

MLS Area 40

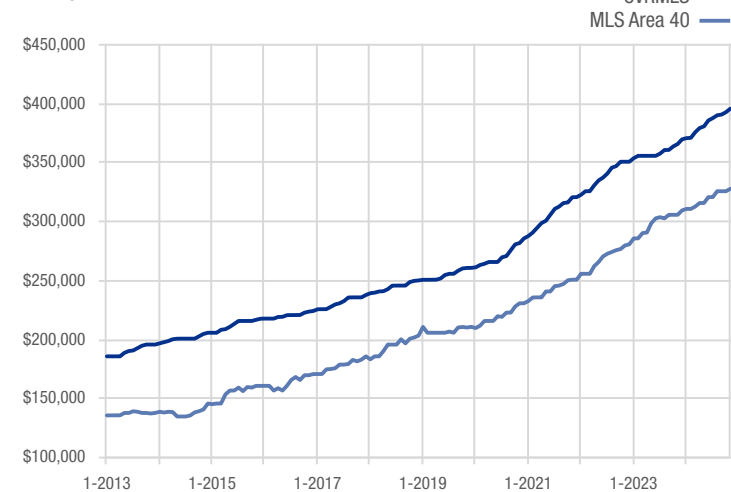
40-Henrico

Single Family	November			Year to Date		
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	44	42	- 4.5%	511	523	+ 2.3%
Pending Sales	46	36	- 21.7%	442	429	- 2.9%
Closed Sales	34	48	+ 41.2%	424	423	- 0.2%
Days on Market Until Sale	16	28	+ 75.0%	28	28	0.0%
Median Sales Price*	\$295,500	\$356,450	+ 20.6%	\$310,000	\$330,000	+ 6.5%
Average Sales Price*	\$334,885	\$348,709	+ 4.1%	\$325,823	\$341,149	+ 4.7%
Percent of Original List Price Received*	101.6%	98.3%	- 3.2%	100.4%	98.9%	- 1.5%
Inventory of Homes for Sale	85	73	- 14.1%	—	—	—
Months Supply of Inventory	2.2	1.9	- 13.6%	—	—	—

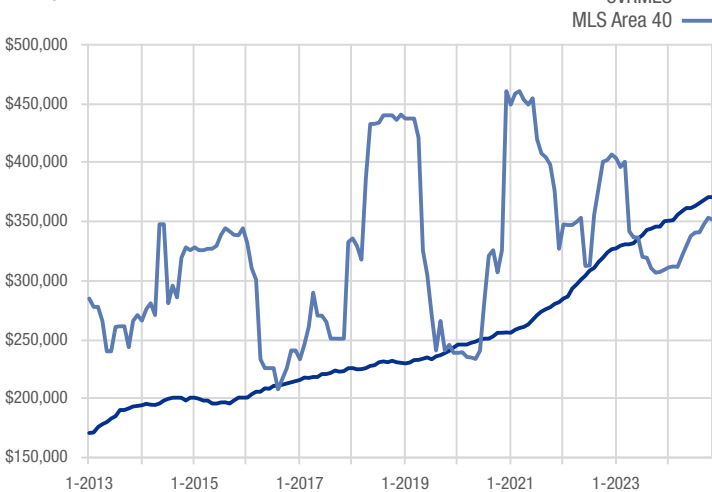
Condo/Town	November			Year to Date		
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	23	9	- 60.9%	89	122	+ 37.1%
Pending Sales	6	8	+ 33.3%	52	79	+ 51.9%
Closed Sales	3	5	+ 66.7%	51	71	+ 39.2%
Days on Market Until Sale	12	7	- 41.7%	23	39	+ 69.6%
Median Sales Price*	\$344,355	\$314,530	- 8.7%	\$306,210	\$351,930	+ 14.9%
Average Sales Price*	\$396,435	\$318,048	- 19.8%	\$360,810	\$508,725	+ 41.0%
Percent of Original List Price Received*	98.1%	100.0%	+ 1.9%	99.3%	99.3%	0.0%
Inventory of Homes for Sale	26	34	+ 30.8%	—	—	—
Months Supply of Inventory	5.4	4.9	- 9.3%	—	—	—

* 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.