

Local Market Update – November 2021

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 54

54-Chesterfield

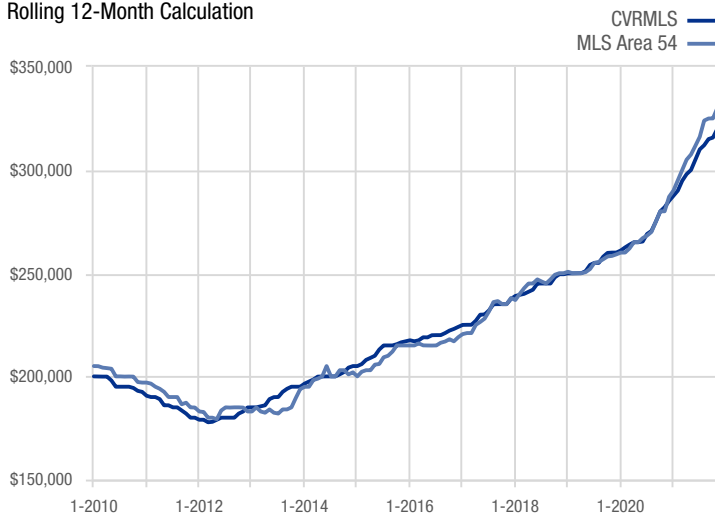
Single Family	November			Year to Date		
	2020	2021	% Change	Thru 11-2020	Thru 11-2021	% Change
New Listings	157	132	- 15.9%	2,310	2,198	- 4.8%
Pending Sales	170	168	- 1.2%	2,114	2,061	- 2.5%
Closed Sales	183	192	+ 4.9%	1,889	2,023	+ 7.1%
Days on Market Until Sale	19	12	- 36.8%	32	13	- 59.4%
Median Sales Price*	\$285,000	\$330,000	+ 15.8%	\$282,000	\$330,000	+ 17.0%
Average Sales Price*	\$303,324	\$358,389	+ 18.2%	\$305,843	\$352,992	+ 15.4%
Percent of Original List Price Received*	101.6%	102.5%	+ 0.9%	100.3%	103.6%	+ 3.3%
Inventory of Homes for Sale	157	86	- 45.2%	—	—	—
Months Supply of Inventory	0.9	0.5	- 44.4%	—	—	—

Condo/Town	November			Year to Date		
	2020	2021	% Change	Thru 11-2020	Thru 11-2021	% Change
New Listings	17	24	+ 41.2%	233	260	+ 11.6%
Pending Sales	19	23	+ 21.1%	218	236	+ 8.3%
Closed Sales	23	22	- 4.3%	153	213	+ 39.2%
Days on Market Until Sale	34	44	+ 29.4%	43	24	- 44.2%
Median Sales Price*	\$252,460	\$326,678	+ 29.4%	\$246,163	\$284,980	+ 15.8%
Average Sales Price*	\$258,915	\$318,991	+ 23.2%	\$240,049	\$279,526	+ 16.4%
Percent of Original List Price Received*	101.8%	103.3%	+ 1.5%	100.0%	104.1%	+ 4.1%
Inventory of Homes for Sale	22	24	+ 9.1%	—	—	—
Months Supply of Inventory	1.2	1.1	- 8.3%	—	—	—

* 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.

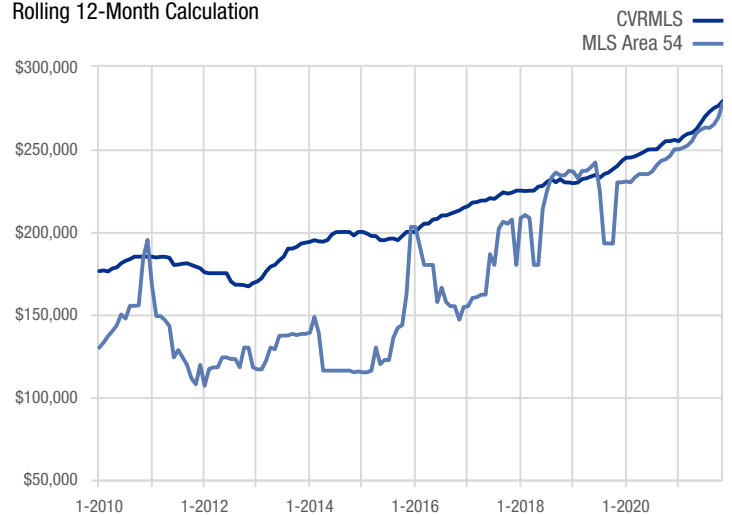
Median Sales Price - Single-Family

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.