

Local Market Update – November 2023

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 54

54-Chesterfield

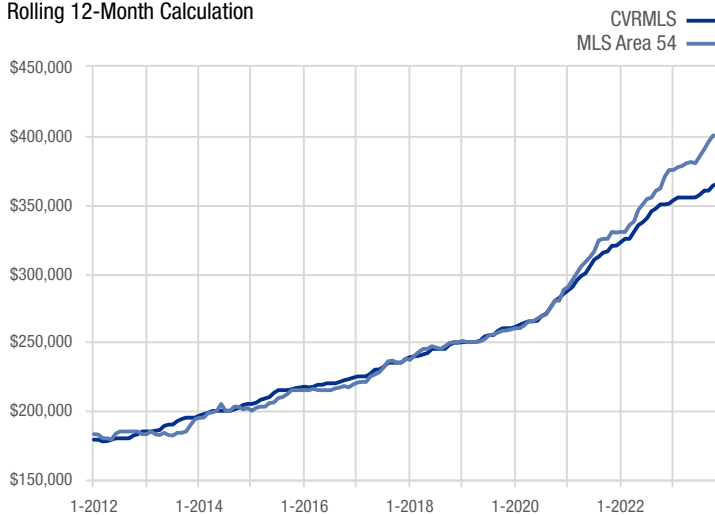
Single Family	November			Year to Date		
Key Metrics	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	122	103	- 15.6%	1,979	1,608	- 18.7%
Pending Sales	88	101	+ 14.8%	1,652	1,347	- 18.5%
Closed Sales	121	99	- 18.2%	1,729	1,308	- 24.3%
Days on Market Until Sale	15	22	+ 46.7%	12	22	+ 83.3%
Median Sales Price*	\$411,000	\$435,000	+ 5.8%	\$374,950	\$400,000	+ 6.7%
Average Sales Price*	\$433,028	\$469,652	+ 8.5%	\$401,405	\$440,513	+ 9.7%
Percent of Original List Price Received*	100.9%	100.6%	- 0.3%	104.0%	101.5%	- 2.4%
Inventory of Homes for Sale	211	203	- 3.8%	—	—	—
Months Supply of Inventory	1.4	1.7	+ 21.4%	—	—	—

Condo/Town	November			Year to Date		
Key Metrics	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	21	19	- 9.5%	247	275	+ 11.3%
Pending Sales	13	11	- 15.4%	213	215	+ 0.9%
Closed Sales	22	17	- 22.7%	208	174	- 16.3%
Days on Market Until Sale	19	29	+ 52.6%	20	37	+ 85.0%
Median Sales Price*	\$330,000	\$335,000	+ 1.5%	\$326,958	\$329,910	+ 0.9%
Average Sales Price*	\$322,115	\$325,643	+ 1.1%	\$320,139	\$323,338	+ 1.0%
Percent of Original List Price Received*	101.3%	101.6%	+ 0.3%	103.4%	100.1%	- 3.2%
Inventory of Homes for Sale	32	52	+ 62.5%	—	—	—
Months Supply of Inventory	1.6	2.8	+ 75.0%	—	—	—

* 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.

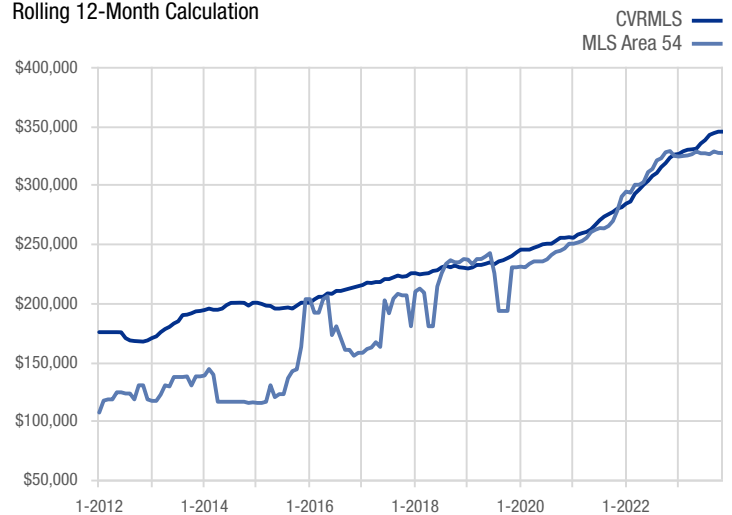
Median Sales Price - Single-Family

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.