14.3%
Aug-23	267	-13.3%	39	-20.4%
Sep-23	235	-11.0%	51	50.0%
Oct-23	225	-3.4%	46	12.2%
Nov-23	218	6.3%	30	-9.1%
Dec-23	165	-12.7%	40	60.0%
Jan-24	238	-2.9%	43	-14.0%
Feb-24	265	12.8%	40	-14.9%
12-month Avg	252	-11.7%	45	-3.0%

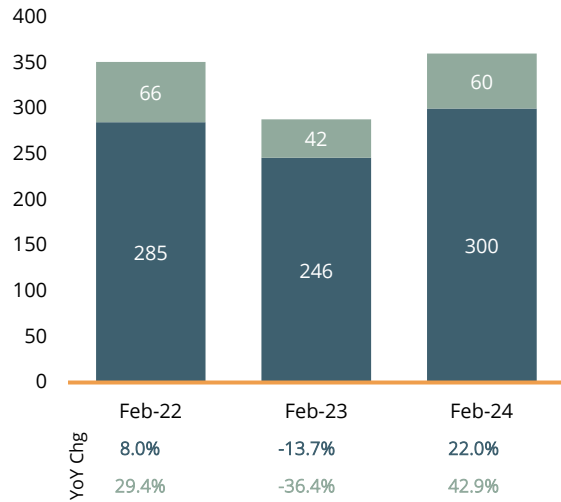
## Historical Pending Sales by Month



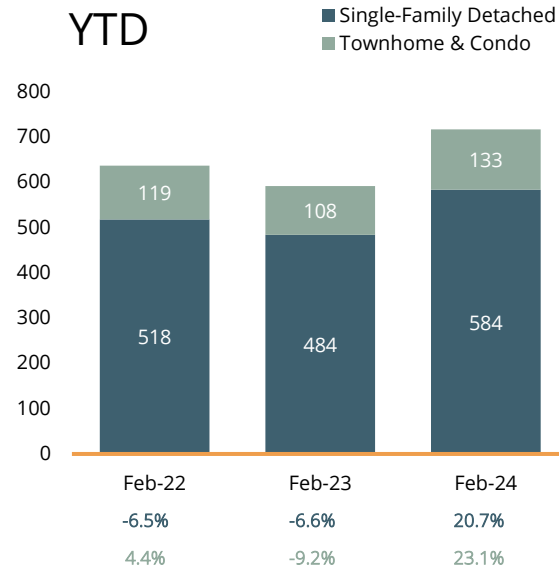
# New Listings



## February



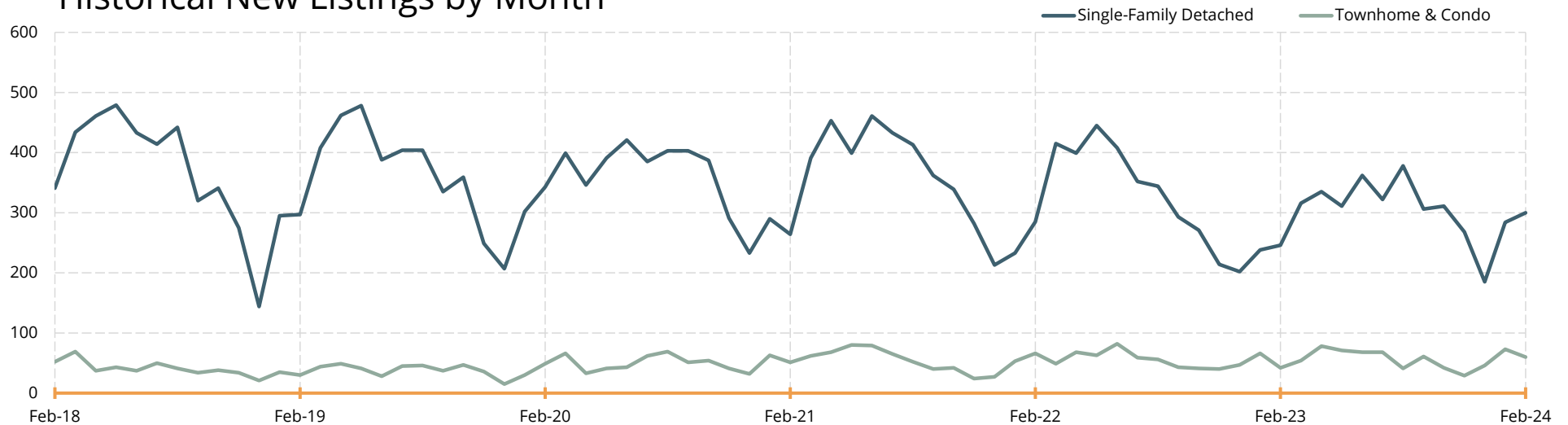
## YTD



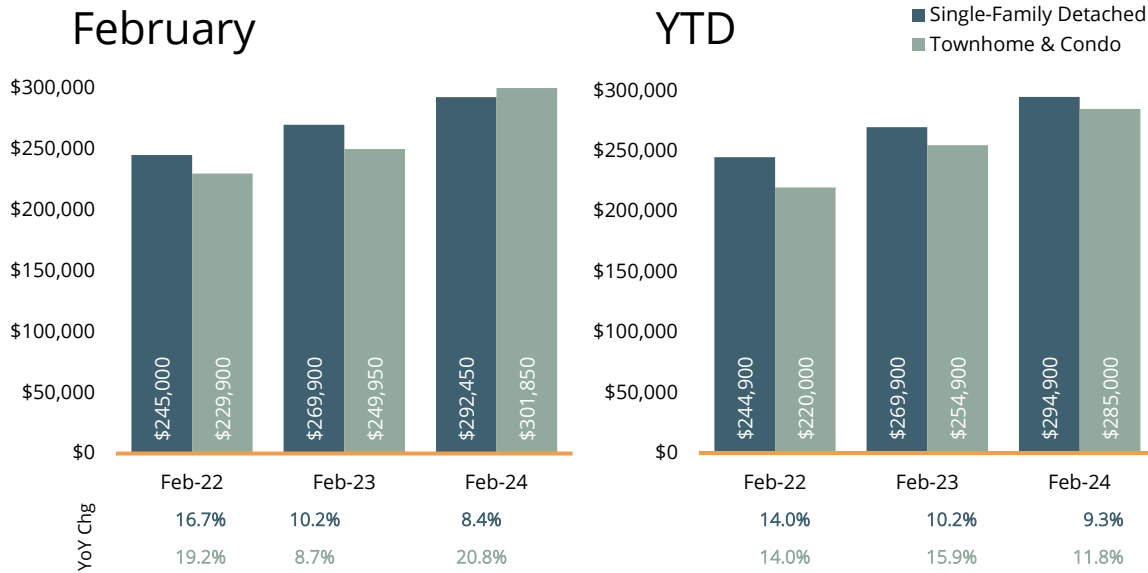
## Single-Family Detached

Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	316	-23.9%	54	10.2%
Apr-23	335	-16.0%	78	14.7%
May-23	311	-30.1%	71	12.7%
Jun-23	362	-11.3%	68	-17.1%
Jul-23	322	-8.5%	68	15.3%
Aug-23	378	9.9%	41	-26.8%
Sep-23	306	4.4%	61	41.9%
Oct-23	311	14.8%	42	2.4%
Nov-23	268	25.2%	29	-27.5%
Dec-23	185	-8.4%	46	-2.1%
Jan-24	284	19.3%	73	10.6%
Feb-24	300	22.0%	60	42.9%
12-month Avg	307	-3.9%	58	5.3%

## Historical New Listings by Month

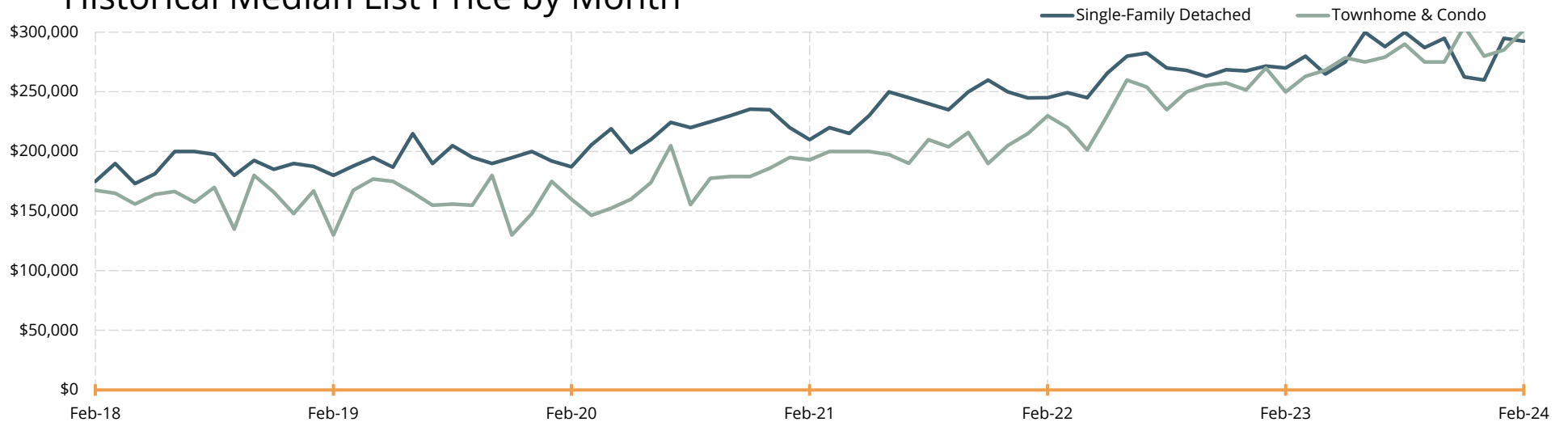


# Median List Price



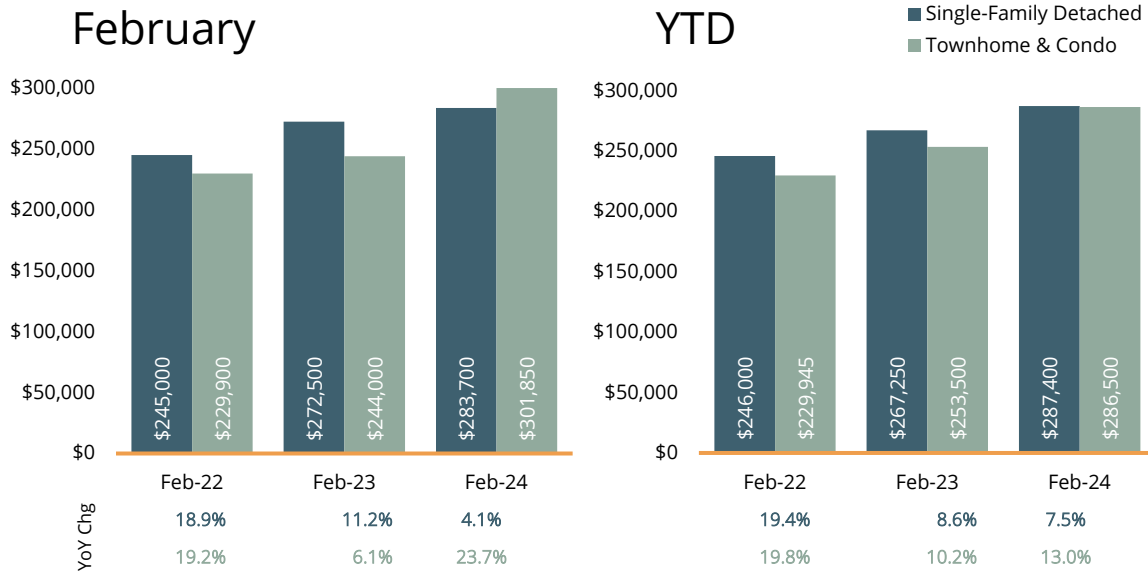
Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	<b>\$279,900</b>	12.3%	<b>\$262,950</b>	19.5%
Apr-23	<b>\$264,900</b>	8.1%	<b>\$268,080</b>	33.2%
May-23	<b>\$274,900</b>	3.5%	<b>\$278,565</b>	21.2%
Jun-23	<b>\$299,900</b>	7.1%	<b>\$274,900</b>	5.8%
Jul-23	<b>\$287,900</b>	1.9%	<b>\$279,065</b>	9.9%
Aug-23	<b>\$299,900</b>	11.1%	<b>\$290,000</b>	23.5%
Sep-23	<b>\$287,000</b>	7.1%	<b>\$274,945</b>	10.0%
Oct-23	<b>\$294,900</b>	12.1%	<b>\$274,950</b>	7.6%
Nov-23	<b>\$262,500</b>	-2.2%	<b>\$304,870</b>	18.4%
Dec-23	<b>\$259,900</b>	-2.8%	<b>\$279,900</b>	11.3%
Jan-24	<b>\$294,900</b>	8.6%	<b>\$285,000</b>	5.6%
Feb-24	<b>\$292,450</b>	8.4%	<b>\$301,850</b>	20.8%
12-month Avg	\$283,254	6.2%	\$281,256	15.0%

## Historical Median List Price by Month



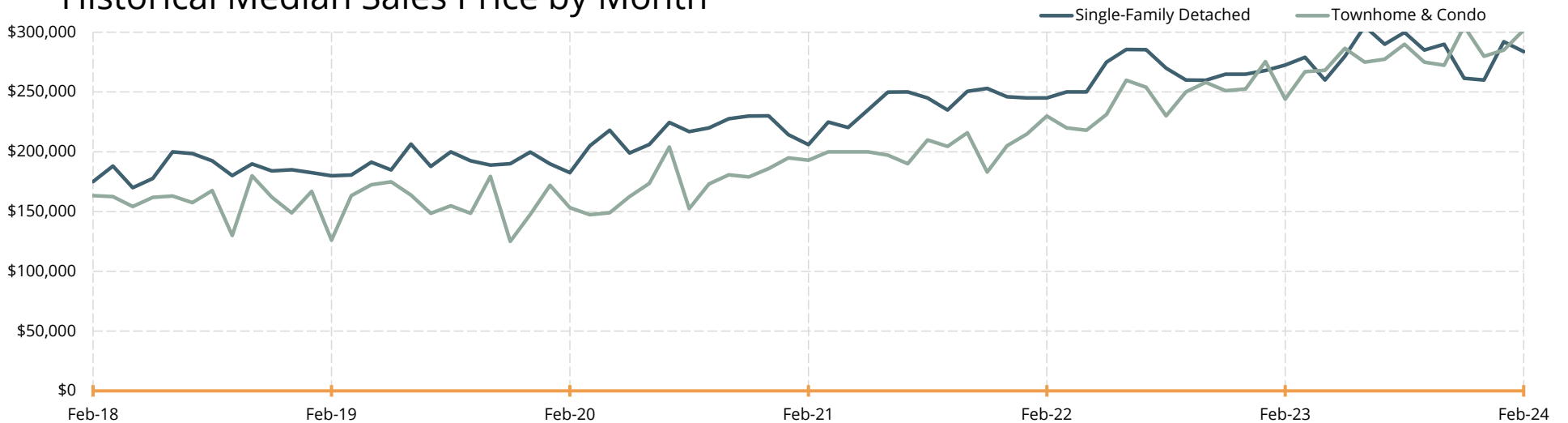
Source: Virginia REALTORS®, data accessed March 15, 2024

# Median Sales Price



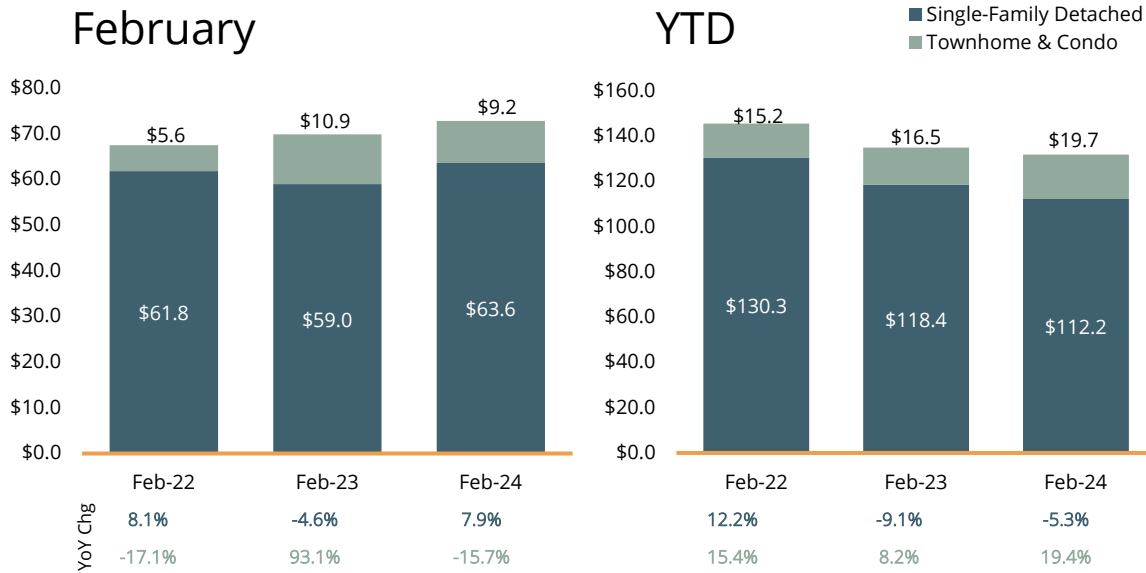
Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	<b>\$279,000</b>	11.6%	<b>\$267,000</b>	21.4%
Apr-23	<b>\$260,000</b>	4.0%	<b>\$268,080</b>	23.0%
May-23	<b>\$279,900</b>	1.8%	<b>\$286,500</b>	23.9%
Jun-23	<b>\$305,000</b>	6.8%	<b>\$275,000</b>	5.8%
Jul-23	<b>\$290,000</b>	1.6%	<b>\$277,480</b>	9.2%
Aug-23	<b>\$299,900</b>	11.1%	<b>\$289,999</b>	26.1%
Sep-23	<b>\$285,000</b>	9.6%	<b>\$274,950</b>	10.0%
Oct-23	<b>\$290,000</b>	11.6%	<b>\$272,450</b>	5.6%
Nov-23	<b>\$261,500</b>	-1.3%	<b>\$304,870</b>	21.5%
Dec-23	<b>\$260,000</b>	-1.9%	<b>\$279,900</b>	10.9%
Jan-24	<b>\$292,000</b>	9.0%	<b>\$285,000</b>	3.4%
Feb-24	<b>\$283,700</b>	4.1%	<b>\$301,850</b>	23.7%
12-month Avg	\$282,167	5.6%	\$281,923	14.9%

## Historical Median Sales Price by Month



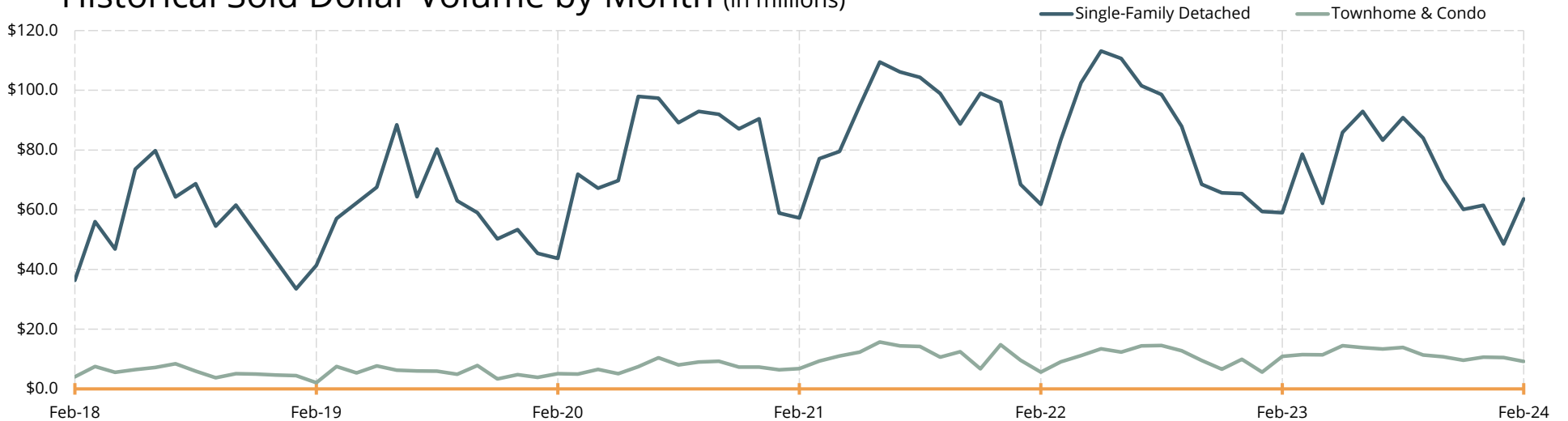
Source: Virginia REALTORS®, data accessed March 15, 2024

# Sold Dollar Volume (in millions)



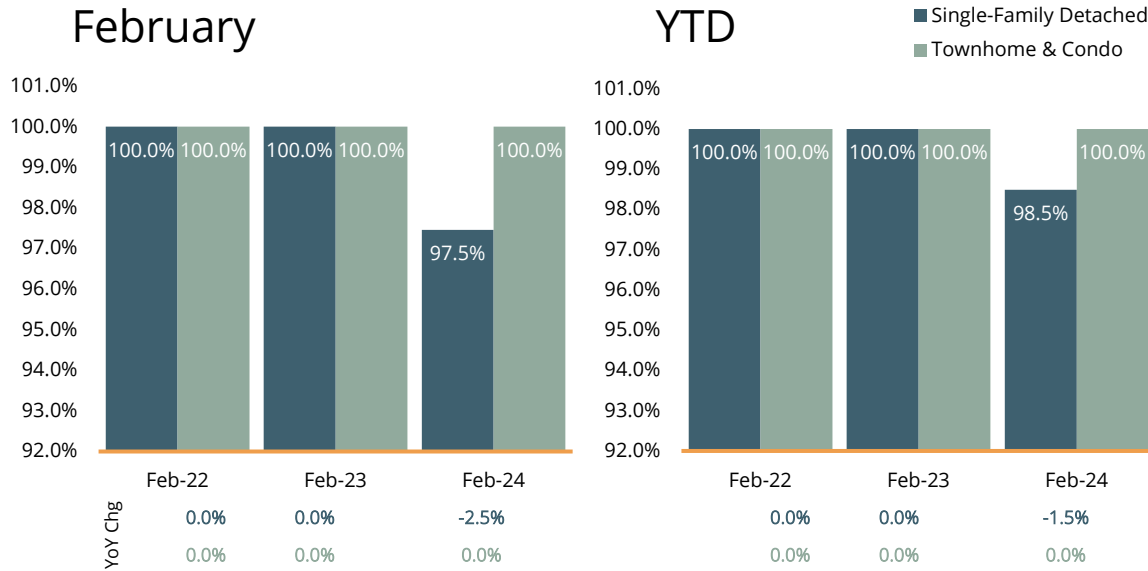
Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	<b>\$78.6</b>	-5.8%	<b>\$11.5</b>	26.5%
Apr-23	<b>\$62.2</b>	-39.4%	<b>\$11.4</b>	2.0%
May-23	<b>\$85.9</b>	-24.1%	<b>\$14.4</b>	7.6%
Jun-23	<b>\$92.9</b>	-16.0%	<b>\$13.8</b>	12.1%
Jul-23	<b>\$83.3</b>	-18.0%	<b>\$13.4</b>	-7.5%
Aug-23	<b>\$90.8</b>	-7.9%	<b>\$13.9</b>	-4.4%
Sep-23	<b>\$84.0</b>	-4.4%	<b>\$11.4</b>	-11.1%
Oct-23	<b>\$70.2</b>	2.4%	<b>\$10.8</b>	12.7%
Nov-23	<b>\$60.1</b>	-8.4%	<b>\$9.6</b>	44.5%
Dec-23	<b>\$61.5</b>	-6.0%	<b>\$10.6</b>	7.1%
Jan-24	<b>\$48.5</b>	-18.3%	<b>\$10.5</b>	88.0%
Feb-24	<b>\$63.6</b>	7.9%	<b>\$9.2</b>	-15.7%
12-month Avg	\$73.5	-13.2%	\$11.7	7.7%

## Historical Sold Dollar Volume by Month (in millions)



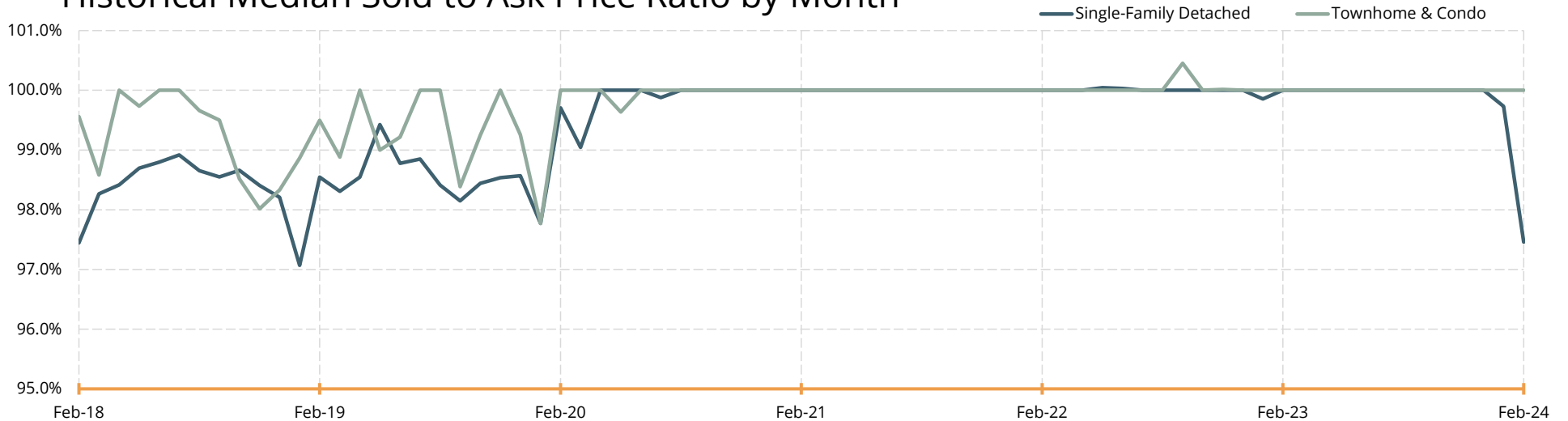
Source: Virginia REALTORS®, data accessed March 15, 2024

# Median Sold to Ask Price Ratio

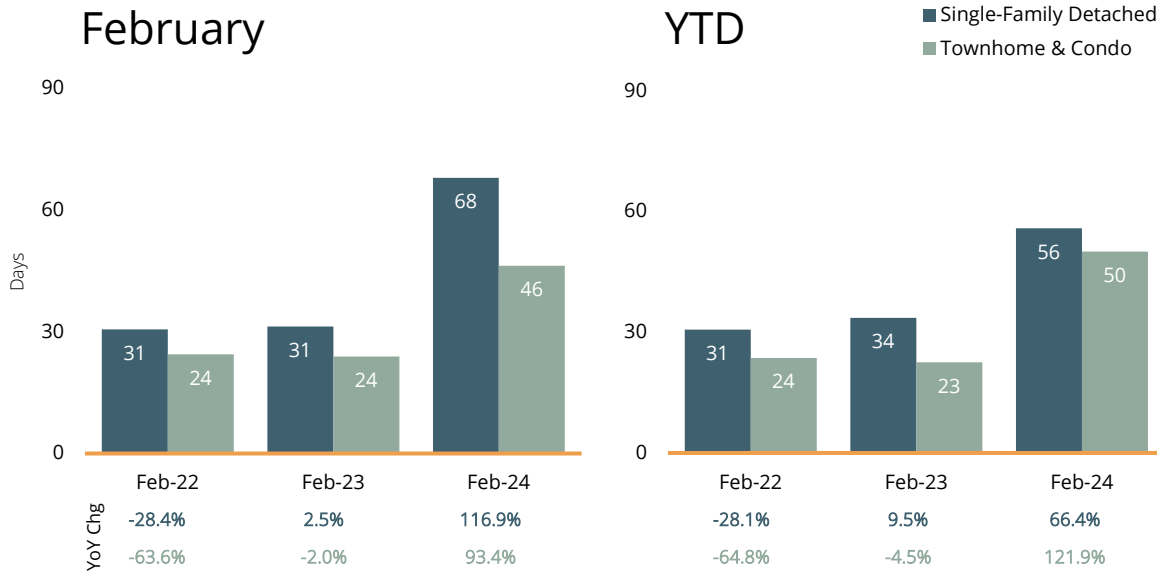


Month	Single-Family Detached		Townhomes & Condos	
	YoY Chg	YoY Chg	YoY Chg	YoY Chg
Mar-23	100.0%	0.0%	100.0%	0.0%
Apr-23	100.0%	0.0%	100.0%	0.0%
May-23	100.0%	0.0%	100.0%	0.0%
Jun-23	100.0%	0.0%	100.0%	0.0%
Jul-23	100.0%	0.0%	100.0%	0.0%
Aug-23	100.0%	0.0%	100.0%	0.0%
Sep-23	100.0%	0.0%	100.0%	-0.5%
Oct-23	100.0%	0.0%	100.0%	0.0%
Nov-23	100.0%	0.0%	100.0%	0.0%
Dec-23	100.0%	0.0%	100.0%	0.0%
Jan-24	99.7%	-0.1%	100.0%	0.0%
Feb-24	97.5%	-2.5%	100.0%	0.0%
12-month Avg	99.8%	-0.2%	100.0%	0.0%

## Historical Median Sold to Ask Price Ratio by Month

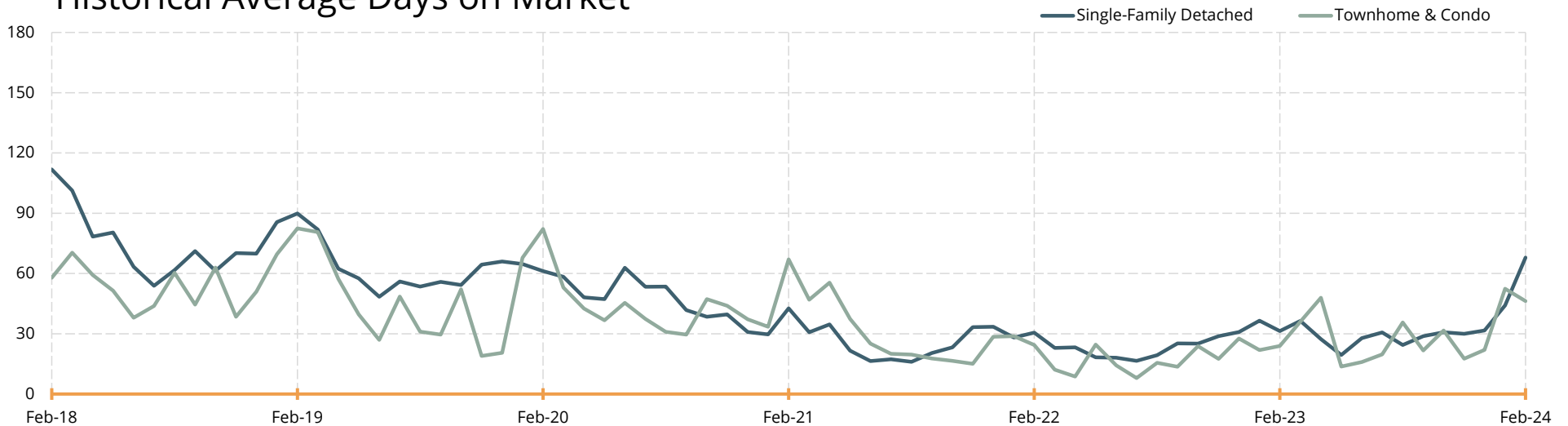


# Average Days on Market



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Mar-23	36	58.4%	36	197.0%
Apr-23	27	17.9%	48	448.6%
May-23	19	6.6%	14	-44.3%
Jun-23	28	54.4%	16	12.1%
Jul-23	31	85.7%	20	147.7%
Aug-23	24	25.9%	36	129.9%
Sep-23	29	14.5%	22	60.1%
Oct-23	31	22.6%	32	32.4%
Nov-23	30	3.8%	18	0.7%
Dec-23	32	2.5%	22	-20.5%
Jan-24	44	20.8%	52	139.2%
Feb-24	68	116.9%	46	93.4%
12-month Avg	33	34.8%	30	70.4%

## Historical Average Days on Market

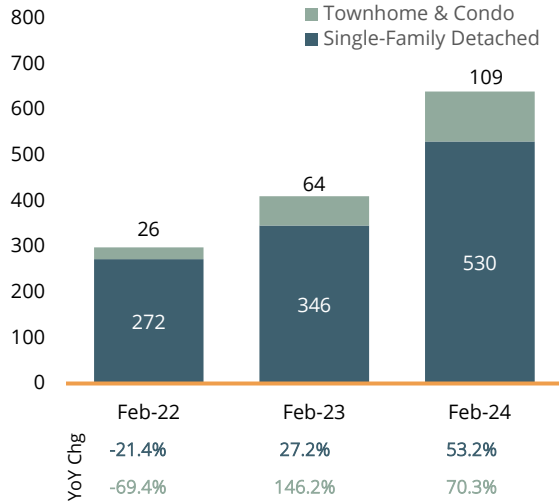


Source: Virginia REALTORS®, data accessed March 15, 2024

# Active Listings

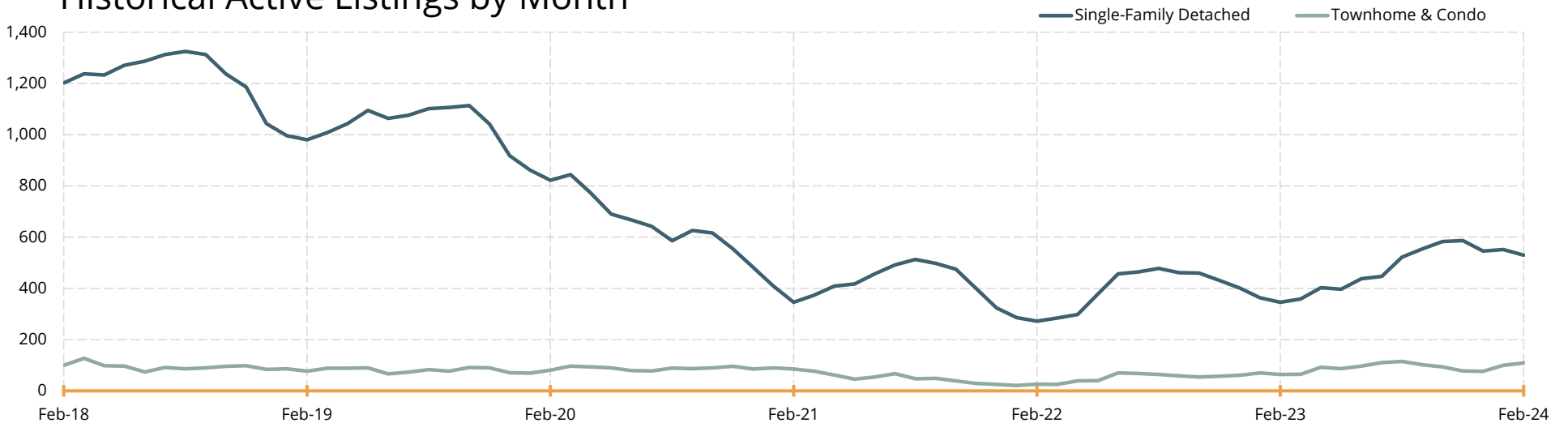


## February



Month	Single-Family		Townhomes & Condos	
	Detached	YoY Chg	Condos	YoY Chg
Mar-23	359	26.4%	65	160.0%
Apr-23	403	35.2%	92	135.9%
May-23	397	5.0%	87	117.5%
Jun-23	438	-4.2%	97	38.6%
Jul-23	447	-3.7%	110	61.8%
Aug-23	522	9.2%	115	79.7%
Sep-23	554	20.2%	102	72.9%
Oct-23	583	26.7%	94	74.1%
Nov-23	587	36.2%	78	36.8%
Dec-23	546	36.2%	76	24.6%
Jan-24	552	52.1%	100	42.9%
Feb-24	530	53.2%	109	70.3%
12-month Avg	493	22.8%	94	67.7%

## Historical Active Listings by Month

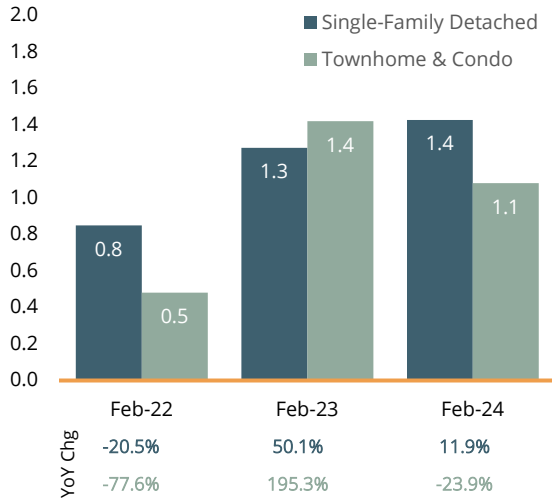




# Months of Supply

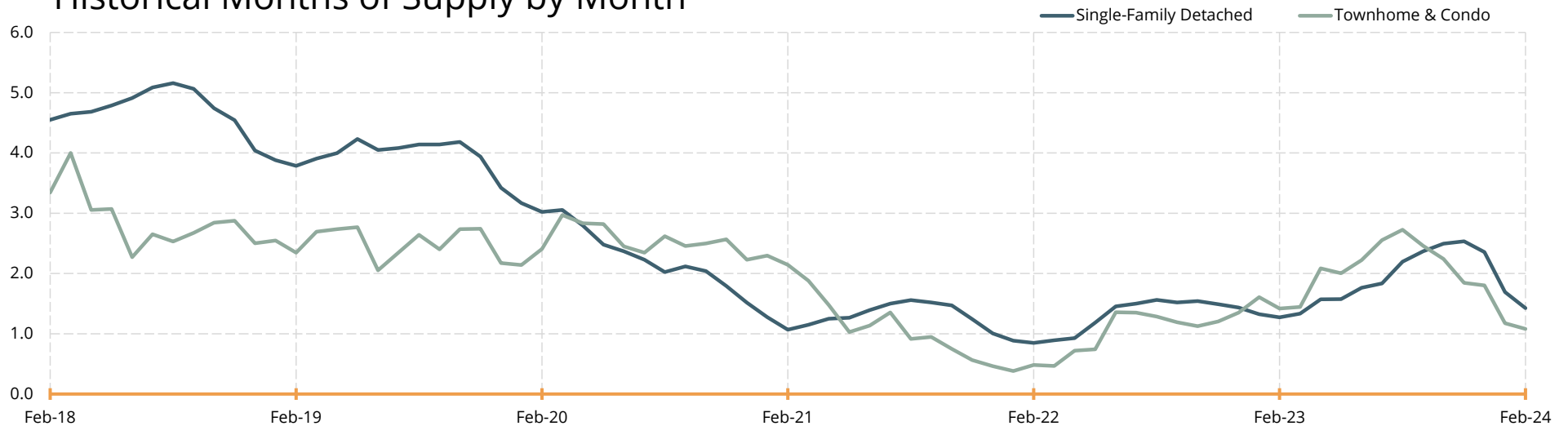


## February



Month	Single-Family Detached		Townhomes & Condos	
	Months of Supply	YoY Chg	Months of Supply	YoY Chg
Mar-23	1.3	49.7%	1.4	211.0%
Apr-23	1.6	69.3%	2.1	189.4%
May-23	1.6	33.2%	2.0	170.5%
Jun-23	1.8	21.2%	2.2	63.7%
Jul-23	1.8	22.2%	2.6	89.0%
Aug-23	2.2	40.6%	2.7	112.0%
Sep-23	2.4	56.0%	2.5	106.2%
Oct-23	2.5	61.8%	2.2	99.3%
Nov-23	2.5	70.2%	1.8	53.3%
Dec-23	2.4	64.3%	1.8	33.5%
Jan-24	1.7	27.8%	1.2	-26.9%
Feb-24	1.4	11.9%	1.1	-23.9%
12-month Avg	1.9	43.8%	2.0	71.1%

## Historical Months of Supply by Month



# Area Overview - Total Market



Geography	New Listings			Sales			Median Sales Price			Active Listings			Months Supply		
	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg
Amherst County	25	<b>33</b>	32.0%	23	<b>18</b>	-21.7%	\$250,000	<b>\$266,450</b>	6.6%	31	<b>59</b>	90.3%	1.0	<b>1.5</b>	41.3%
Appomattox County	14	<b>25</b>	78.6%	8	<b>10</b>	25.0%	\$293,750	<b>\$322,000</b>	9.6%	37	<b>58</b>	56.8%	2.8	<b>2.5</b>	-10.0%
Bedford County	78	<b>124</b>	59.0%	75	<b>82</b>	9.3%	\$313,475	<b>\$331,500</b>	5.8%	134	<b>249</b>	85.8%	1.2	<b>1.9</b>	62.4%
Campbell County	69	<b>67</b>	-2.9%	44	<b>30</b>	-31.8%	\$277,450	<b>\$245,000</b>	-11.7%	109	<b>152</b>	39.4%	1.8	<b>1.4</b>	-19.7%
Lynchburg	102	<b>111</b>	8.8%	78	<b>92</b>	17.9%	\$214,500	<b>\$239,500</b>	11.7%	99	<b>121</b>	22.2%	1.0	<b>0.6</b>	-44.8%

# Area Overview - Total Market YTD



Geography	New Listings YTD			Sales YTD			Median Sales Price YTD			Active Listings YTD		
	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg
Amherst County	47	<b>55</b>	17.0%	51	<b>30</b>	-41.2%	\$254,750	<b>\$262,900</b>	3.2%	31	<b>59</b>	90.3%
Appomattox County	23	<b>49</b>	113.0%	17	<b>25</b>	47.1%	\$287,500	<b>\$314,900</b>	9.5%	37	<b>58</b>	56.8%
Bedford County	185	<b>240</b>	29.7%	136	<b>133</b>	-2.2%	\$340,000	<b>\$365,000</b>	7.4%	134	<b>249</b>	85.8%
Campbell County	136	<b>150</b>	10.3%	80	<b>74</b>	-7.5%	\$252,450	<b>\$269,900</b>	6.9%	109	<b>152</b>	39.4%
Lynchburg	201	<b>223</b>	10.9%	141	<b>159</b>	12.8%	\$215,000	<b>\$265,000</b>	23.3%	99	<b>121</b>	22.2%

# Area Overview - Single Family Detached Market



Geography	New Listings			Sales			Median Sales Price			Active Listings			Months Supply		
	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg
Amherst County	25	<b>33</b>	32.0%	23	<b>18</b>	-21.7%	\$250,000	<b>\$266,450</b>	6.6%	31	<b>59</b>	90.3%	1.0	<b>1.5</b>	42.1%
Appomattox County	14	<b>25</b>	78.6%	8	<b>10</b>	25.0%	\$293,750	<b>\$322,000</b>	9.6%	37	<b>58</b>	56.8%	2.8	<b>2.5</b>	-10.0%
Bedford County	68	<b>106</b>	55.9%	59	<b>74</b>	25.4%	\$379,900	<b>\$315,000</b>	-17.1%	120	<b>220</b>	83.3%	1.2	<b>2.0</b>	72.6%
Campbell County	61	<b>58</b>	-4.9%	35	<b>24</b>	-31.4%	\$280,000	<b>\$224,900</b>	-19.7%	80	<b>92</b>	15.0%	1.7	<b>1.1</b>	-36.3%
Lynchburg	78	<b>78</b>	0.0%	61	<b>73</b>	19.7%	\$209,500	<b>\$205,000</b>	-2.1%	78	<b>101</b>	29.5%	1.0	<b>0.6</b>	-34.0%

# Area Overview - Single Family Detached Market YTD



Geography	New Listings YTD			Sales YTD			Median Sales Price YTD			Active Listings YTD		
	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg
Amherst County	47	<b>55</b>	17.0%	51	<b>30</b>	-41.2%	\$254,750	<b>\$262,900</b>	3.2%	31	<b>59</b>	90.3%
Appomattox County	23	<b>49</b>	113.0%	17	<b>25</b>	47.1%	\$287,500	<b>\$314,900</b>	9.5%	37	<b>58</b>	56.8%
Bedford County	157	<b>212</b>	35.0%	111	<b>118</b>	6.3%	\$363,450	<b>\$360,000</b>	-0.9%	120	<b>220</b>	83.3%
Campbell County	110	<b>110</b>	0.0%	71	<b>59</b>	-16.9%	\$257,000	<b>\$227,500</b>	-11.5%	80	<b>92</b>	15.0%
Lynchburg	147	<b>158</b>	7.5%	112	<b>119</b>	6.3%	\$206,000	<b>\$239,900</b>	16.5%	78	<b>101</b>	29.5%

# Area Overview - Townhome & Condo Market



Geography	New Listings			Sales			Median Sales Price			Active Listings			Months Supply		
	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg
Amherst County	0	<b>0</b>	n/a	0	<b>0</b>	n/a	\$0	<b>\$0</b>	n/a	0	<b>0</b>	n/a	0.0	<b>0.0</b>	n/a
Appomattox County	0	<b>0</b>	n/a	0	<b>0</b>	n/a	\$0	<b>\$0</b>	n/a	0	<b>0</b>	n/a	0.0	<b>0.0</b>	n/a
Bedford County	10	<b>18</b>	80.0%	16	<b>8</b>	-50.0%	\$241,450	<b>\$365,000</b>	51.2%	14	<b>29</b>	107.1%	1.0	<b>0.9</b>	-8.3%
Campbell County	8	<b>9</b>	12.5%	9	<b>6</b>	-33.3%	\$243,000	<b>\$279,900</b>	15.2%	29	<b>60</b>	106.9%	2.0	<b>2.9</b>	44.4%
Lynchburg	24	<b>33</b>	37.5%	17	<b>19</b>	11.8%	\$249,500	<b>\$293,465</b>	17.6%	21	<b>20</b>	-4.8%	1.3	<b>0.3</b>	-76.4%

# Area Overview - Townhome & Condo Market YTD



Geography	New Listings YTD			Sales YTD			Median Sales Price YTD			Active Listings YTD		
	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg	Feb-23	Feb-24	% chg
Amherst County	0	<b>0</b>	n/a	0	<b>0</b>	n/a	\$0	<b>\$0</b>	n/a	0	<b>0</b>	n/a
Appomattox County	0	<b>0</b>	n/a	0	<b>0</b>	n/a	\$0	<b>\$0</b>	n/a	0	<b>0</b>	n/a
Bedford County	28	<b>28</b>	0.0%	25	<b>15</b>	<b>-40.0%</b>	\$264,250	<b>\$373,500</b>	41.3%	14	<b>29</b>	107.1%
Campbell County	26	<b>40</b>	53.8%	9	<b>15</b>	66.7%	\$234,000	<b>\$275,000</b>	17.5%	29	<b>60</b>	106.9%
Lynchburg	54	<b>65</b>	20.4%	29	<b>40</b>	37.9%	\$254,900	<b>\$285,000</b>	11.8%	21	<b>20</b>	<b>-4.8%</b>



The Virginia REALTORS® association is the largest professional trade association in Virginia, representing 35,000 REALTORS® engaged in the residential and commercial real estate business. The Virginia REALTORS® association serves as the advocate for homeownership and private property rights and represents the interests of real estate professionals and property owners in the Commonwealth of Virginia.

NOTE: The term REALTOR® is a registered collective membership mark that identifies a real estate professional who is a member of the National Association of REALTORS® and subscribes to its strict code of ethics.

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Data and analysis provided by Virginia REALTORS® Chief Economist, Ryan Price

The numbers reported here are preliminary and based on current entries into multiple listing services. Over time, data may be adjusted slightly to reflect increased reporting. Information is sourced from multiple listing services across Virginia and is deemed reliable, but not guaranteed.