

Local Market Update – June 2023

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 62

62-Chesterfield

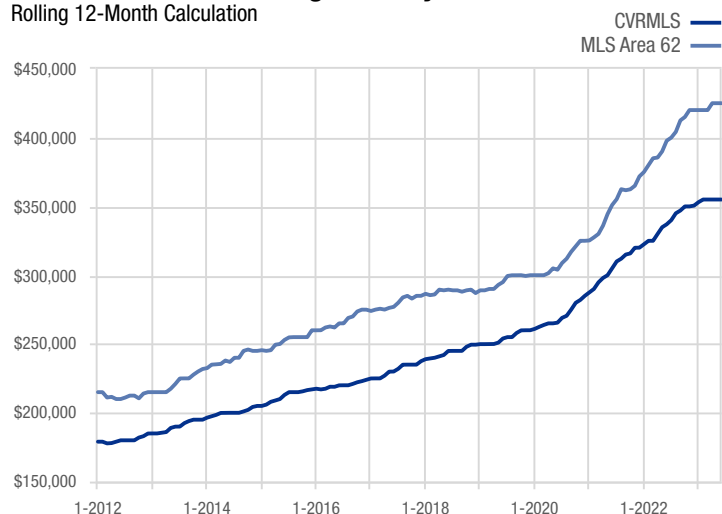
| Single Family | June | | | Year to Date | | |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 6-2022 | Thru 6-2023 | % Change |
| New Listings | 212 | 141 | - 33.5% | 1,017 | 776 | - 23.7% |
| Pending Sales | 162 | 134 | - 17.3% | 901 | 681 | - 24.4% |
| Closed Sales | 190 | 134 | - 29.5% | 881 | 607 | - 31.1% |
| Days on Market Until Sale | 12 | 14 | + 16.7% | 14 | 19 | + 35.7% |
| Median Sales Price* | \$435,000 | \$480,000 | + 10.3% | \$424,500 | \$450,000 | + 6.0% |
| Average Sales Price* | \$471,637 | \$528,070 | + 12.0% | \$459,164 | \$492,268 | + 7.2% |
| Percent of Original List Price Received* | 106.2% | 102.9% | - 3.1% | 107.6% | 103.3% | - 4.0% |
| Inventory of Homes for Sale | 127 | 122 | - 3.9% | — | — | — |
| Months Supply of Inventory | 0.8 | 1.1 | + 37.5% | — | — | — |

| Condo/Town | June | | | Year to Date | | |
|------------------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 6-2022 | Thru 6-2023 | % Change |
| New Listings | 49 | 46 | - 6.1% | 224 | 331 | + 47.8% |
| Pending Sales | 38 | 46 | + 21.1% | 206 | 296 | + 43.7% |
| Closed Sales | 49 | 30 | - 38.8% | 221 | 191 | - 13.6% |
| Days on Market Until Sale | 23 | 27 | + 17.4% | 21 | 34 | + 61.9% |
| Median Sales Price* | \$369,842 | \$406,000 | + 9.8% | \$367,025 | \$393,205 | + 7.1% |
| Average Sales Price* | \$371,949 | \$397,361 | + 6.8% | \$366,362 | \$380,470 | + 3.9% |
| Percent of Original List Price Received* | 104.1% | 101.4% | - 2.6% | 105.3% | 100.3% | - 4.7% |
| Inventory of Homes for Sale | 35 | 63 | + 80.0% | — | — | — |
| Months Supply of Inventory | 1.0 | 1.7 | + 70.0% | — | — | — |

* 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.

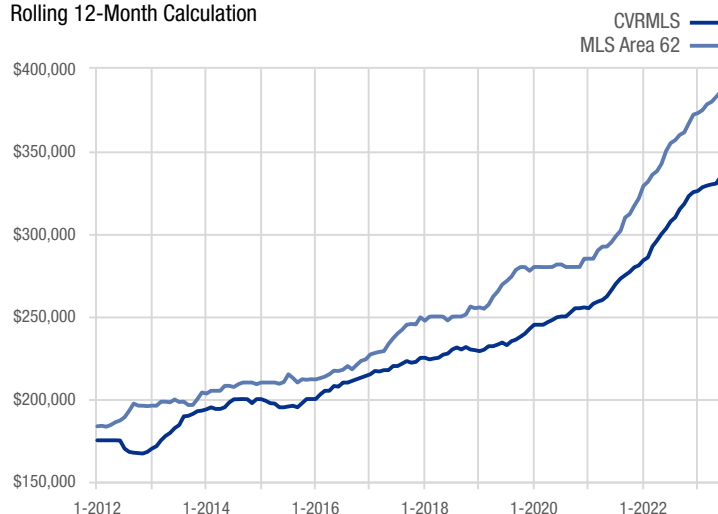
Median Sales Price - Single-Family

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.