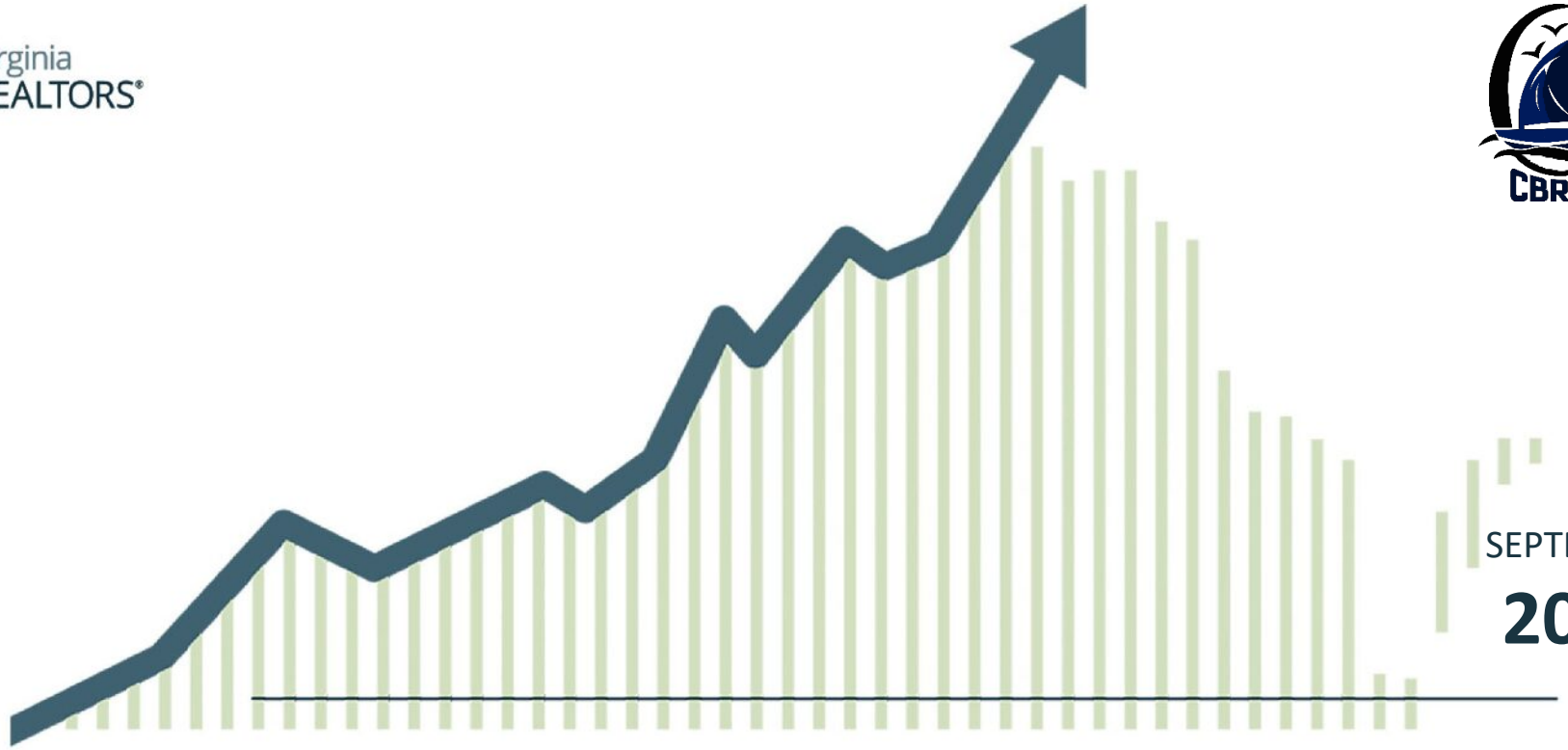
Virginia REALTORS®

CBRAR



SEPTEMBER

2026

CBRAR CHESAPEAKE BAY & RIVERS

MARKET INDICATORS REPORT

CUSTOM REPORT PREPARED BY

VIRGINIA REALTORS®

Chesapeake Bay & Rivers Market Indicators Report

Key Market Trends: **September 2026**

- **For the sixth consecutive month, sales have grown in the Chesapeake Bay & Rivers footprint.** There were 108 home sales this month, down 13.6% from the year prior, which is 17 fewer sales. Sales went up the most in King William County (+3 sales) and King and Queen County (+2 sales). Gloucester County had 18 fewer sales compared to the same time last September, representing a 32.1% drop in activity. The number of home sales remained the same in Middlesex County.
- **Regionwide, pending sales were higher in September of this year compared to last year.** The Chesapeake Bay & Rivers area had six more pending sales than a year ago, bringing the total to 91 this month, increasing 7.1%. Pending sales rose 20.7% in Gloucester County (+6 pending sales) while Mathews County had five more than the year before (+45.5%). King William County was the only local market where pending sales decreased (-6 pending sales). Activity stayed the same in Middlesex County this month.
- **Median home prices fell across the Chesapeake Bay & Rivers market.** The median price was down $22,500 from last year with homes selling for $350,500 in September of this year, a 6% price decrease. All local markets in the region experienced a median reduction in sales price. Prices fell 16.8% in Middlesex County with the median price at $357,000 this month, $72,000 less than the previous year. At $282,000, home prices dropped 17.8% in Mathews County, which is $60,925 less than the year before.
- **Supply continued to expand as active listing surged in the Chesapeake Bay & Rivers area.** September ended with 510 listings on the market, 101 more than the year before, growing 24.7%. There were significant listings gains in Gloucester County with 56 more than the previous year (+36.6%) and King William County with 26 additional listings (+32.1%). The only market where active listings dipped was Mathews County (-2 listings).

INTEREST RATE TRACKER

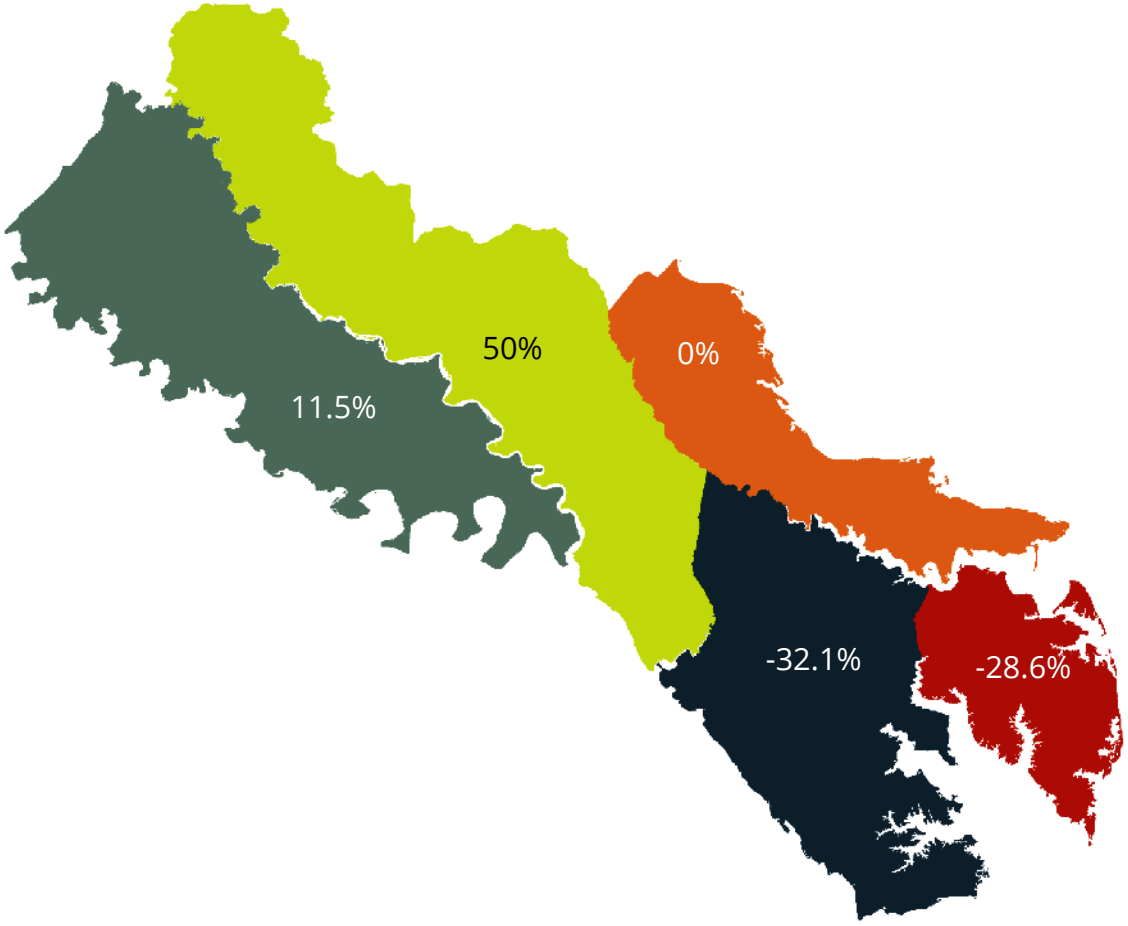


Chesapeake Bay & Rivers Market Dashboard

YoY Chg	Sep-26	Indicator
▼ -13.6%	108	Sales
▲ 7.1%	91	Pending Sales
▲ 11.3%	168	New Listings
▼ -4.8%	$356,000	Median List Price
▼ -6.0%	$350,500	Median Sales Price
▼ -1.6%	$214	Median Price Per Square Foot
▼ -17.9%	$43.6	Sold Dollar Volume (in millions)
— 0.0%	100.0%	Median Sold/Ask Price Ratio
▼ -8.1%	47	Average Days on Market
▲ 24.7%	510	Active Listings
▲ 10.5%	4.5	Months of Supply

Sources: Virginia REALTORS®, data accessed October 15, 2026, Freddie Mac

Market Activity - Chesapeake Bay & Rivers Footprint



Total Sales

Jurisdiction	Sep-25	Sep-26	% Chg
Gloucester County	56	38	-32.1%
King & Queen County	4	6	50.0%
King William County	26	29	11.5%
Mathews County	14	10	-28.6%
Middlesex County	25	25	0.0%
Chesapeake Bay & Rivers	**125**	**108**	**-13.6%**

Source: Virginia REALTORS®, data accessed October 15, 2026

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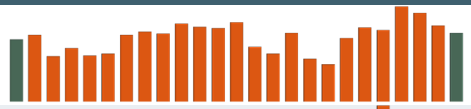
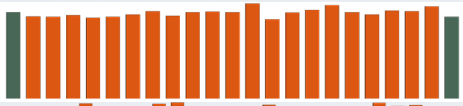
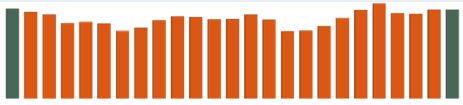
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Consumers Should Consult with a REALTOR®. Buying or selling real estate, for a majority of consumers, is one of the most important decisions they will make. Choosing a real estate professional continues to be a vital part of this process.

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.

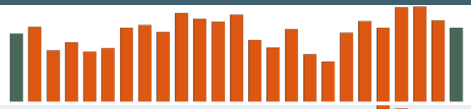
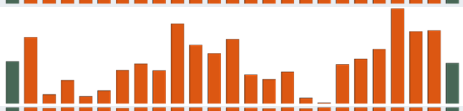
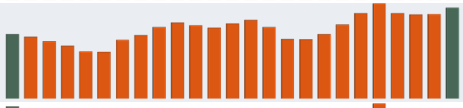
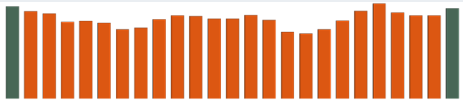
Are You Ready to Buy or Sell Real Estate? Contact an experienced REALTOR®.

Total Market Overview

Key Metrics	2-year Trends (Sep-24 – Sep-26)	Sep-25	Sep-26	YoY Chg	2025 YTD	2026 YTD	YoY Chg
Sales		125	**108**	-13.6%	953	**975**	2.3%
Pending Sales		85	**91**	7.1%	956	**1,005**	5.1%
New Listings		151	**168**	11.3%	1,425	**1,633**	14.6%
Median List Price		$374,000	**$356,000**	-4.8%	$365,000	**$375,000**	2.7%
Median Sales Price		$373,000	**$350,500**	-6.0%	$361,020	**$375,000**	3.9%
Median Price Per Square Foot		$217	**$214**	-1.6%	$219	**$219**	0.2%
Sold Dollar Volume (in millions)		$53.1	**$43.6**	-17.9%	$394.0	**$422.6**	7.3%
Median Sold/Ask Price Ratio		100.0%	**100.0%**	0.0%	100.0%	**100.0%**	0.0%
Average Days on Market		51	**47**	-8.1%	46	**57**	25.6%
Active Listings		409	**510**	24.7%	n/a	**n/a**	n/a
Months of Supply		4.1	**4.5**	10.5%	n/a	**n/a**	n/a

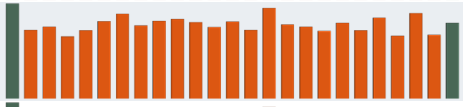
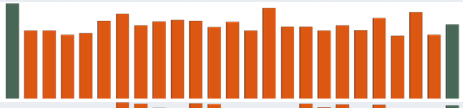
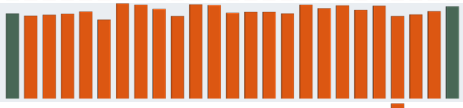
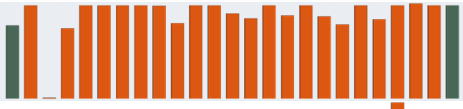
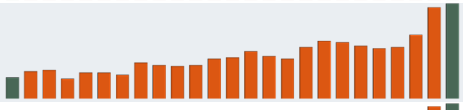
Source: Virginia REALTORS®, data accessed October 15, 2026

Single-Family Detached Market Overview

Key Metrics	2-year Trends (Sep-24 – Sep-26)	Sep-25	Sep-26	YoY Chg	2025 YTD	2026 YTD	YoY Chg
Sales		119	**101**	-15.1%	904	**896**	-0.9%
Pending Sales		81	**86**	6.2%	909	**921**	1.3%
New Listings		142	**155**	9.2%	1,350	**1,474**	9.2%
Median List Price		$395,000	**$359,900**	-8.9%	$369,000	**$379,925**	3.0%
Median Sales Price		$389,900	**$352,700**	-9.5%	$365,000	**$380,000**	4.1%
Median Price Per Square Foot		$218	**$214**	-1.6%	$220	**$223**	1.4%
Sold Dollar Volume (in millions)		$51.2	**$41.4**	-19.2%	$377.6	**$396.7**	5.0%
Median Sold/Ask Price Ratio		100.0%	**100.0%**	0.0%	100.0%	**100.0%**	0.0%
Average Days on Market		51	**48**	-7.4%	45	**52**	14.9%
Active Listings		375	**433**	15.5%	n/a	**n/a**	n/a
Months of Supply		4.0	**4.5**	11.2%	n/a	**n/a**	n/a

Source: Virginia REALTORS®, data accessed October 15, 2026

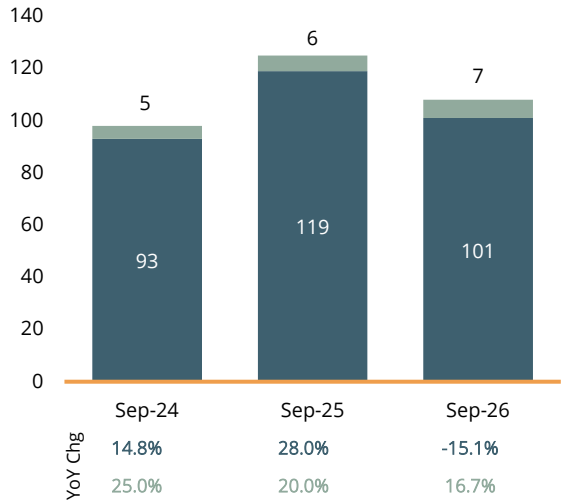
Townhome & Condo Market Overview

Key Metrics	2-year Trends (Sep-24 – Sep-26)	Sep-25	Sep-26	YoY Chg	2025 YTD	2026 YTD	YoY Chg
Sales		6	**7**	16.7%	49	**79**	61.2%
Pending Sales		4	**5**	25.0%	47	**84**	78.7%
New Listings		9	**13**	44.4%	75	**159**	112.0%
Median List Price		$337,425	**$332,000**	-1.6%	$339,500	**$310,401**	-8.6%
Median Sales Price		$335,425	**$324,092**	-3.4%	$339,000	**$305,000**	-10.0%
Median Price Per Square Foot		$189	**$203**	7.5%	$204	**$193**	-5.5%
Sold Dollar Volume (in millions)		$1.9	**$2.2**	17.0%	$16.3	**$25.9**	58.7%
Median Sold/Ask Price Ratio		99.5%	**100.0%**	0.5%	100.0%	**100.0%**	0.0%
Average Days on Market		37	**32**	-12.7%	50	**118**	134.7%
Active Listings		34	**77**	126.5%	n/a	**n/a**	n/a
Months of Supply		5.7	**9.9**	75.3%	n/a	**n/a**	n/a

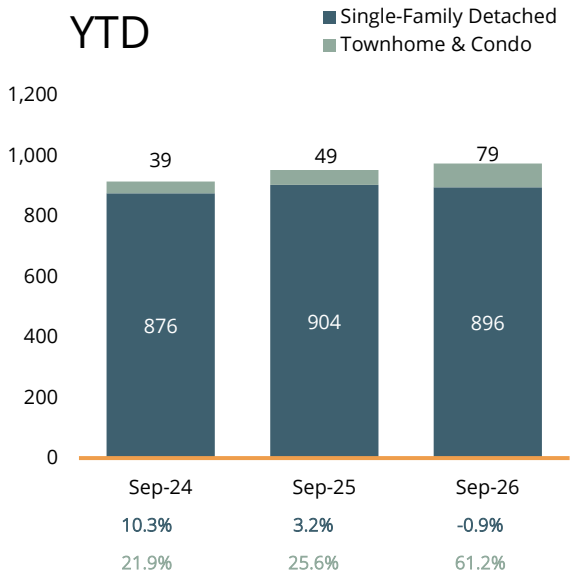
Source: Virginia REALTORS®, data accessed October 15, 2026

Sales

September

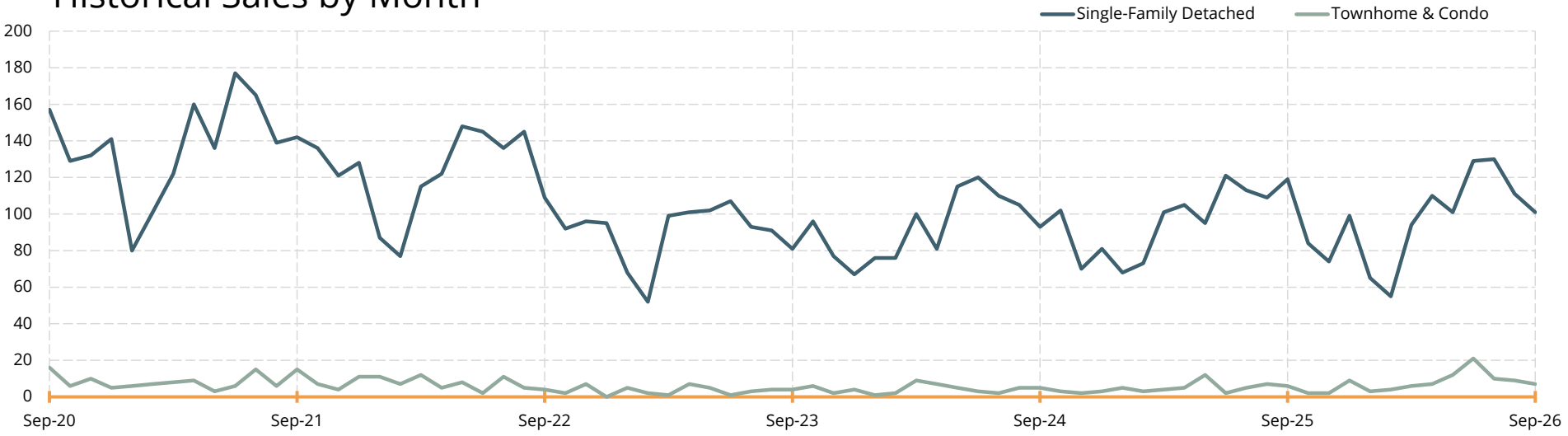


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**84**	-17.6%	**2**	-33.3%
Nov-25	**74**	5.7%	**2**	0.0%
Dec-25	**99**	22.2%	**9**	200.0%
Jan-26	**65**	-4.4%	**3**	-40.0%
Feb-26	**55**	-24.7%	**4**	33.3%
Mar-26	**94**	-6.9%	**6**	50.0%
Apr-26	**110**	4.8%	**7**	40.0%
May-26	**101**	6.3%	**12**	0.0%
Jun-26	**129**	6.6%	**21**	950.0%
Jul-26	**130**	15.0%	**10**	100.0%
Aug-26	**111**	1.8%	**9**	28.6%
Sep-26	**101**	-15.1%	**7**	16.7%
12-month Avg	96	-0.3%	8	61.4%

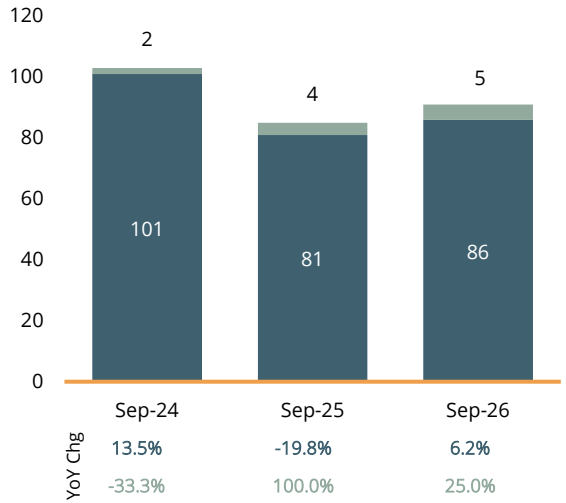
Historical Sales by Month



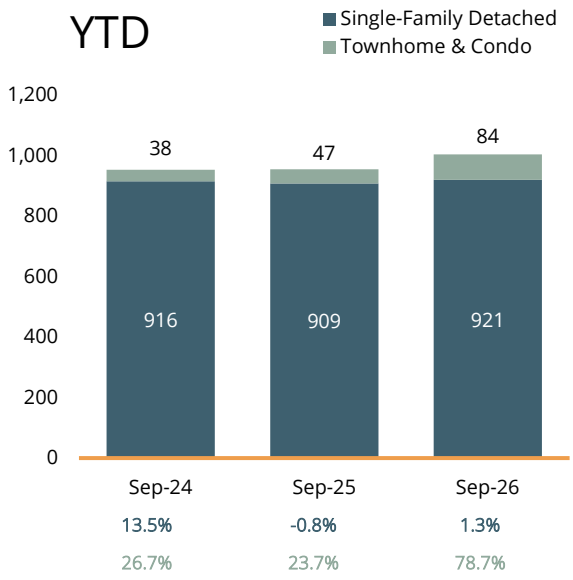
Source: Virginia REALTORS®, data accessed October 15, 2026

Pending Sales

September

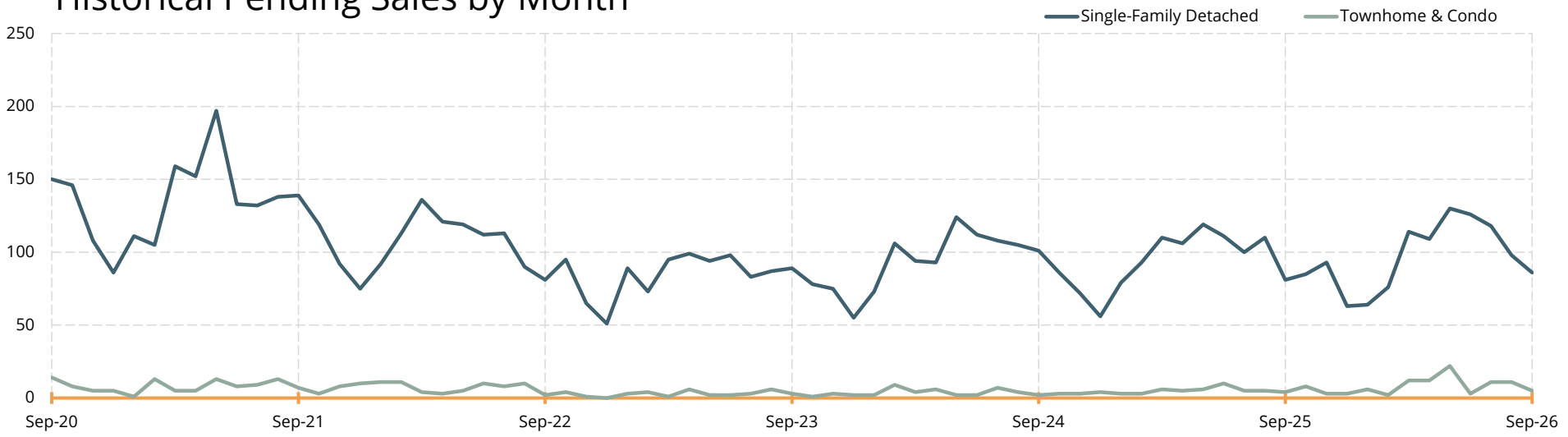


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**85**	-1.2%	**8**	166.7%
Nov-25	**93**	29.2%	**3**	0.0%
Dec-25	**63**	12.5%	**3**	-25.0%
Jan-26	**64**	-19.0%	**6**	100.0%
Feb-26	**76**	-18.3%	**2**	-33.3%
Mar-26	**114**	3.6%	**12**	100.0%
Apr-26	**109**	2.8%	**12**	140.0%
May-26	**130**	9.2%	**22**	266.7%
Jun-26	**126**	13.5%	**3**	-70.0%
Jul-26	**118**	18.0%	**11**	120.0%
Aug-26	**98**	-10.9%	**11**	120.0%
Sep-26	**86**	6.2%	**5**	25.0%
12-month Avg	97	3.5%	8	71.9%

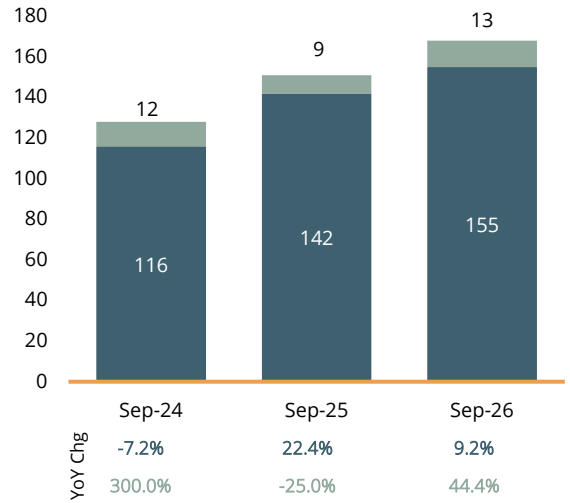
Historical Pending Sales by Month



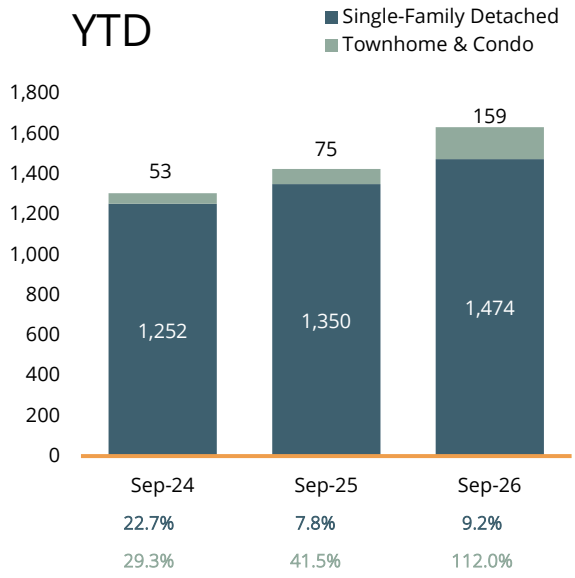
Source: Virginia REALTORS®, data accessed October 15, 2026

New Listings

September

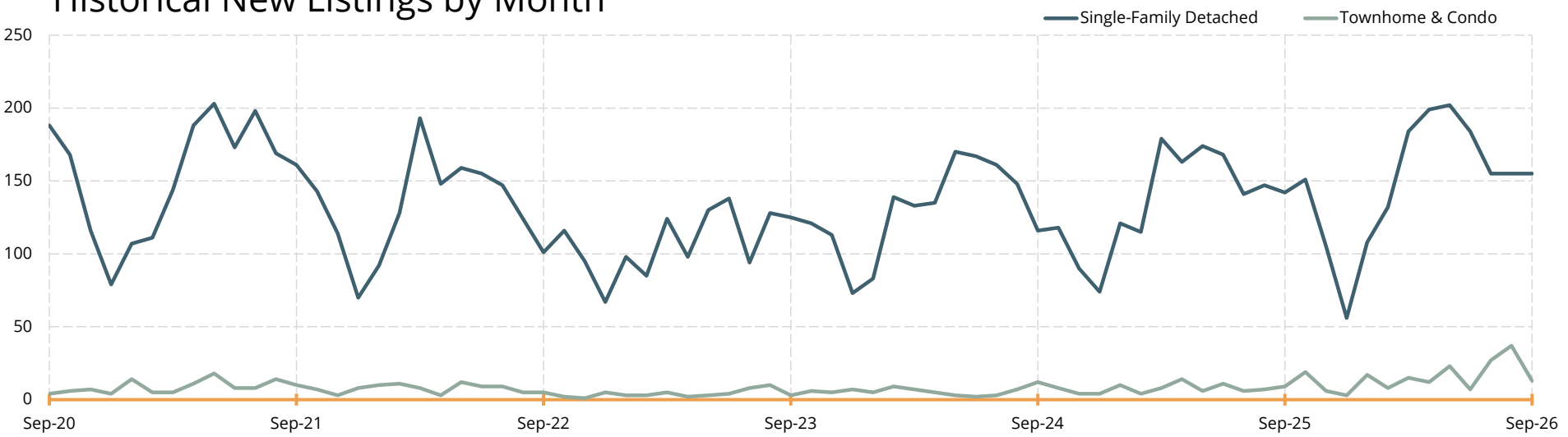


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**151**	28.0%	**19**	137.5%
Nov-25	**105**	16.7%	**6**	50.0%
Dec-25	**56**	-24.3%	**3**	-25.0%
Jan-26	**108**	-10.7%	**17**	70.0%
Feb-26	**132**	14.8%	**8**	100.0%
Mar-26	**184**	2.8%	**15**	87.5%
Apr-26	**199**	22.1%	**12**	-14.3%
May-26	**202**	16.1%	**23**	283.3%
Jun-26	**184**	9.5%	**7**	-36.4%
Jul-26	**155**	9.9%	**27**	350.0%
Aug-26	**155**	5.4%	**37**	428.6%
Sep-26	**155**	9.2%	**13**	44.4%
12-month Avg	149	9.4%	16	105.5%

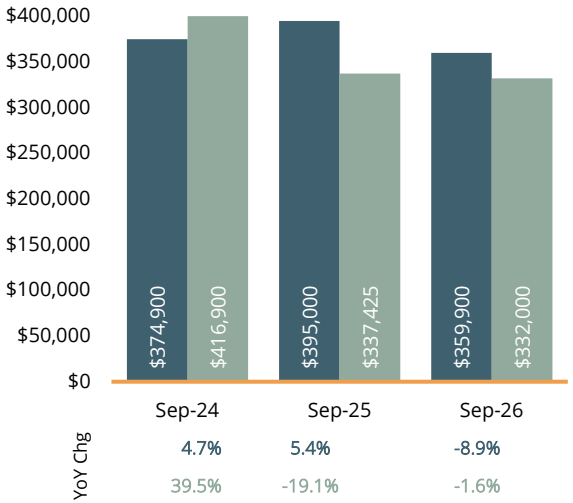
Historical New Listings by Month



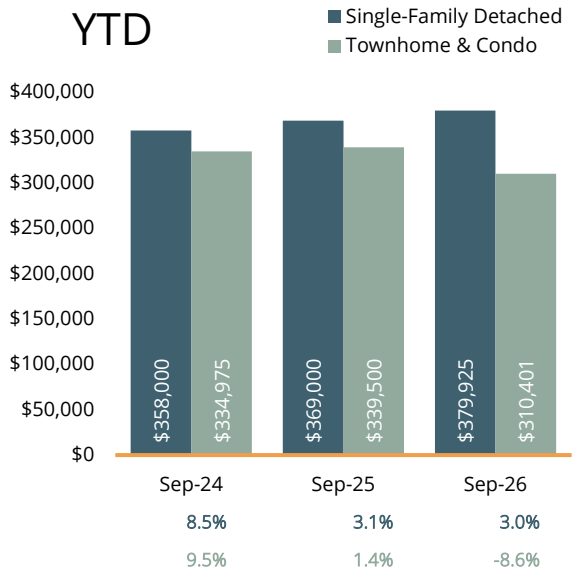
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Median List Price

September

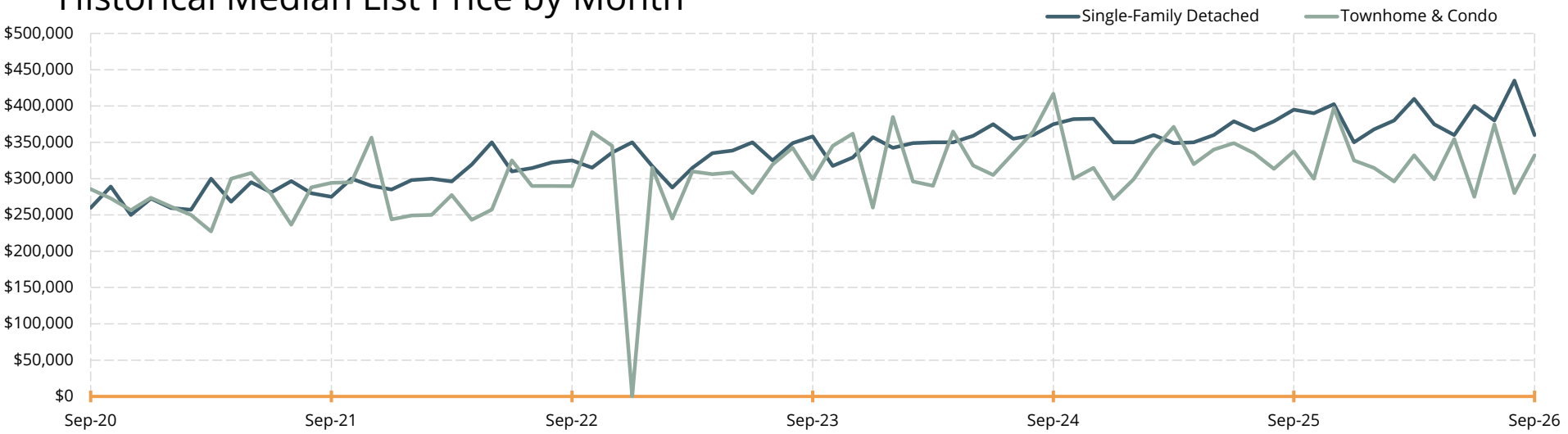


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**$389,950**	2.1%	**$299,995**	0.0%
Nov-25	**$402,450**	5.2%	**$397,400**	26.3%
Dec-25	**$349,900**	0.0%	**$325,000**	19.5%
Jan-26	**$367,950**	5.1%	**$314,679**	5.2%
Feb-26	**$379,950**	5.6%	**$296,201**	-12.8%
Mar-26	**$409,950**	17.5%	**$331,985**	-10.6%
Apr-26	**$375,000**	7.1%	**$299,000**	-6.5%
May-26	**$359,900**	0.0%	**$354,500**	4.3%
Jun-26	**$399,950**	5.5%	**$275,000**	-21.2%
Jul-26	**$380,000**	3.7%	**$374,588**	11.8%
Aug-26	**$435,000**	14.8%	**$280,000**	-10.7%
Sep-26	**$359,900**	-8.9%	**$332,000**	-1.6%
12-month Avg	$384,158	4.7%	$323,362	-0.3%

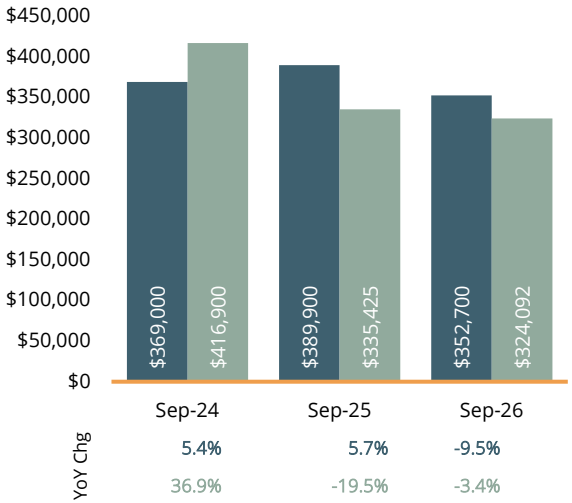
Historical Median List Price by Month



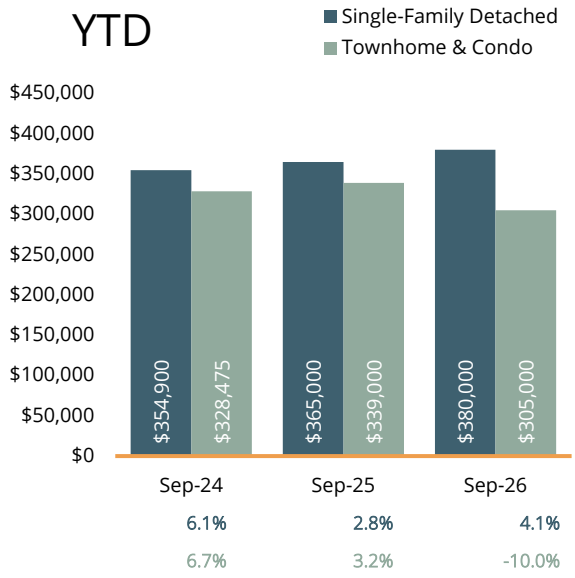
Source: Virginia REALTORS®, data accessed October 15, 2026

Median Sales Price

September

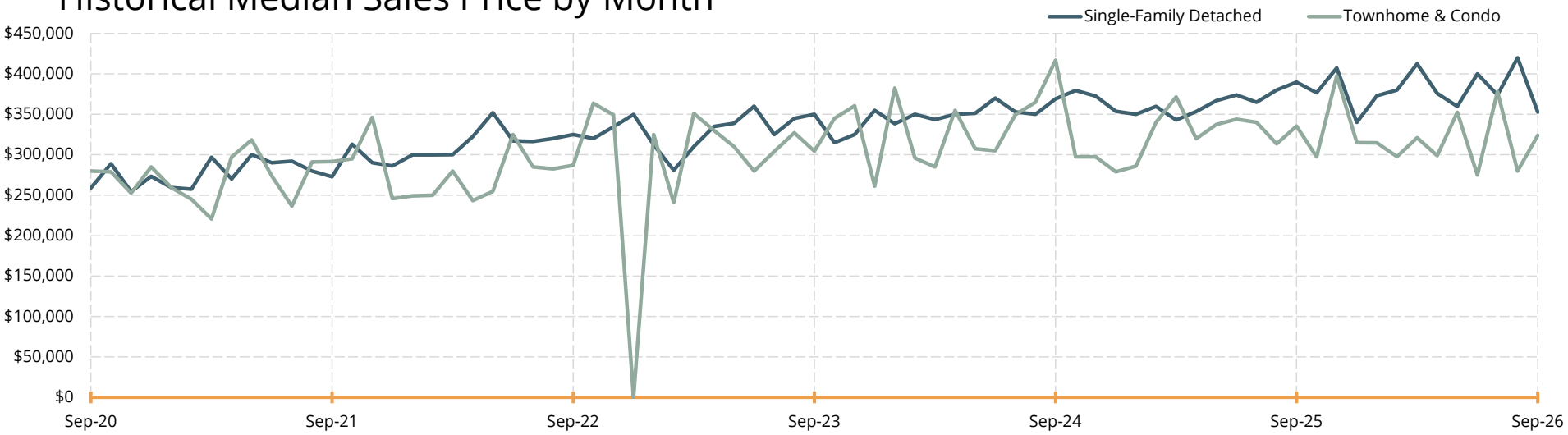


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**$376,740**	-0.7%	**$297,495**	0.0%
Nov-25	**$407,450**	9.4%	**$397,450**	33.6%
Dec-25	**$340,000**	-3.9%	**$315,000**	12.9%
Jan-26	**$373,000**	6.6%	**$314,679**	10.0%
Feb-26	**$380,000**	5.6%	**$297,701**	-12.4%
Mar-26	**$412,500**	20.3%	**$321,000**	-13.6%
Apr-26	**$376,000**	6.4%	**$299,000**	-6.5%
May-26	**$359,900**	-1.9%	**$352,500**	4.4%
Jun-26	**$400,000**	7.0%	**$275,000**	-20.1%
Jul-26	**$374,000**	2.5%	**$378,124**	11.2%
Aug-26	**$419,900**	10.5%	**$280,000**	-10.7%
Sep-26	**$352,700**	-9.5%	**$324,092**	-3.4%
12-month Avg	$381,016	4.2%	$321,003	-0.3%

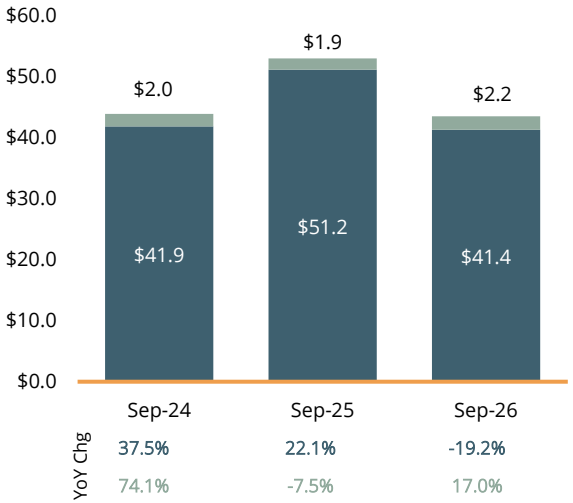
Historical Median Sales Price by Month



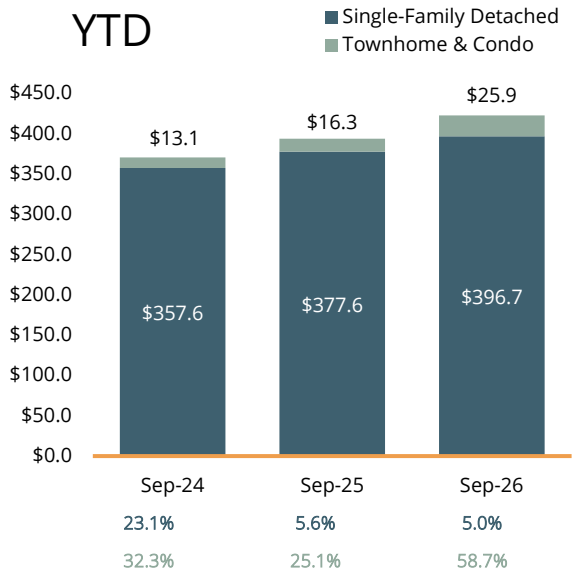
Source: Virginia REALTORS®, data accessed October 15, 2026

Sold Dollar Volume (in millions)

September

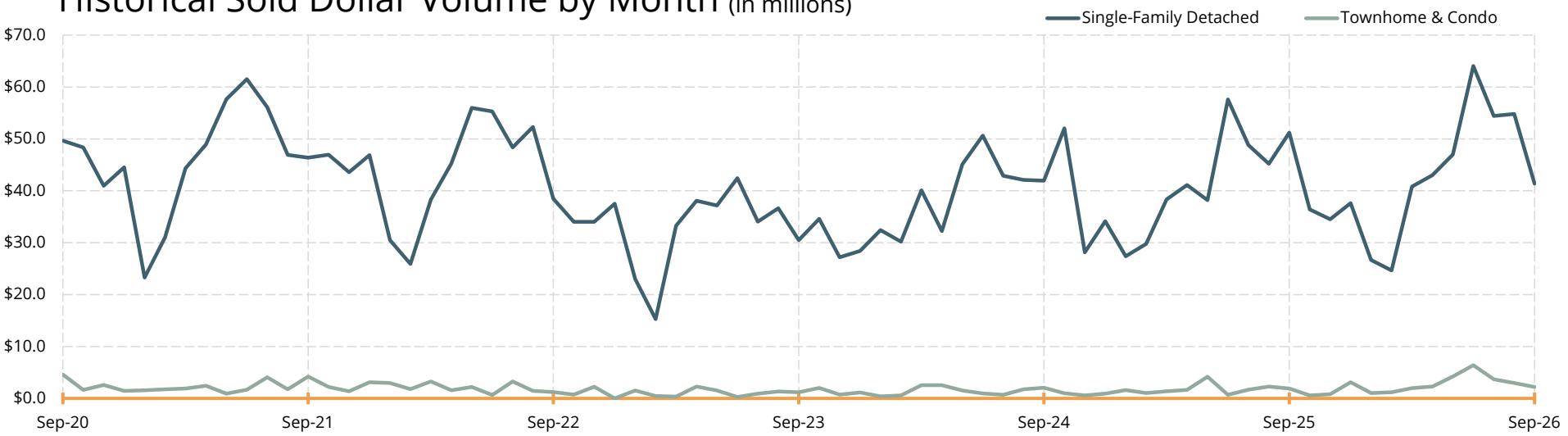


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**$36.4**	-30.1%	**$0.6**	-39.7%
Nov-25	**$34.5**	22.7%	**$0.8**	33.6%
Dec-25	**$37.6**	10.2%	**$3.1**	241.3%
Jan-26	**$26.6**	-2.7%	**$1.0**	-35.8%
Feb-26	**$24.7**	-17.1%	**$1.2**	14.6%
Mar-26	**$40.8**	6.4%	**$2.0**	42.8%
Apr-26	**$43.0**	4.6%	**$2.3**	40.0%
May-26	**$47.0**	23.1%	**$4.2**	0.9%
Jun-26	**$64.0**	11.2%	**$6.4**	830.3%
Jul-26	**$54.4**	11.5%	**$3.7**	120.5%
Aug-26	**$54.8**	21.1%	**$2.9**	30.0%
Sep-26	**$41.4**	-19.2%	**$2.2**	17.0%
12-month Avg	$42.1	2.7%	$2.5	61.5%

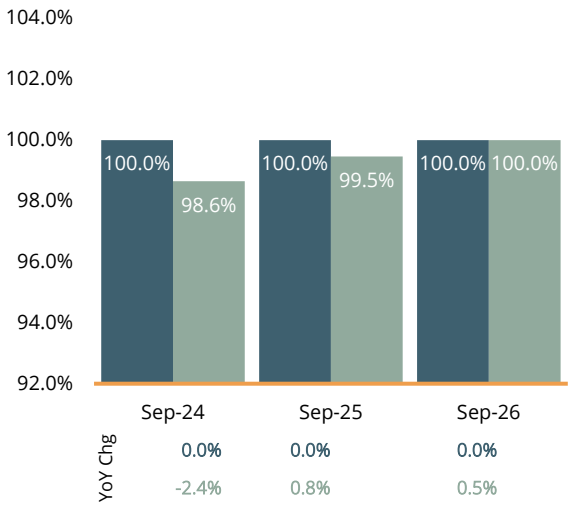
Historical Sold Dollar Volume by Month (in millions)



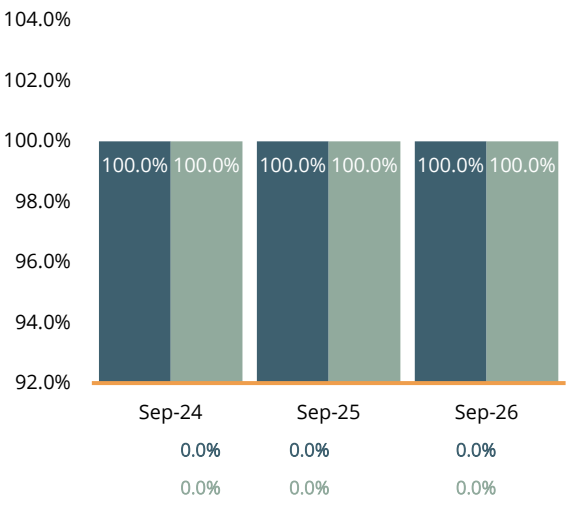
Source: Virginia REALTORS®, data accessed October 15, 2026

Median Sold to Ask Price Ratio

September

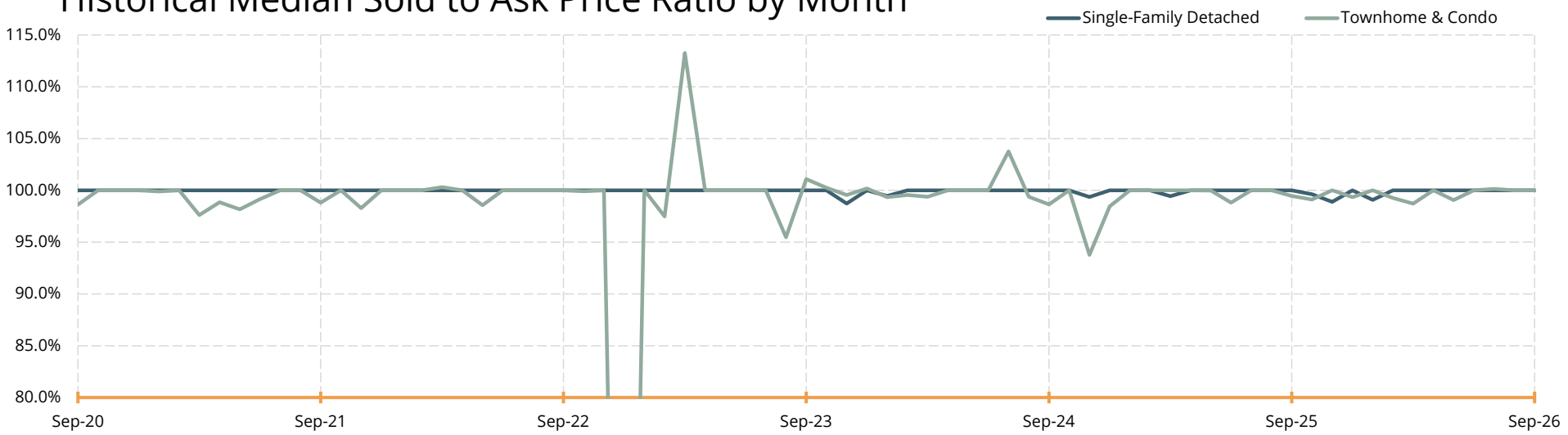


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**99.6%**	-0.4%	**99.1%**	-0.9%
Nov-25	**98.9%**	-0.5%	**100.0%**	6.7%
Dec-25	**100.0%**	0.0%	**99.3%**	0.9%
Jan-26	**99.1%**	-0.9%	**100.0%**	0.0%
Feb-26	**100.0%**	0.0%	**99.3%**	-0.7%
Mar-26	**100.0%**	0.6%	**98.7%**	-1.3%
Apr-26	**100.0%**	0.0%	**100.0%**	0.0%
May-26	**100.0%**	0.0%	**99.1%**	-0.9%
Jun-26	**100.0%**	0.0%	**100.0%**	1.2%
Jul-26	**100.0%**	0.0%	**100.1%**	0.1%
Aug-26	**100.0%**	0.0%	**100.0%**	0.0%
Sep-26	**100.0%**	0.0%	**100.0%**	0.5%
12-month Avg	99.8%	-0.1%	99.6%	0.4%

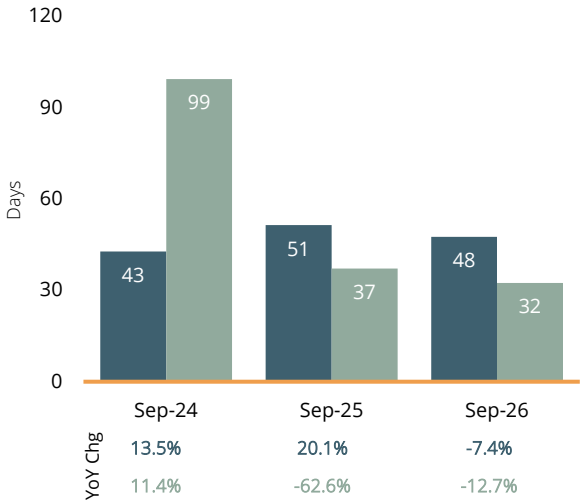
Historical Median Sold to Ask Price Ratio by Month



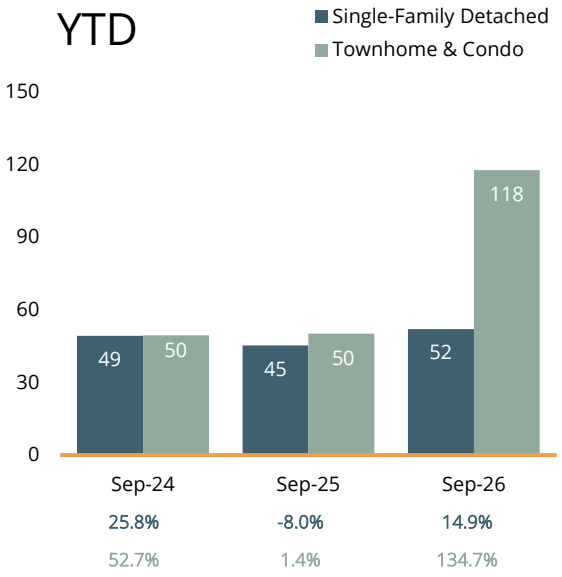
Source: Virginia REALTORS®, data accessed October 15, 2026

Average Days on Market

September

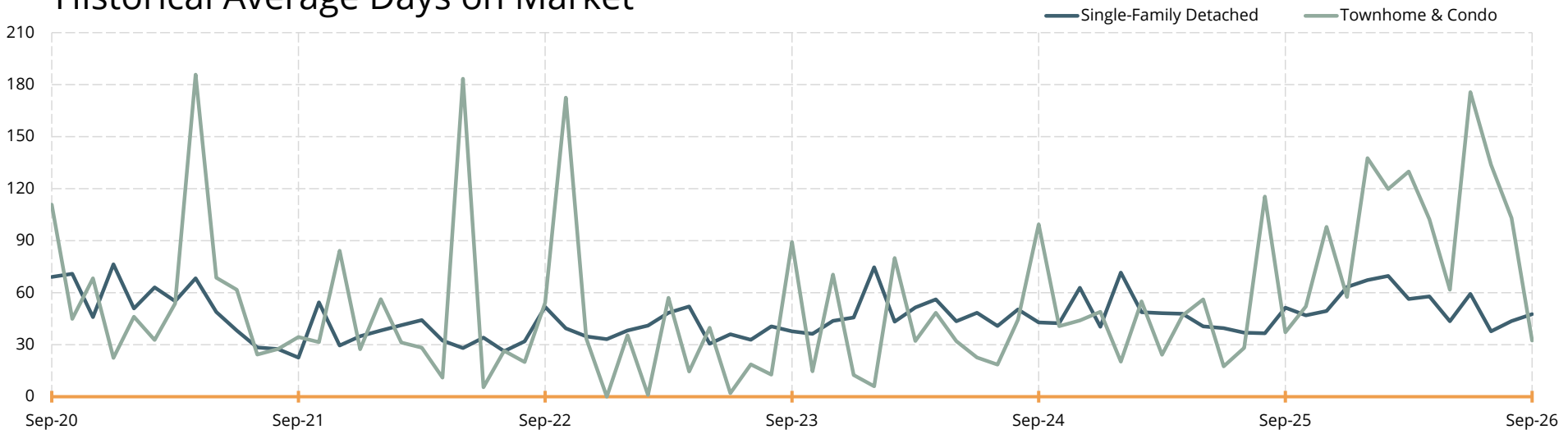


YTD



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**47**	10.6%	**52**	27.9%
Nov-25	**49**	-21.2%	**98**	122.7%
Dec-25	**63**	57.0%	**57**	17.2%
Jan-26	**67**	-6.1%	**138**	581.5%
Feb-26	**70**	42.8%	**120**	117.7%
Mar-26	**56**	16.9%	**130**	435.4%
Apr-26	**58**	20.8%	**102**	118.9%
May-26	**43**	7.0%	**62**	10.0%
Jun-26	**59**	49.9%	**176**	904.1%
Jul-26	**38**	2.3%	**134**	374.1%
Aug-26	**44**	19.5%	**103**	-10.7%
Sep-26	**48**	-7.4%	**32**	-12.7%
12-month Avg	54	13.3%	100	125.3%

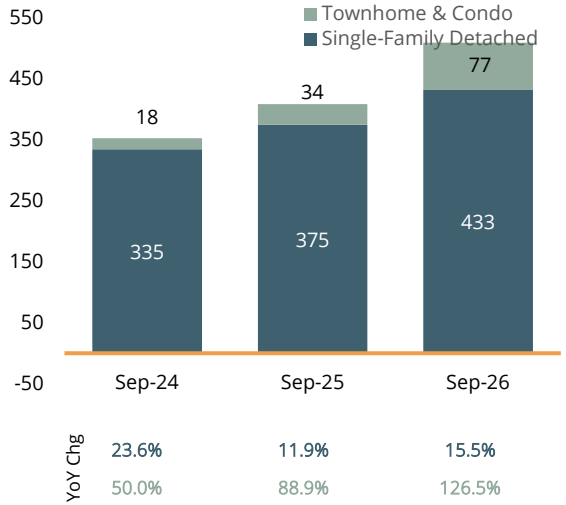
Historical Average Days on Market



Source: Virginia REALTORS®, data accessed October 15, 2026

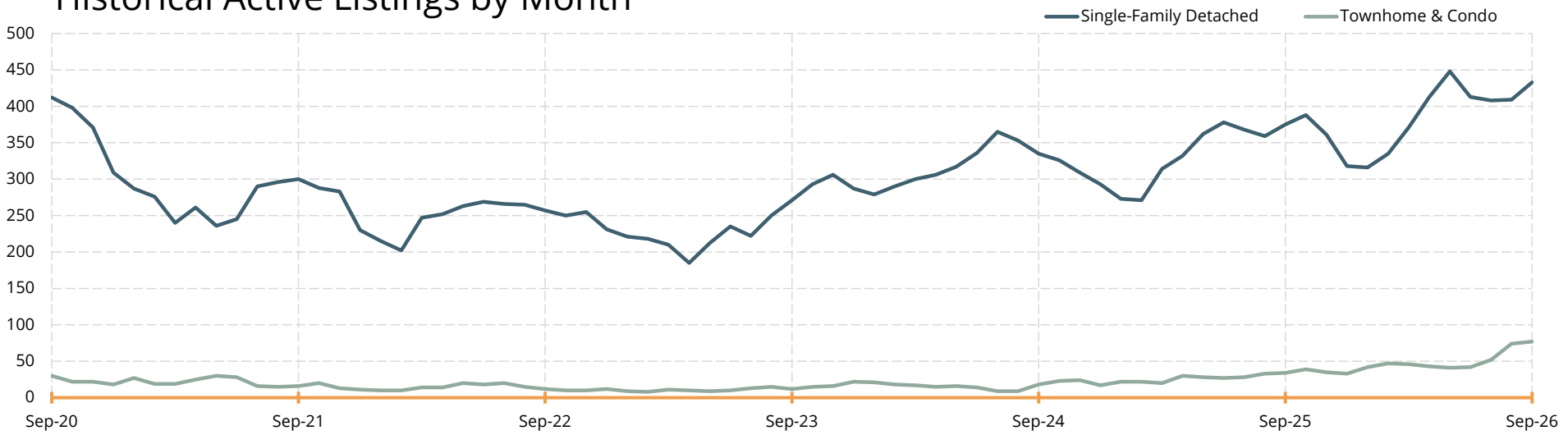
Active Listings

September



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**388**	19.0%	**39**	69.6%
Nov-25	**361**	16.8%	**35**	45.8%
Dec-25	**318**	8.5%	**33**	94.1%
Jan-26	**316**	15.8%	**42**	90.9%
Feb-26	**335**	23.6%	**47**	113.6%
Mar-26	**371**	18.2%	**46**	130.0%
Apr-26	**413**	24.4%	**43**	43.3%
May-26	**448**	23.8%	**41**	46.4%
Jun-26	**413**	9.3%	**42**	55.6%
Jul-26	**408**	10.9%	**52**	85.7%
Aug-26	**409**	13.9%	**74**	124.2%
Sep-26	**433**	15.5%	**77**	126.5%
12-month Avg	384	16.5%	48	85.4%

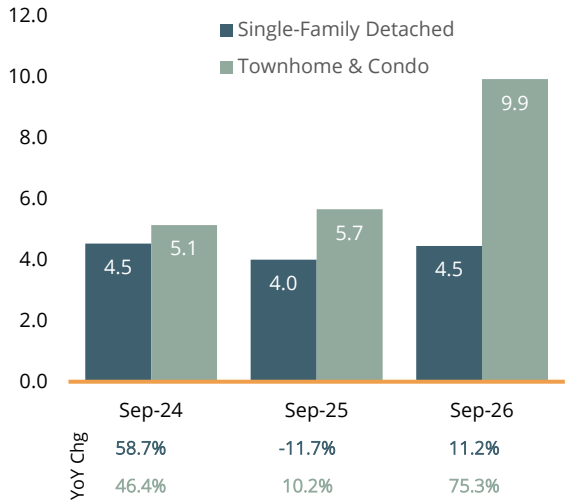
Historical Active Listings by Month



Source: Virginia REALTORS®, data accessed October 15, 2026

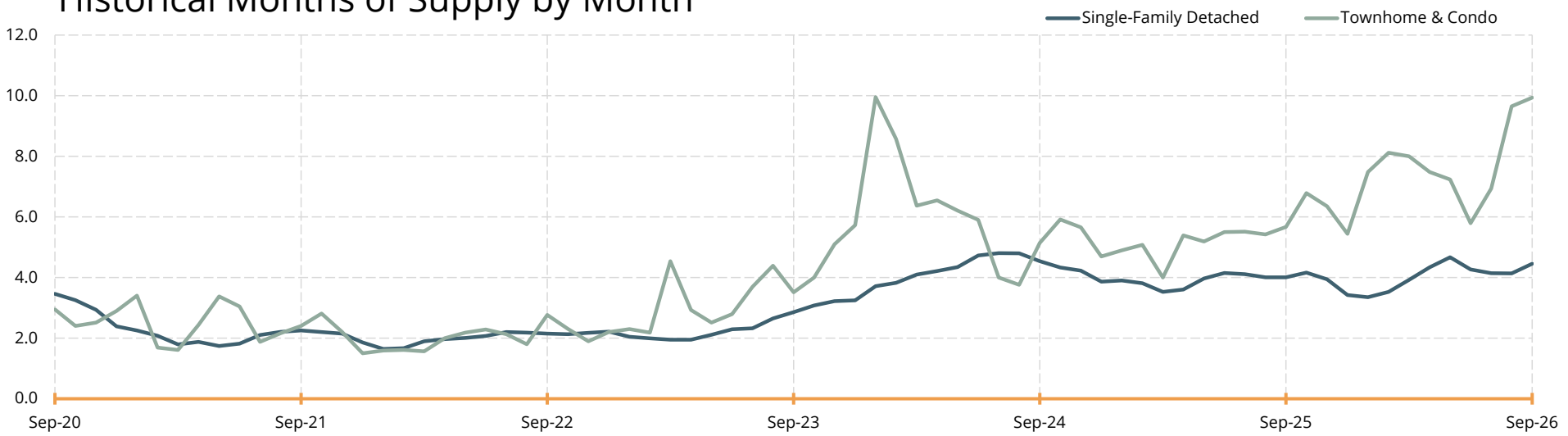
Months of Supply

September



Month	Single-Family Detached	YoY Chg	Townhomes & Condos	YoY Chg
Oct-25	**4.2**	-3.8%	**6.8**	14.7%
Nov-25	**3.9**	-6.7%	**6.4**	12.3%
Dec-25	**3.4**	-11.5%	**5.4**	15.9%
Jan-26	**3.4**	-14.2%	**7.5**	52.8%
Feb-26	**3.5**	-7.4%	**8.1**	59.9%
Mar-26	**3.9**	11.1%	**8.0**	100.0%
Apr-26	**4.3**	20.5%	**7.5**	38.7%
May-26	**4.7**	17.6%	**7.2**	39.4%
Jun-26	**4.3**	2.9%	**5.8**	5.3%
Jul-26	**4.1**	0.8%	**6.9**	25.8%
Aug-26	**4.1**	3.4%	**9.7**	77.9%
Sep-26	**4.5**	11.2%	**9.9**	75.3%
12-month Avg	4.0	1.8%	7.4	41.8%

Historical Months of Supply by Month



Source: Virginia REALTORS®, data accessed October 15, 2026

Area Overview - Total Market

	New Listings			Sales			Median Sales Price			Active Listings			Months Supply		
Geography	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg
Gloucester County	69	**73**	5.8%	56	**38**	-32.1%	$405,000	**$359,450**	-11.2%	153	**209**	36.6%	3.8	**4.6**	21.8%
King & Queen County	9	**17**	88.9%	4	**6**	50.0%	$309,950	**$262,500**	-15.3%	18	**28**	55.6%	3.0	**3.9**	29.4%
King William County	30	**25**	-16.7%	26	**29**	11.5%	$361,665	**$355,000**	-1.8%	81	**107**	32.1%	3.3	**3.8**	14.6%
Mathews County	21	**16**	-23.8%	14	**10**	-28.6%	$342,925	**$282,000**	-17.8%	66	**64**	-3.0%	6.2	**5.7**	-7.8%
Middlesex County	22	**37**	68.2%	25	**25**	0.0%	$429,000	**$357,000**	-16.8%	91	**102**	12.1%	5.1	**5.0**	-2.3%

Source: Virginia REALTORS®, data accessed October 15, 2026

Area Overview - Total Market YTD

	New Listings YTD			Sales YTD			Median Sales Price YTD			Active Listings YTD		
Geography	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg
Gloucester County	564	**685**	21.5%	379	**382**	0.8%	$359,950	**$389,000**	8.1%	153	**209**	36.6%
King & Queen County	79	**85**	7.6%	57	**46**	-19.3%	$324,975	**$299,750**	-7.8%	18	**28**	55.6%
King William County	332	**385**	16.0%	241	**265**	10.0%	$363,100	**$358,475**	-1.3%	81	**107**	32.1%
Mathews County	193	**185**	-4.1%	105	**106**	1.0%	$383,500	**$330,000**	-14.0%	66	**64**	-3.0%
Middlesex County	257	**293**	14.0%	171	**176**	2.9%	$386,150	**$423,500**	9.7%	91	**102**	12.1%

Source: Virginia REALTORS®, data accessed October 15, 2026

Area Overview - Single Family Detached Market

	New Listings			Sales			Median Sales Price			Active Listings			Months Supply		
Geography	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg
Gloucester County	68	**68**	0.0%	52	**37**	-28.8%	$414,000	**$359,900**	-13.1%	146	**177**	21.2%	3.8	**4.6**	20.0%
King & Queen County	9	**17**	88.9%	4	**6**	50.0%	$309,950	**$262,500**	-15.3%	18	**28**	55.6%	3.0	**4.8**	60.0%
King William County	23	**18**	-21.7%	25	**26**	4.0%	$363,330	**$375,000**	3.2%	59	**66**	11.9%	2.7	**2.8**	3.1%
Mathews County	21	**16**	-23.8%	13	**10**	-23.1%	$349,900	**$282,000**	-19.4%	66	**64**	-3.0%	6.3	**5.6**	-10.0%
Middlesex County	21	**36**	71.4%	25	**22**	-12.0%	$429,000	**$371,000**	-13.5%	86	**98**	14.0%	5.1	**5.5**	7.7%

Source: Virginia REALTORS®, data accessed October 15, 2026

Area Overview - Single Family Detached Market YTD

	New Listings YTD			Sales YTD			Median Sales Price YTD			Active Listings YTD		
Geography	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg
Gloucester County	547	**635**	16.1%	364	**365**	0.3%	$365,000	**$396,500**	8.6%	146	**177**	21.2%
King & Queen County	79	**85**	7.6%	57	**46**	-19.3%	$324,975	**$299,750**	-7.8%	18	**28**	55.6%
King William County	286	**292**	2.1%	212	**215**	1.4%	$367,106	**$377,500**	2.8%	59	**66**	11.9%
Mathews County	191	**184**	-3.7%	103	**105**	1.9%	$385,000	**$330,000**	-14.3%	66	**64**	-3.0%
Middlesex County	247	**278**	12.6%	168	**165**	-1.8%	$387,300	**$425,000**	9.7%	86	**98**	14.0%

Source: Virginia REALTORS®, data accessed October 15, 2026

Area Overview - Townhome & Condo Market

	New Listings			Sales			Median Sales Price			Active Listings			Months Supply		
Geography	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg
Gloucester County	1	**5**	400.0%	4	**1**	-75.0%	$299,950	**$265,000**	-11.7%	7	**32**	357.1%	2.9	**17.5**	506.1%
King & Queen County	0	**0**	n/a	0	**0**	n/a	$0	**$0**	n/a	0	**0**	n/a	0.0	**0.0**	n/a
King William County	7	**7**	0.0%	1	**3**	200.0%	$359,000	**$320,000**	-10.9%	22	**41**	86.4%	7.9	**8.6**	9.5%
Mathews County	0	**0**	n/a	1	**0**	n/a	$335,950	**$0**	n/a	0	**0**	n/a	0.0	**0.0**	n/a
Middlesex County	1	**1**	0.0%	0	**3**	n/a	$0	**$349,000**	n/a	5	**4**	-20.0%	6.0	**3.7**	-38.5%

Source: Virginia REALTORS®, data accessed October 15, 2026

Area Overview - Townhome & Condo Market YTD

	New Listings YTD			Sales YTD			Median Sales Price YTD			Active Listings YTD		
Geography	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg	Sep-25	Sep-26	% chg
Gloucester County	17	**50**	194.1%	15	**17**	13.3%	$334,900	**$330,000**	-1.5%	7	**32**	357.1%
King & Queen County	0	**0**	n/a	0	**0**	n/a	$0	**$0**	n/a	0	**0**	n/a
King William County	46	**93**	102.2%	29	**50**	72.4%	$329,950	**$287,290**	-12.9%	22	**41**	86.4%
Mathews County	2	**1**	-50.0%	2	**1**	-50.0%	$317,225	**$365,000**	15.1%	0	**0**	n/a
Middlesex County	10	**15**	50.0%	3	**11**	266.7%	$385,000	**$400,000**	3.9%	5	**4**	-20.0%

Source: Virginia REALTORS®, data accessed October 15, 2026

Virginia REALTORS®

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.

All inquiries regarding this report may be directed to:
Robin Spensieri
Virginia REALTORS® Vice President of Communications and Media Relations
rspensieri@virginiarealtors.org
804-622-7954

Data and analysis provided by Virginia REALTORS® Research Team

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.