

Richmond Metro

Chesterfield, Hanover, Henrico, and Richmond City

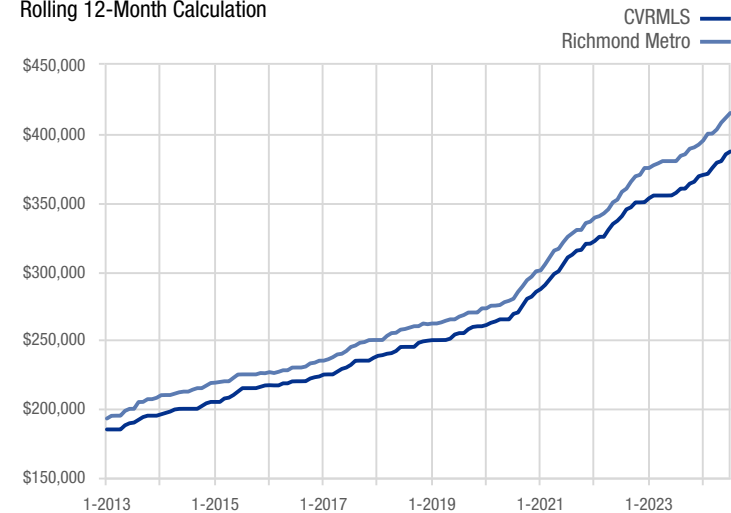
Single Family	July			Year to Date		
Key Metrics	2023	2024	% Change	Thru 7-2023	Thru 7-2024	% Change
New Listings	1,045	1,140	+ 9.1%	7,297	7,740	+ 6.1%
Pending Sales	865	896	+ 3.6%	6,314	6,430	+ 1.8%
Closed Sales	896	984	+ 9.8%	5,993	5,987	- 0.1%
Days on Market Until Sale	14	19	+ 35.7%	20	22	+ 10.0%
Median Sales Price*	\$406,750	\$430,000	+ 5.7%	\$387,000	\$424,000	+ 9.6%
Average Sales Price*	\$466,856	\$493,640	+ 5.7%	\$450,172	\$489,820	+ 8.8%
Percent of Original List Price Received*	103.0%	101.6%	- 1.4%	102.1%	101.6%	- 0.5%
Inventory of Homes for Sale	1,184	1,367	+ 15.5%	—	—	—
Months Supply of Inventory	1.4	1.6	+ 14.3%	—	—	—

Condo/Town	July			Year to Date		
Key Metrics	2023	2024	% Change	Thru 7-2023	Thru 7-2024	% Change
New Listings	240	295	+ 22.9%	1,931	1,972	+ 2.1%
Pending Sales	214	231	+ 7.9%	1,648	1,596	- 3.2%
Closed Sales	233	235	+ 0.9%	1,385	1,475	+ 6.5%
Days on Market Until Sale	27	33	+ 22.2%	27	32	+ 18.5%
Median Sales Price*	\$372,645	\$389,000	+ 4.4%	\$345,000	\$373,390	+ 8.2%
Average Sales Price*	\$377,655	\$403,240	+ 6.8%	\$359,680	\$389,475	+ 8.3%
Percent of Original List Price Received*	100.6%	100.3%	- 0.3%	100.5%	100.3%	- 0.2%
Inventory of Homes for Sale	353	446	+ 26.3%	—	—	—
Months Supply of Inventory	1.7	2.1	+ 23.5%	—	—	—

* 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.

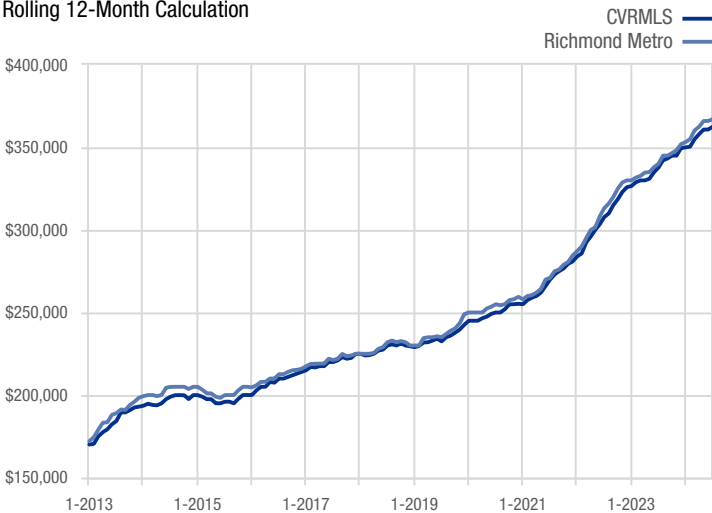
Median Sales Price - Single-Family

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.