

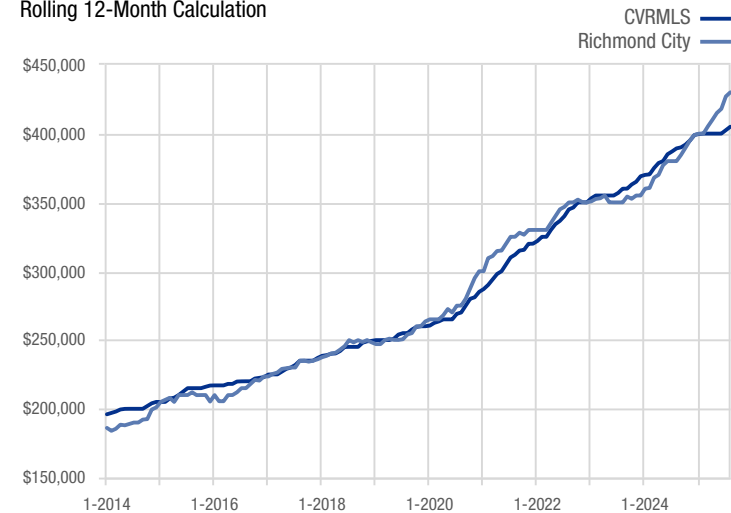
Richmond City

Single Family	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	247	223	- 9.7%	1,958	2,036	+ 4.0%
Pending Sales	185	139	- 24.9%	1,580	1,505	- 4.7%
Closed Sales	152	194	+ 27.6%	1,507	1,473	- 2.3%
Days on Market Until Sale	18	18	0.0%	20	20	0.0%
Median Sales Price*	\$377,478	\$426,900	+ 13.1%	\$390,000	\$430,078	+ 10.3%
Average Sales Price*	\$575,895	\$529,011	- 8.1%	\$489,208	\$537,669	+ 9.9%
Percent of Original List Price Received*	101.3%	100.1%	- 1.2%	101.7%	100.8%	- 0.9%
Inventory of Homes for Sale	299	357	+ 19.4%	—	—	—
Months Supply of Inventory	1.6	2.0	+ 25.0%	—	—	—

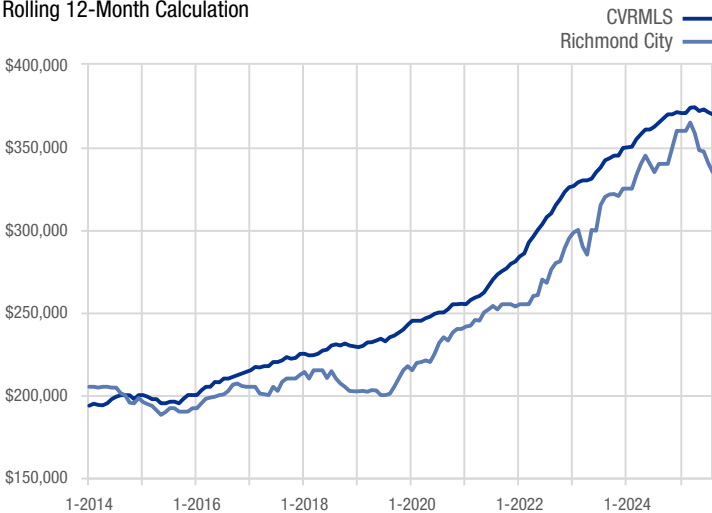
Condo/Town	August			Year to Date		
Key Metrics	2024	2025	% Change	Thru 8-2024	Thru 8-2025	% Change
New Listings	64	42	- 34.4%	423	432	+ 2.1%
Pending Sales	38	32	- 15.8%	274	297	+ 8.4%
Closed Sales	42	33	- 21.4%	253	280	+ 10.7%
Days on Market Until Sale	22	45	+ 104.5%	26	40	+ 53.8%
Median Sales Price*	\$360,000	\$305,000	- 15.3%	\$345,000	\$318,300	- 7.7%
Average Sales Price*	\$431,271	\$429,687	- 0.4%	\$388,553	\$387,892	- 0.2%
Percent of Original List Price Received*	100.6%	97.9%	- 2.7%	99.2%	98.4%	- 0.8%
Inventory of Homes for Sale	114	106	- 7.0%	—	—	—
Months Supply of Inventory	3.6	3.0	- 16.7%	—	—	—

* 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.