

## May 2017 Sales Report: Middlesex County

### WATERFRONT HOMES:

Street	Sold Price	List Price	Days on Market	City/Town	Body of Water
RANDOLPH ST	\$315,000	\$339,000	36	MIDDLESEX	RAPPAHANNOCK RIVER
KELLUM AVE.	\$234,000	\$249,000	213	DELTAVILLE	STURGEON CREEK
WOOLDRIDGE COVE DR	\$375,000	\$394,950	2	MIDDLESEX	MOORES CREEK
BLUE DEVIL DR	\$1,250,000	\$1,450,000	360	DELTAVILLE	PIANKATANK RIVER
CROSS ST	\$280,000	\$299,750	65	URBANNA	URBANNA CREEK
MUSICK LN	\$225,000	\$255,000	3	DELTAVILLE	STURGEON CREEK

Figure 1: Waterfront Homes Sold in Middlesex County, May 2017

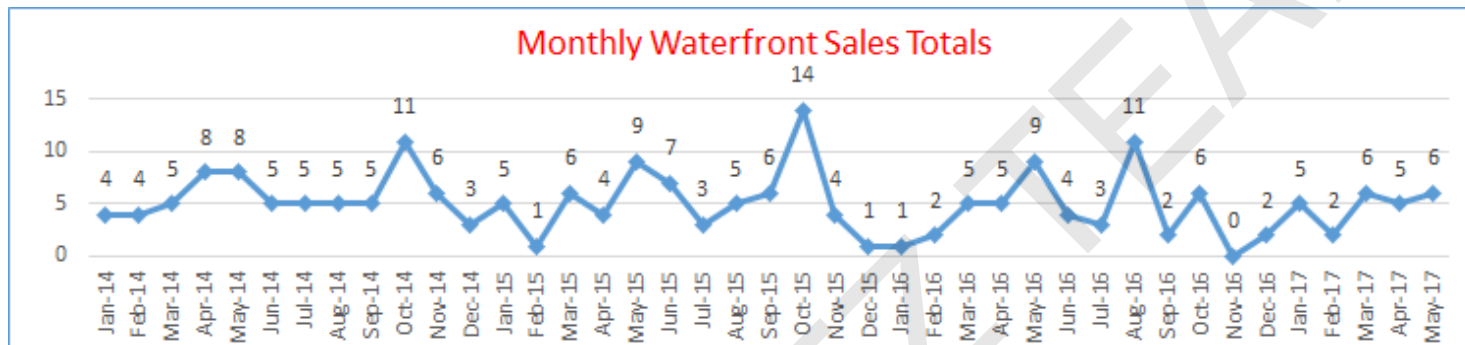


Figure 2: Waterfront Home Sales Totals by Month

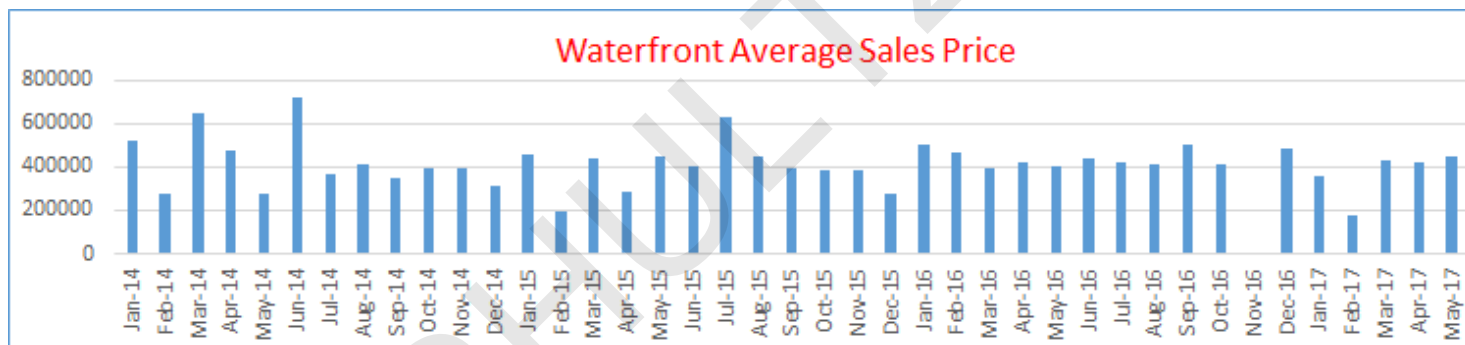


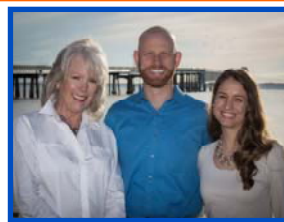
Figure 3: Waterfront Home Average Sales Price by Month.

Sales Comparison 2017 and 2016			
	2017	2016	Change
Units	24	22	9.1%
Dollar Volume	\$9,510,900	\$9,126,400	4.2%
Avg Sales Price	\$396,288	\$414,836	-4.5%
Median Sales Price	\$319,000	\$411,250	-22.4%
Avg. Days on Market	149	165	-9.3%

Figure 4: Year to Date Sales Comparison Between 2015 and 2016 for Waterfront Homes.

End of Year Sales Total 2014 - 2016			
	2016	2015	2014
Units	50	65	69
Dollar Volume	\$21,094,300	\$26,828,725	\$29,203,750
Avg. Sales Price	\$421,886	\$412,750	\$423,243
Median Sales Price	\$394,250	\$360,000	\$370,000
Avg. Days on Market	175	252	394

Figure 5: End of Year Sales Totals 2014 - 2016 for Waterfront Homes.



## May 2017 Sales Report: Middlesex County

### OFF-WATER HOMES

Street	Sold Price	List Price	Days on Market	City/Town
WATERWICH LN	\$220,000	\$229,000	51	DELTAVILLE
ORCHARD COVE RD	\$325,000	\$329,000	30	LOCUST HILL
WILD GOOSE DR	\$190,000	\$198,500	92	HARDYVILLE
RABBIT RUN RD	\$124,500	\$124,500	10	SALUDA
LINDEN AVE	\$105,600	\$68,200	55	URBANNA
WEST AVE	\$215,000	\$237,000	240	URBANNA
PINTAIL TRAIL	\$225,000	\$249,950	244	WAKE
TIMBERNECK RD	\$95,000	\$99,500	112	DELTAVILLE
GENERAL PULLER HWY	\$52,500	\$59,900	231	HARTFIELD

Figure 6: Off-Water Homes Sold in Middlesex County, May 2017.

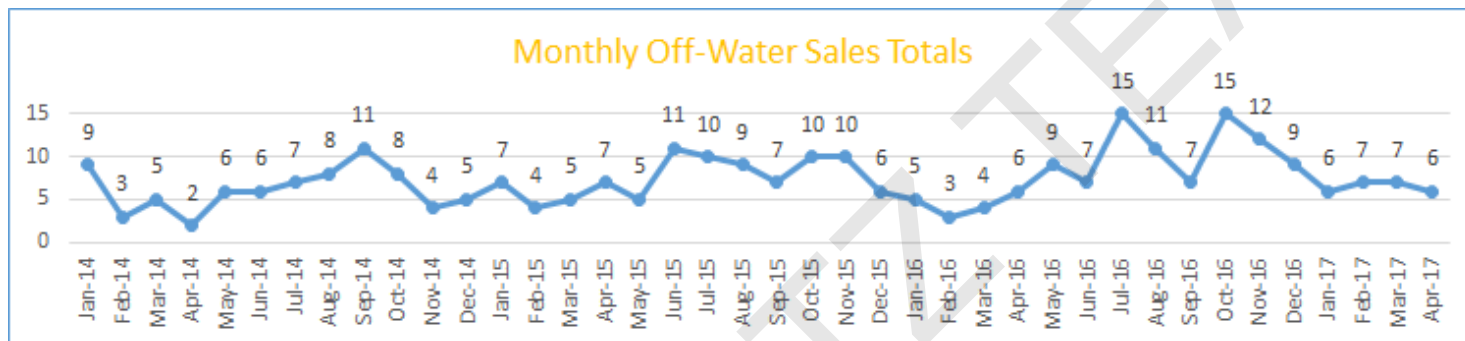


Figure 7: Off-Water Home Sales Totals by Month.

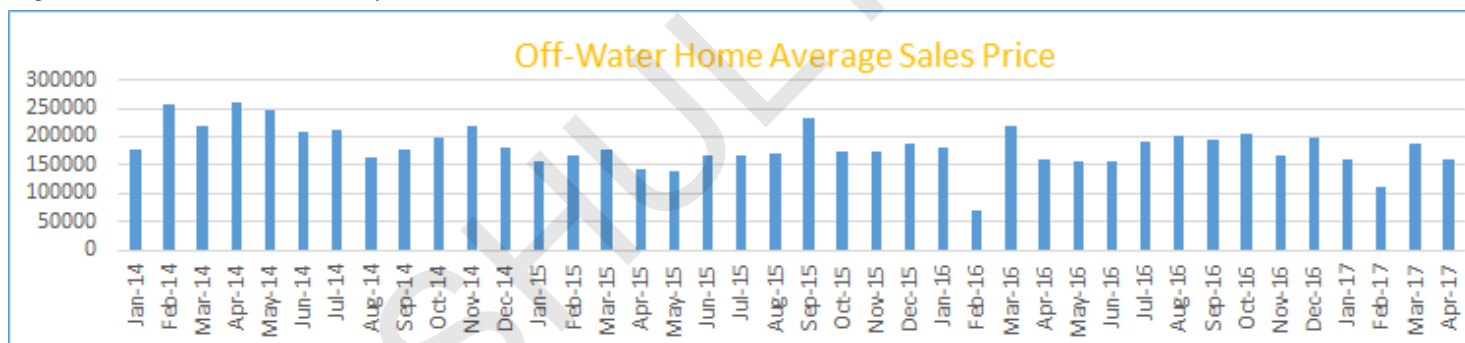


Figure 8: Average Off-Water Home Price by Month.

Sales Comparison 2017 and 2016			
	2017	2016	Change
Units	35	27	29.6%
Dollar Volume	\$5,576,539	\$4,377,651	27.4%
Avg Sales Price	\$159,330	\$162,135	-1.7%
Median Sales Price	\$146,000	\$135,000	8.1%
Avg. Days on Market	153	129	18.1%

Figure 9: Year to Date Sales Comparison Between 2015 and 2016 for Off-

End of Year Sales Total 2014 - 2016			
	2016	2015	2014
Units	103	91	74
Dollar Volume	\$18,748,351	\$15,647,750	\$14,834,500
Avg. Sales Price	\$182,023	\$171,953	\$200,466
Median Sales Price	\$168,500	\$160,000	\$188,000
Avg. Days on Market	157	222	235

Figure 10: End of Year Sales Totals 2014 - 2016 for Off-Water Homes.

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