

# Local Market Update – January 2023

A Research Tool Provided by Central Virginia Regional MLS.



## Colonial Heights City

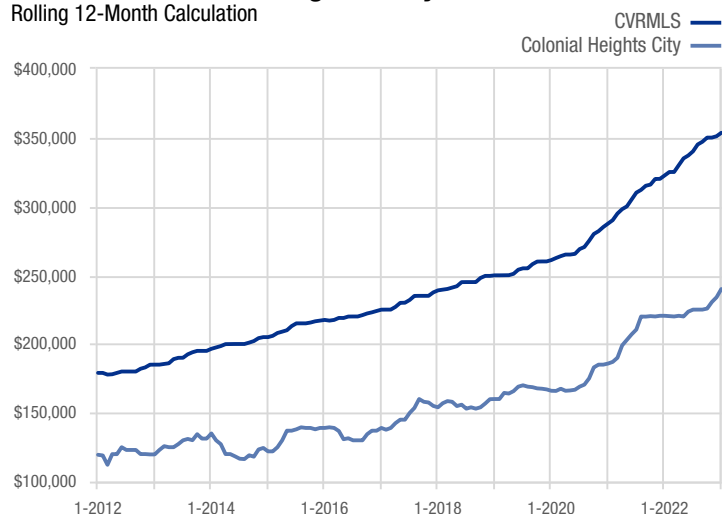
Single Family	January			Year to Date		
Key Metrics	2022	2023	% Change	Thru 1-2022	Thru 1-2023	% Change
New Listings	24	25	+ 4.2%	24	25	+ 4.2%
Pending Sales	19	25	+ 31.6%	19	25	+ 31.6%
Closed Sales	35	17	- 51.4%	35	17	- 51.4%
Days on Market Until Sale	14	27	+ 92.9%	14	27	+ 92.9%
Median Sales Price*	\$202,500	<b>\$259,250</b>	+ 28.0%	\$202,500	<b>\$259,250</b>	+ 28.0%
Average Sales Price*	\$218,828	<b>\$268,841</b>	+ 22.9%	\$218,828	<b>\$268,841</b>	+ 22.9%
Percent of Original List Price Received*	100.9%	<b>93.7%</b>	- 7.1%	100.9%	<b>93.7%</b>	- 7.1%
Inventory of Homes for Sale	15	22	+ 46.7%	—	—	—
Months Supply of Inventory	0.5	1.0	+ 100.0%	—	—	—

Condo/Town	January			Year to Date		
Key Metrics	2022	2023	% Change	Thru 1-2022	Thru 1-2023	% Change
New Listings	1	1	0.0%	1	1	0.0%
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Days on Market Until Sale	6	21	+ 250.0%	6	21	+ 250.0%
Median Sales Price*	\$206,000	<b>\$225,000</b>	+ 9.2%	\$206,000	<b>\$225,000</b>	+ 9.2%
Average Sales Price*	\$206,000	<b>\$225,000</b>	+ 9.2%	\$206,000	<b>\$225,000</b>	+ 9.2%
Percent of Original List Price Received*	98.1%	<b>98.3%</b>	+ 0.2%	98.1%	<b>98.3%</b>	+ 0.2%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

\* 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.

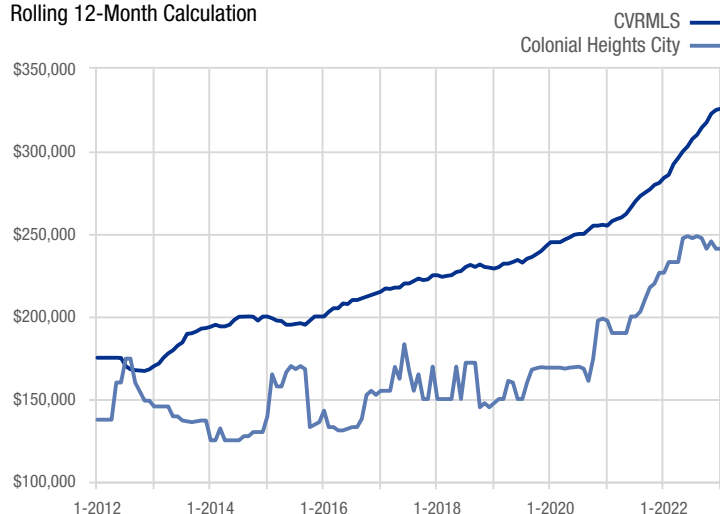
### Median Sales Price - Single-Family

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.