

Local Market Update – June 2022

A Research Tool Provided by Central Virginia Regional MLS.



Regional

Amelia, Charles City, Chesterfield, Colonial Heights, Dinwiddie, Goochland, Hanover, Henrico, Hopewell, King & Queen, King William, New Kent, Petersburg, Powhatan, Prince George, and Richmond City.

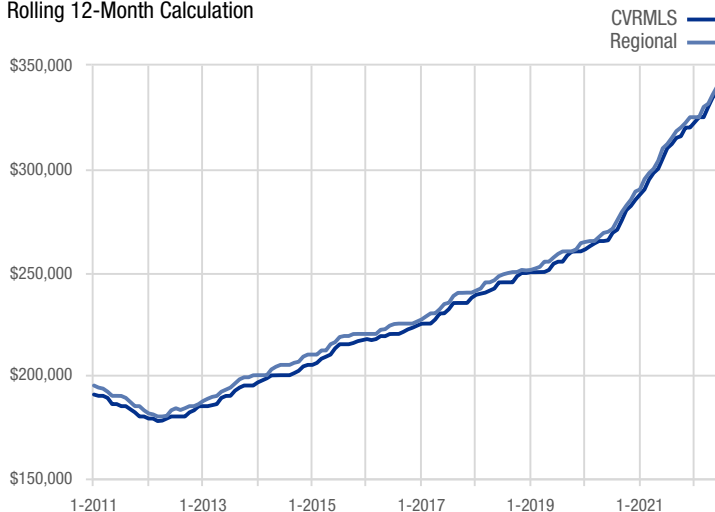
Single Family	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
New Listings	2,244	2,071	- 7.7%	11,764	10,727	- 8.8%
Pending Sales	1,947	1,685	- 13.5%	10,485	9,325	- 11.1%
Closed Sales	2,098	1,857	- 11.5%	9,471	8,679	- 8.4%
Days on Market Until Sale	12	11	- 8.3%	17	14	- 17.6%
Median Sales Price*	\$336,500	\$379,000	+ 12.6%	\$318,050	\$355,000	+ 11.6%
Average Sales Price*	\$375,051	\$432,865	+ 15.4%	\$356,489	\$406,241	+ 14.0%
Percent of Original List Price Received*	104.5%	105.5%	+ 1.0%	103.1%	105.2%	+ 2.0%
Inventory of Homes for Sale	1,775	1,536	- 13.5%	—	—	—
Months Supply of Inventory	1.0	1.0	0.0%	—	—	—

Condo/Town	June			Year to Date		
	2021	2022	% Change	Thru 6-2021	Thru 6-2022	% Change
New Listings	384	306	- 20.3%	1,879	1,648	- 12.3%
Pending Sales	316	292	- 7.6%	1,691	1,550	- 8.3%
Closed Sales	325	324	- 0.3%	1,474	1,428	- 3.1%
Days on Market Until Sale	21	17	- 19.0%	26	25	- 3.8%
Median Sales Price*	\$288,428	\$330,290	+ 14.5%	\$274,629	\$325,000	+ 18.3%
Average Sales Price*	\$309,492	\$348,013	+ 12.4%	\$298,027	\$341,702	+ 14.7%
Percent of Original List Price Received*	102.8%	104.5%	+ 1.7%	102.1%	103.9%	+ 1.8%
Inventory of Homes for Sale	331	235	- 29.0%	—	—	—
Months Supply of Inventory	1.2	0.9	- 25.0%	—	—	—

* 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.

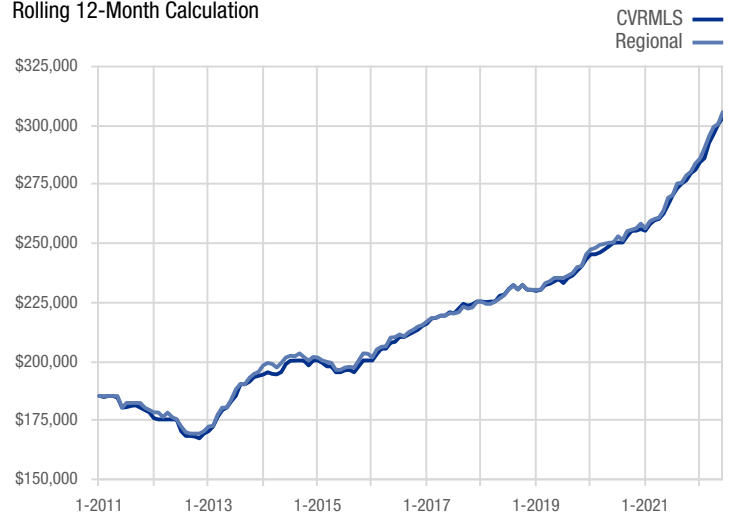
Median Sales Price - Single-Family

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.

Current as of July 10, 2022. All data from Central Virginia Regional MLS. Report © 2022 ShowingTime.