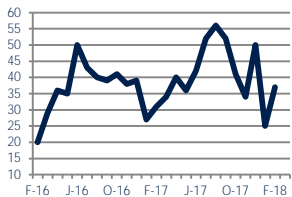




Units Sold

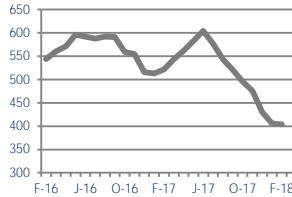
37



Up
Vs. Year Ago

Active Inventory

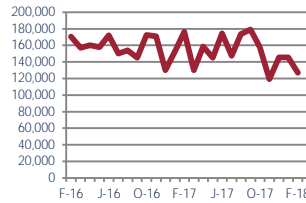
404



Down -23%
Vs. Year Ago

Median Sale Price

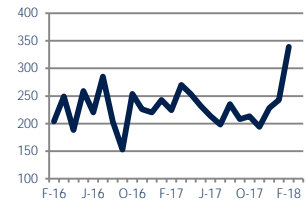
\$127,000



Down
Vs. Year Ago

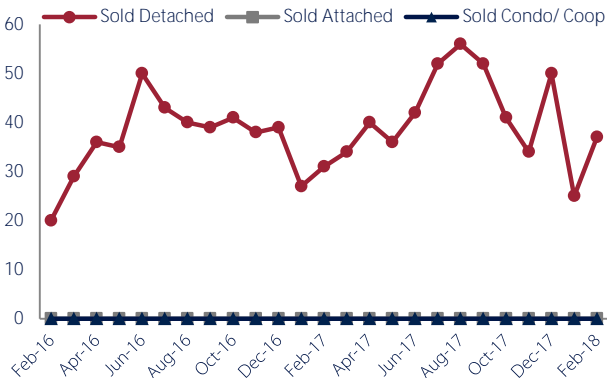
Days On Market

339



Up
Vs. Year Ago

Units Sold*



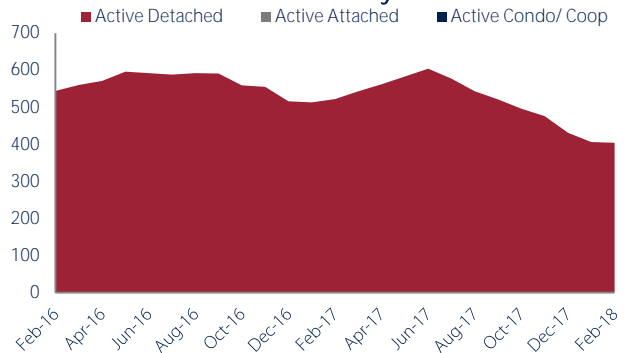
Units Sold

With relatively few transactions, there was an increase in total units sold in February, with 37 sold this month in Accomack County. This month's total units sold was higher than at this time last year, an increase from February 2017.

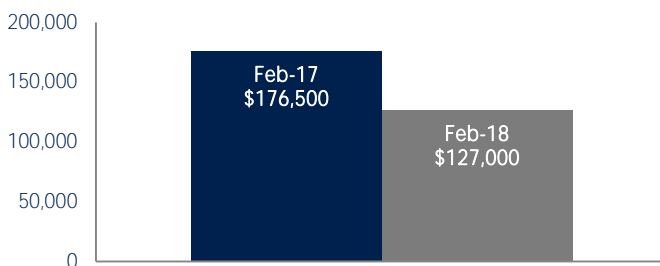
Active Inventory

Versus last year, the total number of homes available this month is lower by 118 units or 23%. The total number of active inventory this February was 404 compared to 522 in February 2017. This month's supply remained stable as compared to last month.

Active Inventory*



Median Sale Price



Median Sale Price

Due to the relatively small number of units sold, the median sale price showed significant change this month. Last February, the median sale price for Accomack County Homes was \$176,500. This February, the median sale price was \$127,000, a decrease of \$49,500 compared to last year. The current median sold price is lower than in January.

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

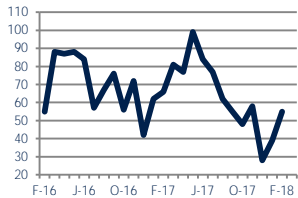


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by ESAOR and 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 ESAOR or Long & Foster Real Estate, Inc.



New Listings

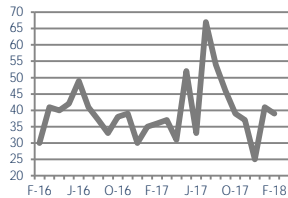
55



Down -17%
Vs. Year Ago

Current Contracts

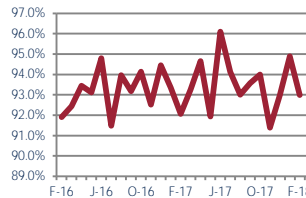
39



Up 8%
Vs. Year Ago

Sold Vs. List Price

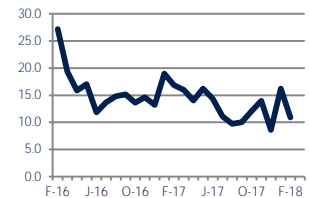
93.0%



Up 1%
Vs. Year Ago

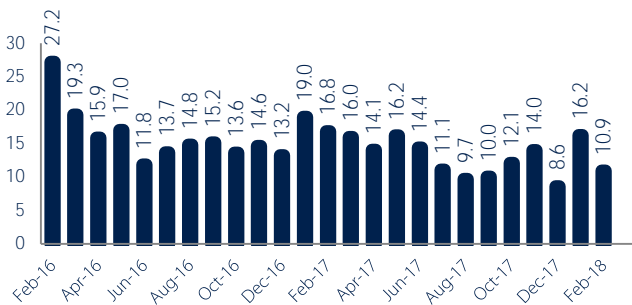
Months of Supply

10.9



Down -35%
Vs. Year Ago

Months Of Supply



Months of Supply

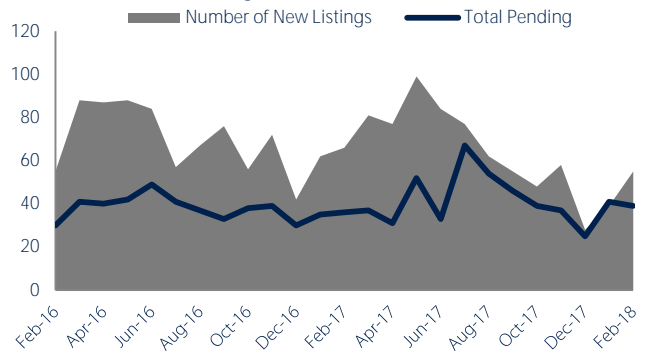
In February, there was 10.9 months of supply available in Accomack County, compared to 16.8 in February 2017. That is a decrease of 35% versus a year ago.

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.

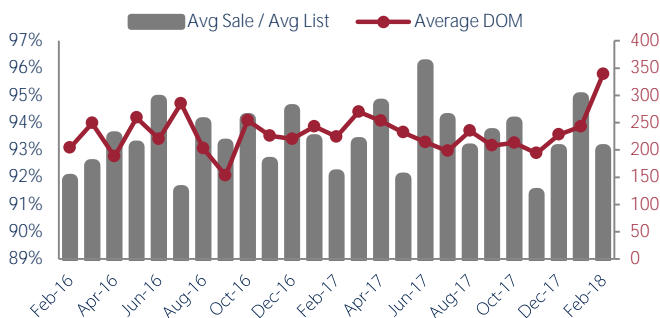
New Listings & Current Contracts

This month there were 55 homes newly listed for sale in Accomack County compared to 66 in February 2017, a decrease of 17%. There were 39 current contracts pending sale this February compared to 36 a year ago. The number of current contracts is 8% higher than last February.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In February, the average sale price in Accomack County was 93.0% of the average list price, which is 0.9% higher than at this time last year.

Days On Market

This month, the average number of days on market was 339, higher than the average last year, which was 224. This increase was impacted by the limited number of sales.



*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.

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