

Local Market Update – November 2023

A Research Tool Provided by Central Virginia Regional MLS.



Colonial Heights City

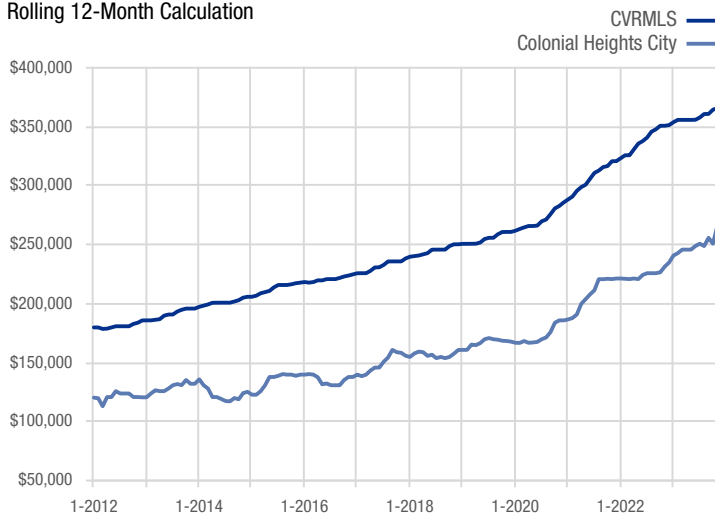
Single Family	November			Year to Date		
Key Metrics	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	21	23	+ 9.5%	300	240	- 20.0%
Pending Sales	20	13	- 35.0%	252	209	- 17.1%
Closed Sales	18	14	- 22.2%	271	209	- 22.9%
Days on Market Until Sale	25	19	- 24.0%	14	21	+ 50.0%
Median Sales Price*	\$211,000	\$317,500	+ 50.5%	\$232,500	\$265,000	+ 14.0%
Average Sales Price*	\$218,275	\$310,893	+ 42.4%	\$239,859	\$268,264	+ 11.8%
Percent of Original List Price Received*	97.3%	100.5%	+ 3.3%	100.6%	99.2%	- 1.4%
Inventory of Homes for Sale	30	30	0.0%	—	—	—
Months Supply of Inventory	1.3	1.6	+ 23.1%	—	—	—

Condo/Town	November			Year to Date		
Key Metrics	2022	2023	% Change	Thru 11-2022	Thru 11-2023	% Change
New Listings	3	0	- 100.0%	13	17	+ 30.8%
Pending Sales	1	2	+ 100.0%	9	16	+ 77.8%
Closed Sales	0	2	—	9	16	+ 77.8%
Days on Market Until Sale	—	37	—	14	15	+ 7.1%
Median Sales Price*	—	\$350,000	—	\$241,000	\$266,500	+ 10.6%
Average Sales Price*	—	\$350,000	—	\$251,778	\$280,866	+ 11.6%
Percent of Original List Price Received*	—	91.2%	—	105.3%	99.0%	- 6.0%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	2.0	0.5	- 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.

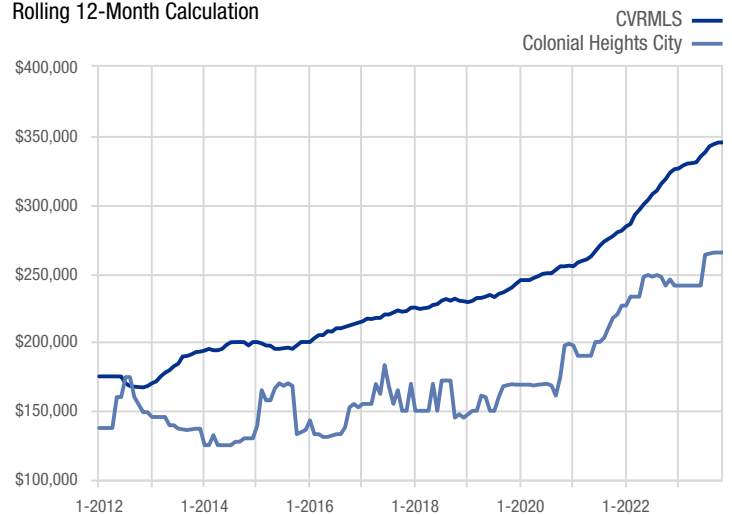
Median Sales Price - Single-Family

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.