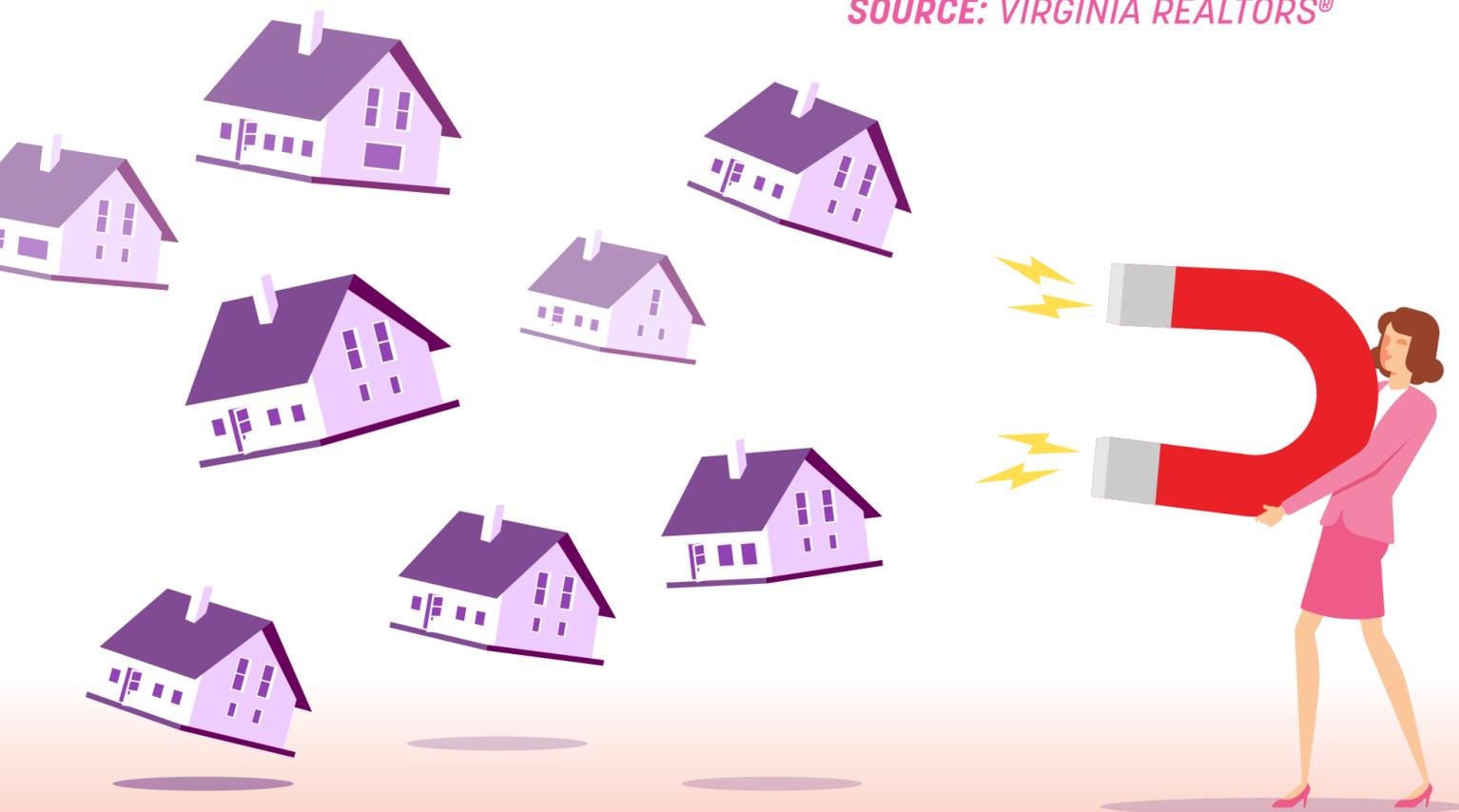


SUDDEN SPIKE IN LISTINGS

GOOD NEWS? OR SIGN OF A HOUSING MARKET CRISIS?

	YTD 2024	YTD 2025	YTD % CHANGE
New Listings	18,095	19,197	6.1%
Active Listings (END OF THE MONTH)	14,417	17,529	21.6%

SOURCE: VIRGINIA REALTORS®



While Virginia's market may see ripple effects from federal government workforce cuts and return-to-office mandates, **the recent surge in listings data should not be a cause for concern.**

The increase we saw at the beginning of 2025 is a continuation of the upward trend in listings we have been seeing since last year.

This rise can also be attributed to homes staying on the market longer rather than a major influx of listings.