

October 2022

Warren County, VA

Sold Summary

	Oct 2022	Oct 2021	% Change
Sold Dollar Volume	\$15,198,391	\$25,353,743	-40.05%
Avg Sold Price	\$340,169	\$358,531	-5.12%
Median Sold Price	\$320,000	\$327,000	-2.14%
Units Sold	44	70	-37.14%
Avg Days on Market	23	32	-28.13%
Avg List Price for Solds	\$345,417	\$362,196	-4.63%
Avg SP to OLP Ratio	96.1%	97.9%	-1.88%
Ratio of Avg SP to Avg OLP	96.8%	97.5%	-0.72%
Attached Avg Sold Price	\$237,250	\$233,100	1.78%
Detached Avg Sold Price	\$356,420	\$366,133	-2.65%
Attached Units Sold	6	4	50.00%
Detached Units Sold	38	66	-42.42%

Notes:

- SP = Sold Price
- OLP = Original List Price
- LP = List Price (at time of sale)
- Garage/Parking Spaces are not included in Detached/Attached section totals.

Inventory

	Oct 2022	Oct 2021	% Change
Active Listings	110	95	15.79%
New Listings	58	81	-28.40%
New Under Contracts	0	0	0%
New Contingents	0	0	0%
New Pending	47	73	-35.62%
All Pending	77	119	-35.29%

Financing (Sold)

Assumption	0
Cash	10
Conventional	22
FHA	5
Other	0
Owner	0
VA	2

Days on Market (Sold)

0	1
1 to 10	18
11 to 20	9
21 to 30	4
31 to 60	6
61 to 90	5
91 to 120	0
121 to 180	0
181 to 360	1
361 to 720	0
721+	0

Sold Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	1	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	1	0	0
\$100K to \$149,999	0	0	1	0	0	0	0	2	0	0
\$150K to \$199,999	3	1	1	1	0	0	0	2	0	0
\$200K to \$299,999	3	1	5	3	2	0	0	11	2	0
\$300K to \$399,999	1	0	9	0	3	0	0	32	8	0
\$400K to \$499,999	0	0	3	0	1	0	0	22	5	0
\$500K to \$599,999	0	0	0	0	3	0	0	14	0	0
\$600K to \$799,999	1	0	2	0	0	0	0	7	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	8	2	21	4	9	0	0	95	15	0
Avg Sold Price	\$277,133	\$233,500	\$365,786	\$239,125	\$405,044	\$0	\$0			
Prev Year - Avg Sold Price	\$243,333	\$191,200	\$343,196	\$0	\$472,349	\$275,000	\$0			
Avg Sold % Change	13.89%	22.12%	6.58%	0.00%	-14.25%	0.00%	0.00%			
Prev Year - # of Solds	12	2	33	0	21	2	0			

Active Detail

Price Ranges	Residential						Condo/Coop	Active Listings		
	2 or Less BR		3 BR		4 or More BR		All	Residential		Condo/Coop
	Detached	Attached/TH	Detached	Attached/TH	Detached	Attached/TH	Attached	Detached	Attached/TH	Attached
< \$50,000	0	0	0	0	0	0	0	1	0	0
\$50K to \$99,999	0	0	0	0	0	0	0	1	0	0
\$100K to \$149,999	0	0	1	0	0	0	0	2	0	0
\$150K to \$199,999	3	1	1	1	0	0	0	2	0	0
\$200K to \$299,999	3	1	5	3	2	0	0	11	2	0
\$300K to \$399,999	1	0	9	0	3	0	0	32	8	0
\$400K to \$499,999	0	0	3	0	1	0	0	22	5	0
\$500K to \$599,999	0	0	0	0	3	0	0	14	0	0
\$600K to \$799,999	1	0	2	0	0	0	0	7	0	0
\$800K to \$999,999	0	0	0	0	0	0	0	1	0	0
\$1M to \$2,499,999	0	0	0	0	0	0	0	1	0	0
\$2.5M to \$4,999,999	0	0	0	0	0	0	0	1	0	0
\$5,000,000+	0	0	0	0	0	0	0	0	0	0
Total	8	2	21	4	9	0	0	95	15	0
Avg Sold Price	\$277,133	\$233,500	\$365,786	\$239,125	\$405,044	\$0	\$0			
Prev Year - Avg Sold Price	\$243,333	\$191,200	\$343,196	\$0	\$472,349	\$275,000	\$0			
Avg Sold % Change	13.89%	22.12%	6.58%	0.00%	-14.25%	0.00%	0.00%			
Prev Year - # of Solds	12	2	33	0	21	2	0			