

Local Market Update – June 2022

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 64

64-Chesterfield

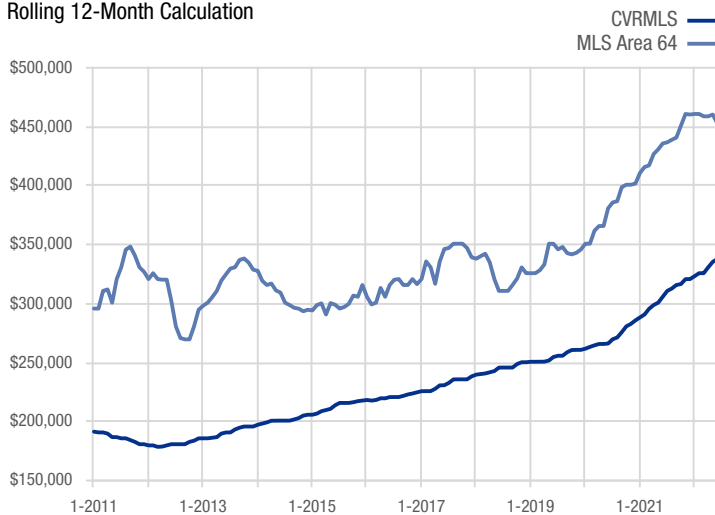
Single Family	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
Key Metrics						
New Listings	91	60	- 34.1%	393	284	- 27.7%
Pending Sales	76	53	- 30.3%	374	248	- 33.7%
Closed Sales	81	61	- 24.7%	340	221	- 35.0%
Days on Market Until Sale	12	7	- 41.7%	16	9	- 43.8%
Median Sales Price*	\$526,000	\$477,500	- 9.2%	\$495,000	\$491,008	- 0.8%
Average Sales Price*	\$546,456	\$569,232	+ 4.2%	\$506,196	\$553,063	+ 9.3%
Percent of Original List Price Received*	104.9%	110.2%	+ 5.1%	104.4%	109.6%	+ 5.0%
Inventory of Homes for Sale	39	32	- 17.9%	—	—	—
Months Supply of Inventory	0.7	0.8	+ 14.3%	—	—	—

Condo/Town	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
Key Metrics						
New Listings	7	15	+ 114.3%	39	80	+ 105.1%
Pending Sales	9	14	+ 55.6%	38	61	+ 60.5%
Closed Sales	8	9	+ 12.5%	45	49	+ 8.9%
Days on Market Until Sale	9	6	- 33.3%	13	7	- 46.2%
Median Sales Price*	\$221,250	\$284,500	+ 28.6%	\$295,000	\$265,000	- 10.2%
Average Sales Price*	\$247,175	\$279,500	+ 13.1%	\$288,469	\$271,794	- 5.8%
Percent of Original List Price Received*	99.4%	109.7%	+ 10.4%	102.7%	107.1%	+ 4.3%
Inventory of Homes for Sale	2	17	+ 750.0%	—	—	—
Months Supply of Inventory	0.3	2.0	+ 566.7%	—	—	—

* 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.

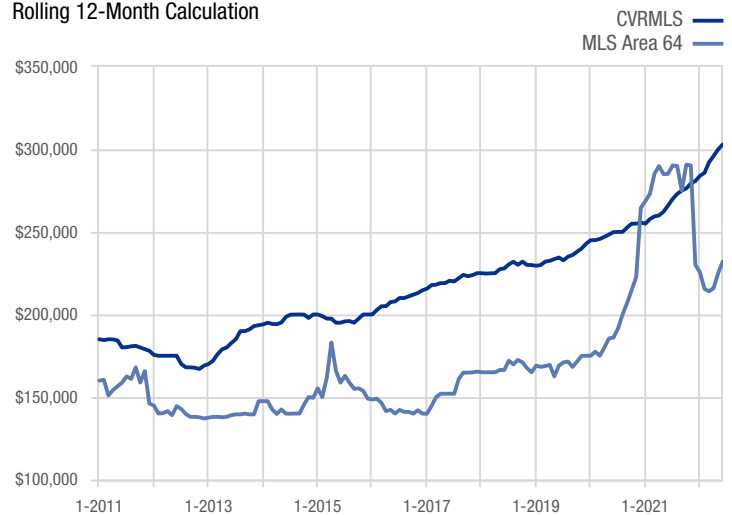
Median Sales Price - Single-Family

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.