

Local Market Update – November 2021

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 50

50-Richmond

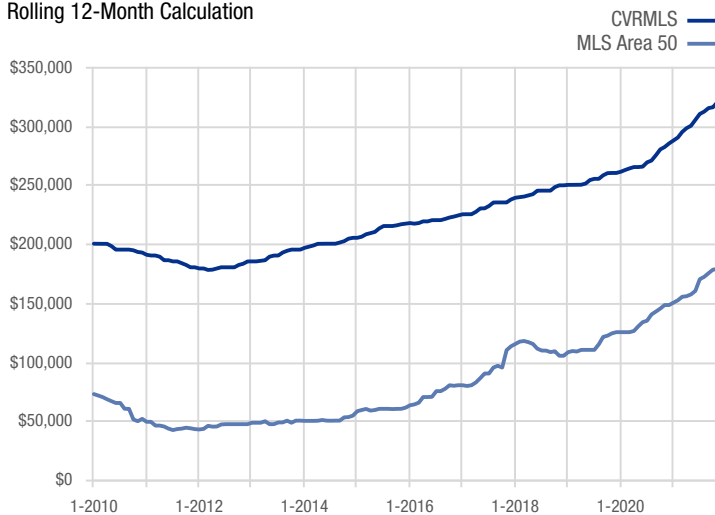
Single Family	November			Year to Date		
	2020	2021	% Change	Thru 11-2020	Thru 11-2021	% Change
Key Metrics						
New Listings	33	22	- 33.3%	331	443	+ 33.8%
Pending Sales	35	31	- 11.4%	303	397	+ 31.0%
Closed Sales	27	34	+ 25.9%	303	396	+ 30.7%
Days on Market Until Sale	12	12	0.0%	21	11	- 47.6%
Median Sales Price*	\$165,000	\$185,000	+ 12.1%	\$147,980	\$179,250	+ 21.1%
Average Sales Price*	\$161,208	\$188,914	+ 17.2%	\$148,214	\$185,212	+ 25.0%
Percent of Original List Price Received*	101.2%	102.5%	+ 1.3%	98.7%	101.3%	+ 2.6%
Inventory of Homes for Sale	28	9	- 67.9%	—	—	—
Months Supply of Inventory	1.0	0.3	- 70.0%	—	—	—

Condo/Town	November			Year to Date		
	2020	2021	% Change	Thru 11-2020	Thru 11-2021	% Change
Key Metrics						
New Listings	0	0	0.0%	0	11	—
Pending Sales	0	0	0.0%	0	11	—
Closed Sales	0	0	0.0%	0	11	—
Days on Market Until Sale	—	—	—	—	7	—
Median Sales Price*	—	—	—	—	\$125,000	—
Average Sales Price*	—	—	—	—	\$168,340	—
Percent of Original List Price Received*	—	—	—	—	97.9%	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

* 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.

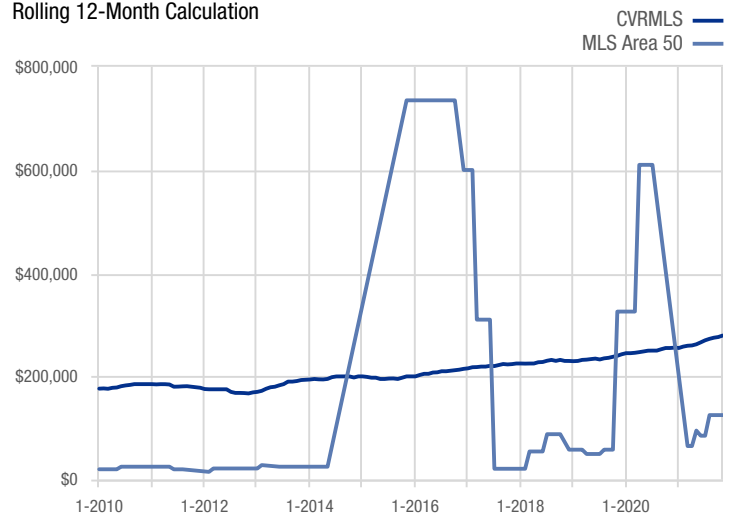
Median Sales Price - Single-Family

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.