

Local Market Update – June 2025

A Research Tool Provided by Central Virginia Regional MLS.



MLS Area 54

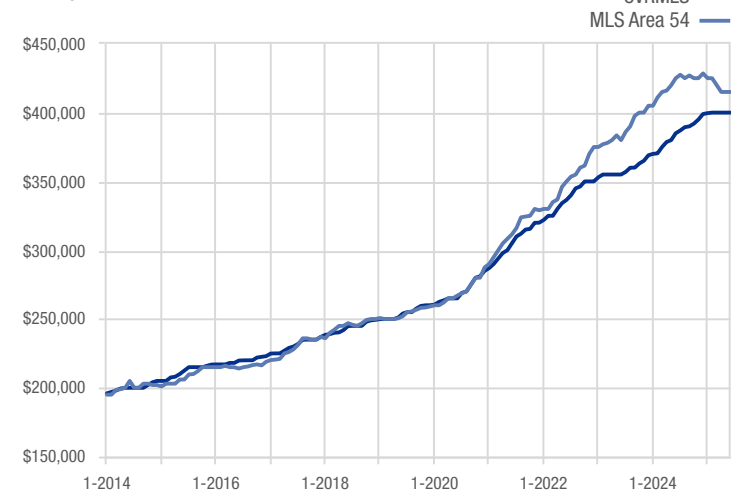
54-Chesterfield

Single Family	June			Year to Date		
	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	168	158	- 6.0%	908	947	+ 4.3%
Pending Sales	121	131	+ 8.3%	756	697	- 7.8%
Closed Sales	129	134	+ 3.9%	718	638	- 11.1%
Days on Market Until Sale	25	17	- 32.0%	28	28	0.0%
Median Sales Price*	\$440,000	\$449,000	+ 2.0%	\$429,900	\$410,000	- 4.6%
Average Sales Price*	\$485,753	\$465,368	- 4.2%	\$468,365	\$451,827	- 3.5%
Percent of Original List Price Received*	101.8%	100.7%	- 1.1%	101.5%	99.9%	- 1.6%
Inventory of Homes for Sale	228	226	- 0.9%	—	—	—
Months Supply of Inventory	2.0	2.0	0.0%	—	—	—

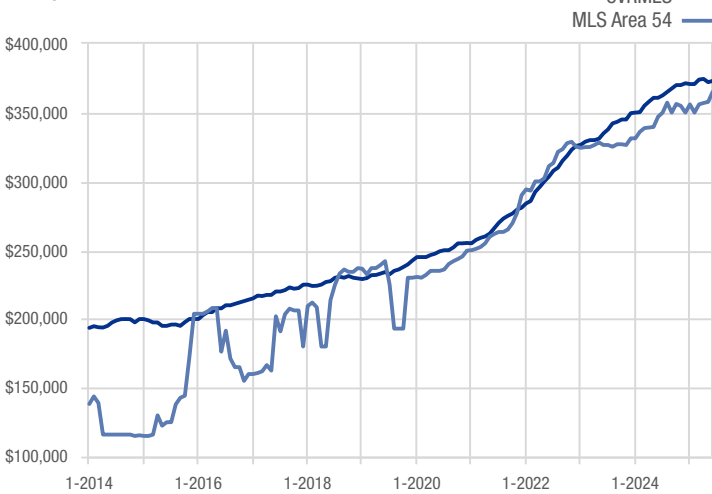
Condo/Town	June			Year to Date		
	2024	2025	% Change	Thru 6-2024	Thru 6-2025	% Change
New Listings	28	24	- 14.3%	147	181	+ 23.1%
Pending Sales	23	25	+ 8.7%	129	110	- 14.7%
Closed Sales	20	22	+ 10.0%	125	92	- 26.4%
Days on Market Until Sale	80	44	- 45.0%	45	54	+ 20.0%
Median Sales Price*	\$353,490	\$375,179	+ 6.1%	\$343,000	\$365,893	+ 6.7%
Average Sales Price*	\$344,525	\$359,518	+ 4.4%	\$342,323	\$357,503	+ 4.4%
Percent of Original List Price Received*	99.2%	98.0%	- 1.2%	100.4%	98.1%	- 2.3%
Inventory of Homes for Sale	50	86	+ 72.0%	—	—	—
Months Supply of Inventory	2.7	5.2	+ 92.6%	—	—	—

* 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



Median Sales Price - Condo/Town



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.