

Local Market Update – March 2022

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 30

30-Richmond

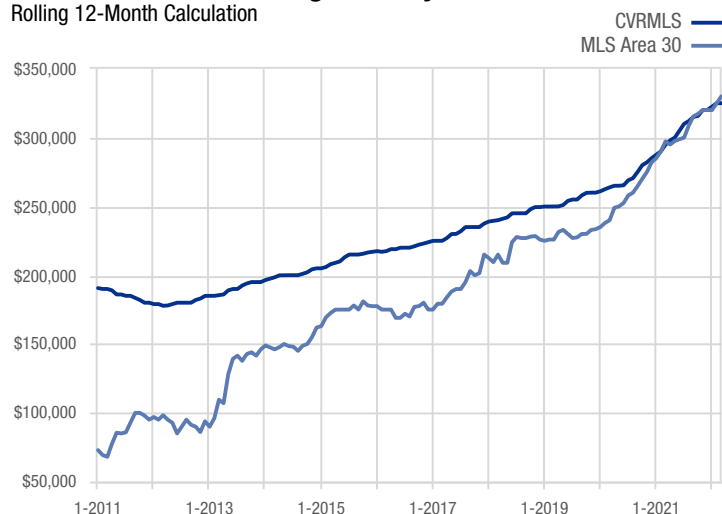
Single Family	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	61	52	- 14.8%	126	136	+ 7.9%
Pending Sales	55	56	+ 1.8%	126	136	+ 7.9%
Closed Sales	51	54	+ 5.9%	116	120	+ 3.4%
Days on Market Until Sale	24	16	- 33.3%	21	21	0.0%
Median Sales Price*	\$310,000	\$357,500	+ 15.3%	\$298,500	\$343,750	+ 15.2%
Average Sales Price*	\$325,844	\$375,054	+ 15.1%	\$307,068	\$348,732	+ 13.6%
Percent of Original List Price Received*	100.9%	102.9%	+ 2.0%	100.4%	99.7%	- 0.7%
Inventory of Homes for Sale	41	22	- 46.3%	—	—	—
Months Supply of Inventory	0.8	0.5	- 37.5%	—	—	—

Condo/Town	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	1	1	0.0%	2	2	0.0%
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	28	9	- 67.9%
Median Sales Price*	—	—	—	\$406,000	\$130,000	- 68.0%
Average Sales Price*	—	—	—	\$406,000	\$130,000	- 68.0%
Percent of Original List Price Received*	—	—	—	97.8%	108.3%	+ 10.7%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.7	0.6	- 14.3%	—	—	—

* 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.

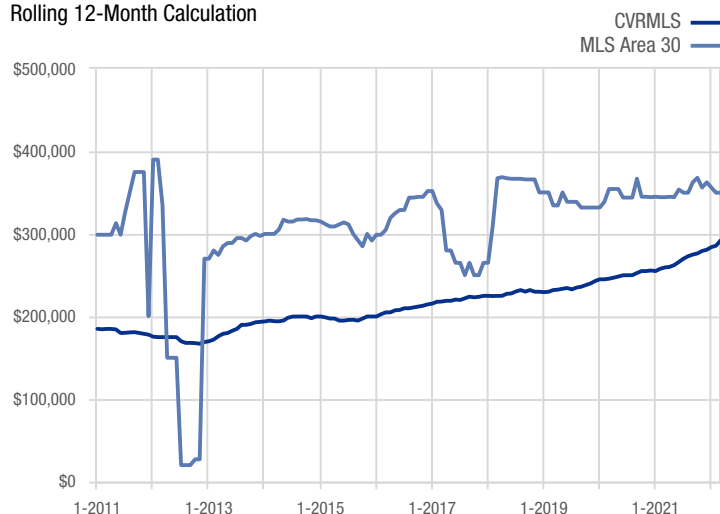
Median Sales Price - Single-Family

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.