

Local Market Update – June 2022

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 54

54-Chesterfield

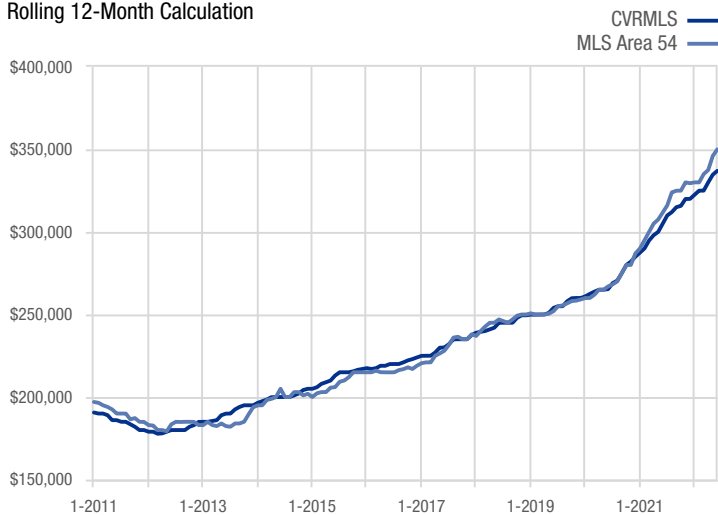
Single Family	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
Key Metrics						
New Listings	239	220	- 7.9%	1,238	1,143	- 7.7%
Pending Sales	205	187	- 8.8%	1,144	999	- 12.7%
Closed Sales	234	201	- 14.1%	1,039	910	- 12.4%
Days on Market Until Sale	9	9	0.0%	14	12	- 14.3%
Median Sales Price*	\$323,500	\$385,000	+ 19.0%	\$324,975	\$373,922	+ 15.1%
Average Sales Price*	\$347,337	\$410,097	+ 18.1%	\$342,890	\$392,637	+ 14.5%
Percent of Original List Price Received*	104.7%	104.4%	- 0.3%	103.9%	105.6%	+ 1.6%
Inventory of Homes for Sale	156	144	- 7.7%	—	—	—
Months Supply of Inventory	0.8	0.9	+ 12.5%	—	—	—

Condo/Town	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
Key Metrics						
New Listings	33	25	- 24.2%	138	148	+ 7.2%
Pending Sales	21	27	+ 28.6%	120	147	+ 22.5%
Closed Sales	28	25	- 10.7%	110	116	+ 5.5%
Days on Market Until Sale	10	21	+ 110.0%	27	26	- 3.7%
Median Sales Price*	\$268,108	\$349,380	+ 30.3%	\$267,258	\$314,660	+ 17.7%
Average Sales Price*	\$266,832	\$360,253	+ 35.0%	\$268,082	\$320,593	+ 19.6%
Percent of Original List Price Received*	102.4%	111.2%	+ 8.6%	104.4%	105.0%	+ 0.6%
Inventory of Homes for Sale	23	12	- 47.8%	—	—	—
Months Supply of Inventory	1.1	0.5	- 54.5%	—	—	—

* 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.

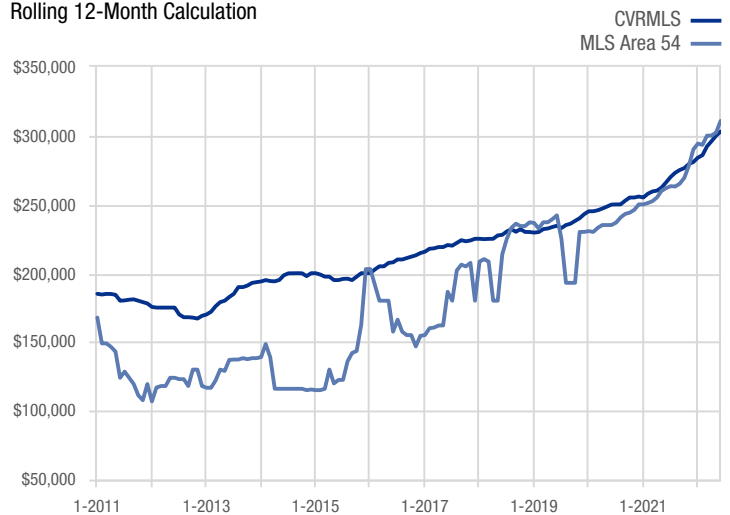
Median Sales Price - Single-Family

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.