

# Local Market Update – March 2022

A Research Tool Provided by Central Virginia Regional MLS.



## MLS Area 52

52-Chesterfield

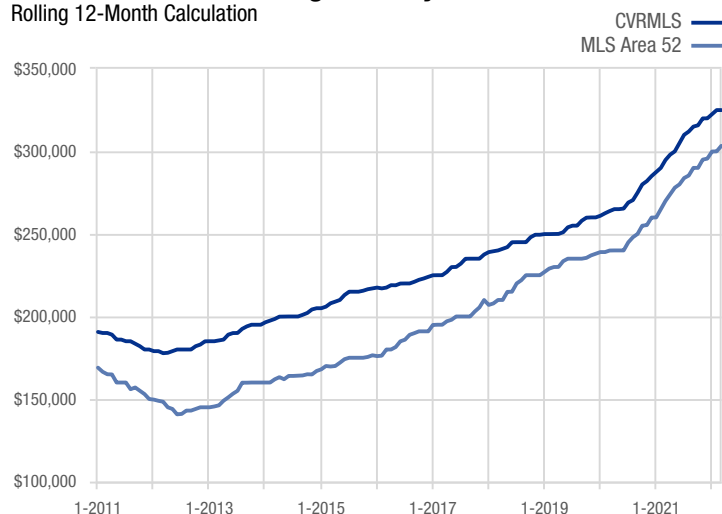
Single Family	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	185	141	- 23.8%	439	384	- 12.5%
Pending Sales	156	141	- 9.6%	395	356	- 9.9%
Closed Sales	149	131	- 12.1%	391	332	- 15.1%
Days on Market Until Sale	12	10	- 16.7%	16	12	- 25.0%
Median Sales Price*	\$295,857	\$325,000	+ 9.9%	\$295,000	\$330,000	+ 11.9%
Average Sales Price*	\$298,053	\$341,724	+ 14.7%	\$297,422	\$344,859	+ 15.9%
Percent of Original List Price Received*	102.8%	105.8%	+ 2.9%	102.2%	104.4%	+ 2.2%
Inventory of Homes for Sale	110	74	- 32.7%	—	—	—
Months Supply of Inventory	0.7	0.5	- 28.6%	—	—	—

Condo/Town	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	9	6	- 33.3%	33	23	- 30.3%
Pending Sales	10	8	- 20.0%	35	30	- 14.3%
Closed Sales	8	4	- 50.0%	23	24	+ 4.3%
Days on Market Until Sale	10	10	0.0%	32	11	- 65.6%
Median Sales Price*	\$251,840	\$307,000	+ 21.9%	\$256,000	\$268,500	+ 4.9%
Average Sales Price*	\$243,624	\$274,975	+ 12.9%	\$249,869	\$253,534	+ 1.5%
Percent of Original List Price Received*	102.4%	102.9%	+ 0.5%	101.2%	102.9%	+ 1.7%
Inventory of Homes for Sale	8	2	- 75.0%	—	—	—
Months Supply of Inventory	0.5	0.2	- 60.0%	—	—	—

\* 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.

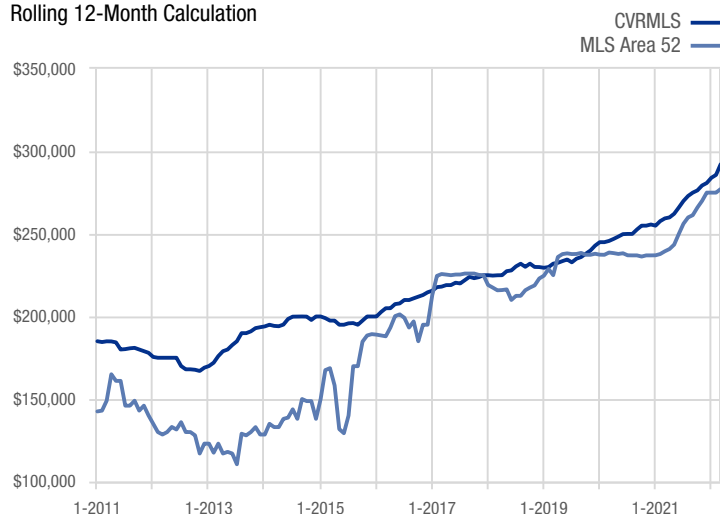
### Median Sales Price - Single-Family

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.