

# Local Market Update – March 2022

A Research Tool Provided by Central Virginia Regional MLS.



## MLS Area 64

64-Chesterfield

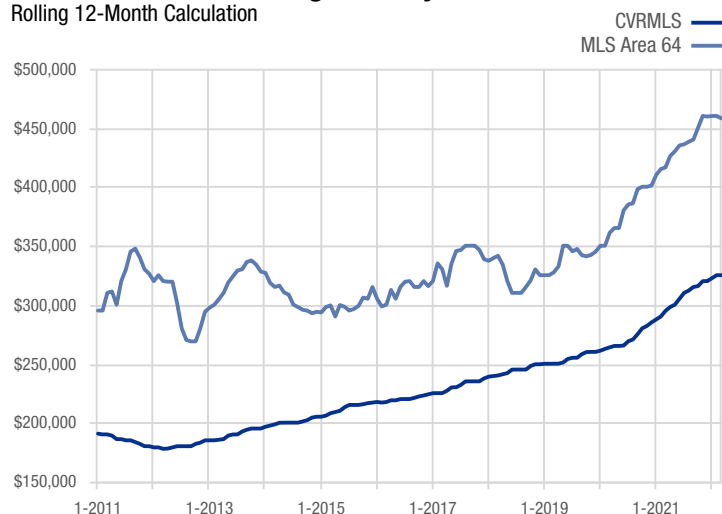
Single Family	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	63	35	- 44.4%	152	94	- 38.2%
Pending Sales	54	29	- 46.3%	143	81	- 43.4%
Closed Sales	56	27	- 51.8%	138	83	- 39.9%
Days on Market Until Sale	23	9	- 60.9%	24	12	- 50.0%
Median Sales Price*	\$527,453	<b>\$552,500</b>	+ 4.7%	\$460,613	<b>\$455,000</b>	- 1.2%
Average Sales Price*	\$499,498	<b>\$536,288</b>	+ 7.4%	\$482,251	<b>\$516,484</b>	+ 7.1%
Percent of Original List Price Received*	102.4%	<b>109.9%</b>	+ 7.3%	101.8%	<b>108.1%</b>	+ 6.2%
Inventory of Homes for Sale	38	15	- 60.5%	—	—	—
Months Supply of Inventory	0.7	0.3	- 57.1%	—	—	—

Condo/Town	March			Year to Date		
Key Metrics	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	8	26	+ 225.0%	16	42	+ 162.5%
Pending Sales	8	17	+ 112.5%	15	27	+ 80.0%
Closed Sales	9	4	- 55.6%	24	15	- 37.5%
Days on Market Until Sale	10	6	- 40.0%	15	8	- 46.7%
Median Sales Price*	\$374,777	<b>\$240,500</b>	- 35.8%	\$338,627	<b>\$216,000</b>	- 36.2%
Average Sales Price*	\$352,726	<b>\$221,500</b>	- 37.2%	\$317,926	<b>\$228,527</b>	- 28.1%
Percent of Original List Price Received*	106.8%	<b>112.3%</b>	+ 5.1%	102.9%	<b>105.2%</b>	+ 2.2%
Inventory of Homes for Sale	5	14	+ 180.0%	—	—	—
Months Supply of Inventory	0.6	1.8	+ 200.0%	—	—	—

\* 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.

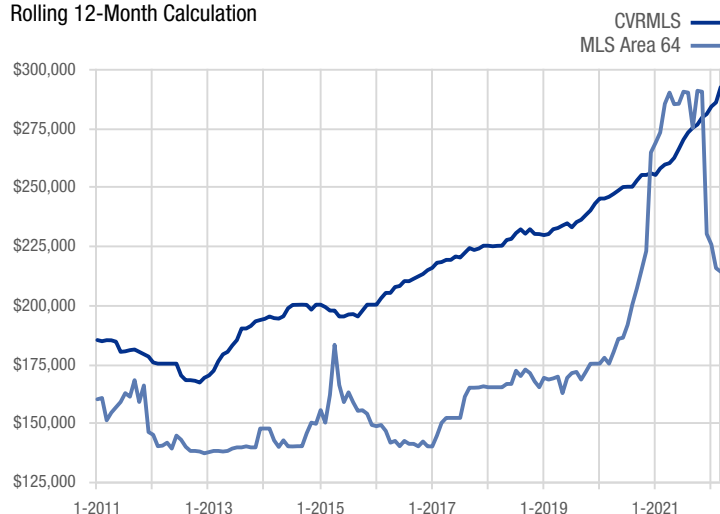
### Median Sales Price - Single-Family

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.