

# Local Market Update – December 2021

A Research Tool Provided by Central Virginia Regional MLS.



## MLS Area 52

52-Chesterfield

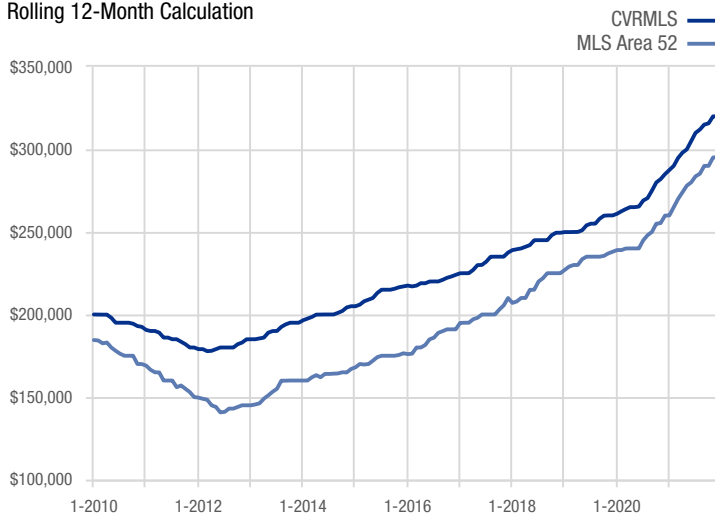
Single Family	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
<b>Key Metrics</b>						
New Listings	115	91	- 20.9%	2,082	2,008	- 3.6%
Pending Sales	115	99	- 13.9%	1,824	1,843	+ 1.0%
Closed Sales	164	146	- 11.0%	1,638	1,909	+ 16.5%
Days on Market Until Sale	17	13	- 23.5%	22	12	- 45.5%
Median Sales Price*	\$291,000	\$315,000	+ 8.2%	\$259,900	\$295,500	+ 13.7%
Average Sales Price*	\$300,338	\$330,753	+ 10.1%	\$270,952	\$309,566	+ 14.3%
Percent of Original List Price Received*	100.8%	102.2%	+ 1.4%	100.2%	103.0%	+ 2.8%
Inventory of Homes for Sale	129	65	- 49.6%	—	—	—
Months Supply of Inventory	0.8	0.4	- 50.0%	—	—	—

Condo/Town	December			Year to Date		
	2020	2021	% Change	Thru 12-2020	Thru 12-2021	% Change
<b>Key Metrics</b>						
New Listings	9	15	+ 66.7%	215	140	- 34.9%
Pending Sales	8	18	+ 125.0%	177	129	- 27.1%
Closed Sales	19	6	- 68.4%	183	129	- 29.5%
Days on Market Until Sale	31	17	- 45.2%	30	21	- 30.0%
Median Sales Price*	\$248,935	\$267,500	+ 7.5%	\$237,000	\$275,000	+ 16.0%
Average Sales Price*	\$240,356	\$259,500	+ 8.0%	\$228,719	\$259,354	+ 13.4%
Percent of Original List Price Received*	103.2%	100.6%	- 2.5%	101.2%	102.6%	+ 1.4%
Inventory of Homes for Sale	15	14	- 6.7%	—	—	—
Months Supply of Inventory	1.0	1.3	+ 30.0%	—	—	—

\* 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.

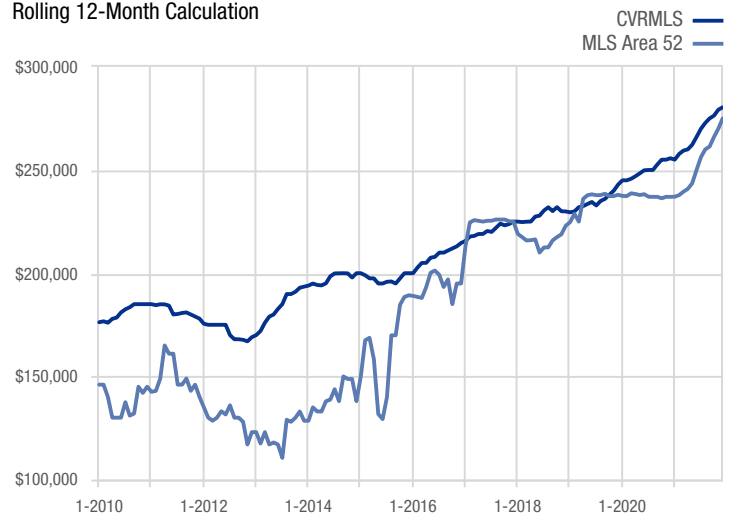
### Median Sales Price - Single-Family

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.