

MLS Area 42

42-Henrico

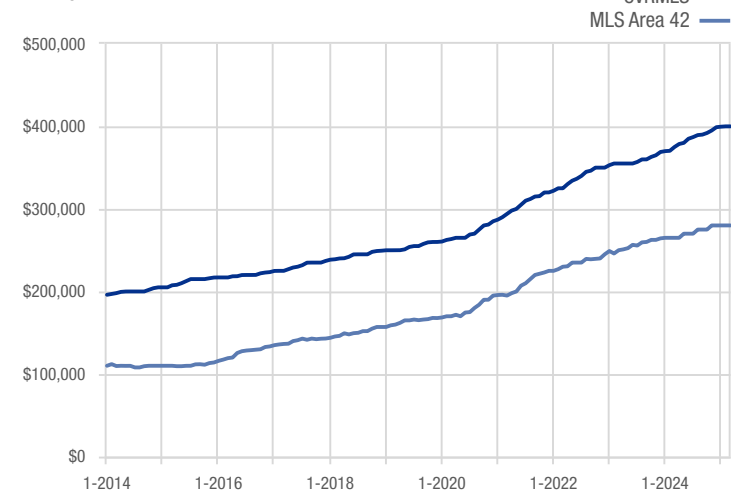
Single Family	March			Year to Date		
Key Metrics	2024	2025	% Change	Thru 3-2024	Thru 3-2025	% Change
New Listings	24	38	+ 58.3%	86	102	+ 18.6%
Pending Sales	32	43	+ 34.4%	87	84	- 3.4%
Closed Sales	24	20	- 16.7%	67	62	- 7.5%
Days on Market Until Sale	32	12	- 62.5%	22	24	+ 9.1%
Median Sales Price*	\$259,950	\$270,385	+ 4.0%	\$260,000	\$275,000	+ 5.8%
Average Sales Price*	\$292,645	\$293,353	+ 0.2%	\$277,155	\$291,301	+ 5.1%
Percent of Original List Price Received*	99.5%	98.2%	- 1.3%	98.3%	97.6%	- 0.7%
Inventory of Homes for Sale	24	31	+ 29.2%	—	—	—
Months Supply of Inventory	0.8	1.1	+ 37.5%	—	—	—

Condo/Town	March			Year to Date		
Key Metrics	2024	2025	% Change	Thru 3-2024	Thru 3-2025	% Change
New Listings	11	12	+ 9.1%	20	23	+ 15.0%
Pending Sales	5	9	+ 80.0%	16	19	+ 18.8%
Closed Sales	4	9	+ 125.0%	16	20	+ 25.0%
Days on Market Until Sale	54	30	- 44.4%	46	28	- 39.1%
Median Sales Price*	\$242,500	\$353,218	+ 45.7%	\$274,898	\$316,500	+ 15.1%
Average Sales Price*	\$253,750	\$297,910	+ 17.4%	\$267,452	\$280,395	+ 4.8%
Percent of Original List Price Received*	95.0%	99.8%	+ 5.1%	99.1%	99.8%	+ 0.7%
Inventory of Homes for Sale	11	10	- 9.1%	—	—	—
Months Supply of Inventory	1.5	1.3	- 13.3%	—	—	—

* 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.

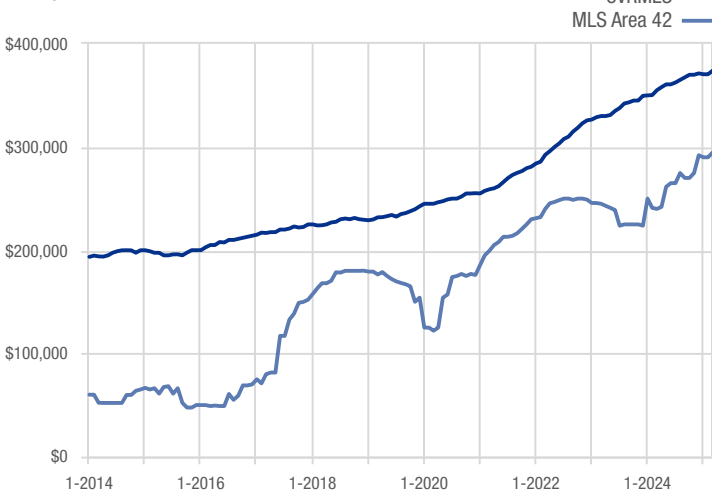
Median Sales Price - Single-Family

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.