

MLS Area 32

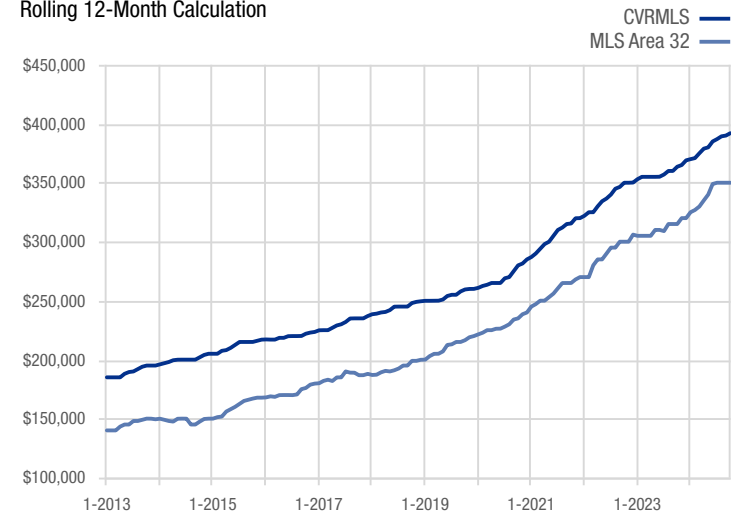
32-Henrico

Single Family	October			Year to Date		
Key Metrics	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	38	43	+ 13.2%	380	393	+ 3.4%
Pending Sales	33	38	+ 15.2%	347	342	- 1.4%
Closed Sales	41	32	- 22.0%	347	326	- 6.1%
Days on Market Until Sale	19	11	- 42.1%	13	15	+ 15.4%
Median Sales Price*	\$329,865	\$330,250	+ 0.1%	\$320,000	\$350,000	+ 9.4%
Average Sales Price*	\$333,031	\$334,702	+ 0.5%	\$321,963	\$358,931	+ 11.5%
Percent of Original List Price Received*	101.0%	102.2%	+ 1.2%	103.6%	102.5%	- 1.1%
Inventory of Homes for Sale	25	41	+ 64.0%	—	—	—
Months Supply of Inventory	0.7	1.3	+ 85.7%	—	—	—

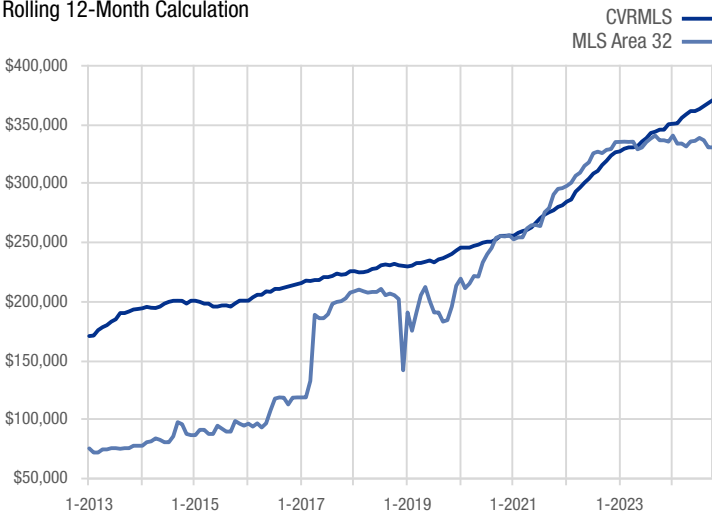
Condo/Town	October			Year to Date		
Key Metrics	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	4	13	+ 225.0%	127	80	- 37.0%
Pending Sales	8	6	- 25.0%	117	76	- 35.0%
Closed Sales	10	4	- 60.0%	122	73	- 40.2%
Days on Market Until Sale	14	33	+ 135.7%	33	62	+ 87.9%
Median Sales Price*	\$292,500	\$181,500	- 37.9%	\$337,995	\$335,000	- 0.9%
Average Sales Price*	\$279,510	\$214,500	- 23.3%	\$311,068	\$287,423	- 7.6%
Percent of Original List Price Received*	98.2%	95.6%	- 2.6%	98.7%	98.8%	+ 0.1%
Inventory of Homes for Sale	18	13	- 27.8%	—	—	—
Months Supply of Inventory	1.6	1.8	+ 12.5%	—	—	—

* 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.