

Local Market Update – June 2020

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 50

50-Richmond

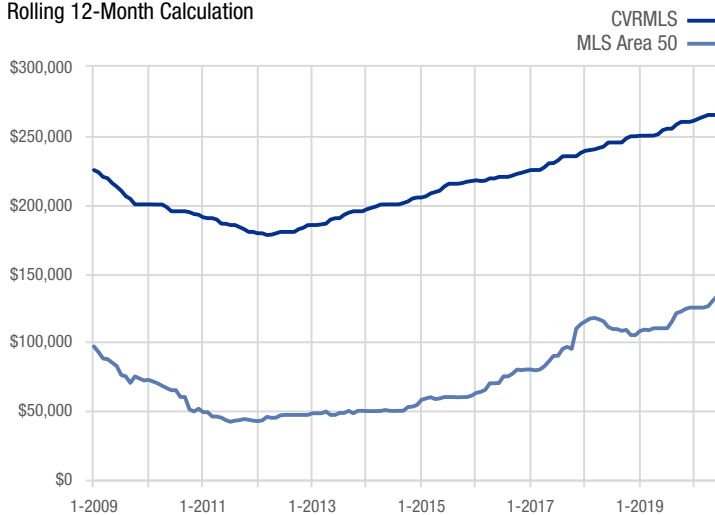
Single Family	June			Year to Date		
	2019	2020	% Change	Thru 6-2019	Thru 6-2020	% Change
New Listings	46	35	- 23.9%	236	172	- 27.1%
Pending Sales	24	35	+ 45.8%	179	161	- 10.1%
Closed Sales	29	32	+ 10.3%	158	163	+ 3.2%
Days on Market Until Sale	25	20	- 20.0%	26	27	+ 3.8%
Median Sales Price*	\$125,000	\$150,000	+ 20.0%	\$122,000	\$134,975	+ 10.6%
Average Sales Price*	\$120,339	\$152,784	+ 27.0%	\$120,990	\$143,987	+ 19.0%
Percent of Original List Price Received*	97.5%	101.2%	+ 3.8%	97.5%	98.0%	+ 0.5%
Inventory of Homes for Sale	64	16	- 75.0%	—	—	—
Months Supply of Inventory	2.3	0.5	- 78.3%	—	—	—

Condo/Town	June			Year to Date		
	2019	2020	% Change	Thru 6-2019	Thru 6-2020	% Change
New Listings	1	0	- 100.0%	3	0	- 100.0%
Pending Sales	1	0	- 100.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	12	—	—
Median Sales Price*	—	—	—	\$41,250	—	—
Average Sales Price*	—	—	—	\$41,250	—	—
Percent of Original List Price Received*	—	—	—	103.1%	—	—
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

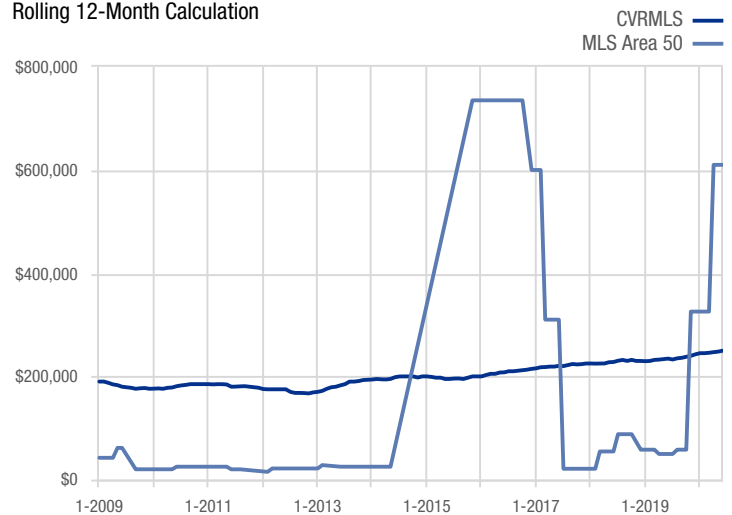
Median Sales Price - Single-Family

Rolling 12-Month Calculation



Median Sales Price - Condo/Town

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.