

# Charles City County

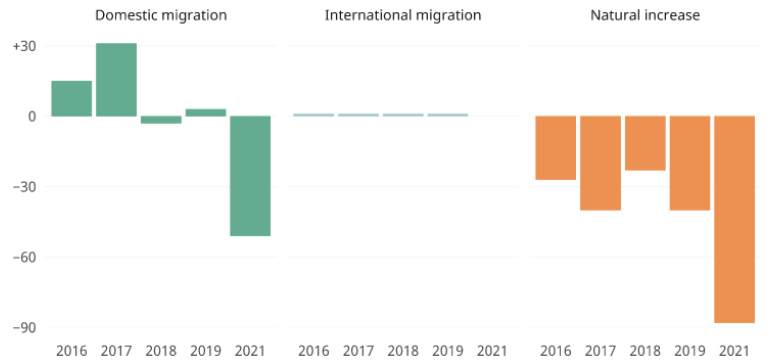
2022 Data Update: Local Highlights

## Natural decreases account for the county's population decline.

Between 2010 and 2020, Charles City County's population shrunk by almost 7 percent. It was the only locality in the region that lost population.

This decline is mainly due to births being consistently under the number of deaths. More recently, a net loss of people moving into and out of the county has also contributed.

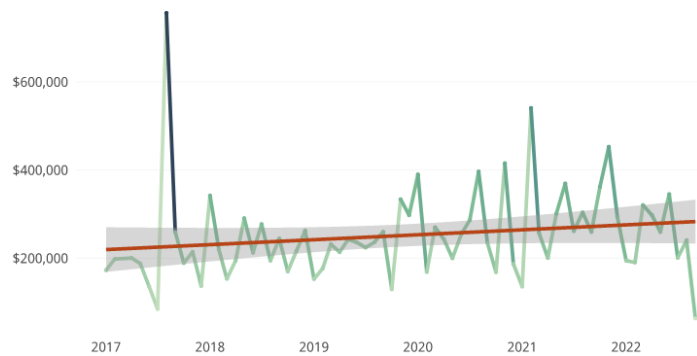
**Charles City County: Components of population change**  
2016 through 2021



**Note:** 2020 components of change data not available.  
**Source:** U.S. Census Bureau, Population Estimates Program.

## Charles City County: Median home sales price

January 2017 to September 2022



**Source:** Central Virginia Regional Multiple Listing Service.

## Charles City County continues to be an affordable place to buy a home.

Thanks to relatively low demand, home prices in the county have not increased at the same pace seen in other parts of the region.

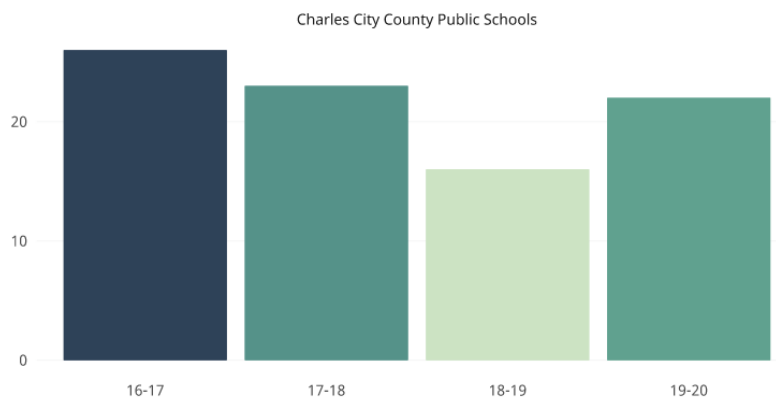
Today, the average home can be purchased for around \$250,000. However, inventory remains low, with only 10 sales per month on average.

## Housing instability remains a challenge for some students.

In the 2019-2020 school year, 22 public school students in the county were part of families that were homeless, living in motels, or doubled up with another family.

Students without a safe, reliable home are more likely to be chronically absent and fall behind their peers.

**Enrolled students experiencing homelessness by school year**  
2016-2017 to 2019-2020



**Source:** William & Mary School of Education, Project HOME - Virginia.