

Richmond Metro

Chesterfield, Hanover, Henrico, and Richmond City

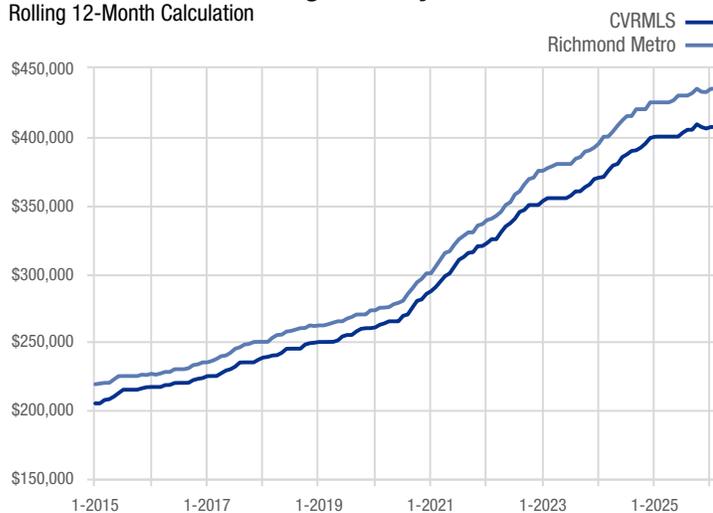
Single Family	February			Year to Date		
	2025	2026	% Change	Thru 2-2025	Thru 2-2026	% Change
Key Metrics						
New Listings	863	865	+ 0.2%	1,770	1,783	+ 0.7%
Pending Sales	726	811	+ 11.7%	1,385	1,579	+ 14.0%
Closed Sales	623	686	+ 10.1%	1,208	1,258	+ 4.1%
Days on Market Until Sale	34	35	+ 2.9%	33	36	+ 9.1%
Median Sales Price*	\$415,000	\$420,515	+ 1.3%	\$405,000	\$415,000	+ 2.5%
Average Sales Price*	\$476,907	\$472,632	- 0.9%	\$473,221	\$473,686	+ 0.1%
Percent of Original List Price Received*	99.6%	98.9%	- 0.7%	99.4%	98.4%	- 1.0%
Inventory of Homes for Sale	1,199	1,022	- 14.8%	—	—	—
Months Supply of Inventory	1.4	1.1	- 21.4%	—	—	—

Condo/Town	February			Year to Date		
	2025	2026	% Change	Thru 2-2025	Thru 2-2026	% Change
Key Metrics						
New Listings	287	272	- 5.2%	556	589	+ 5.9%
Pending Sales	225	231	+ 2.7%	407	433	+ 6.4%
Closed Sales	167	183	+ 9.6%	307	344	+ 12.1%
Days on Market Until Sale	40	51	+ 27.5%	41	50	+ 22.0%
Median Sales Price*	\$358,000	\$380,000	+ 6.1%	\$354,840	\$380,000	+ 7.1%
Average Sales Price*	\$388,108	\$405,968	+ 4.6%	\$382,170	\$403,025	+ 5.5%
Percent of Original List Price Received*	98.2%	97.9%	- 0.3%	97.8%	97.5%	- 0.3%
Inventory of Homes for Sale	532	545	+ 2.4%	—	—	—
Months Supply of Inventory	2.5	2.4	- 4.0%	—	—	—

* 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.

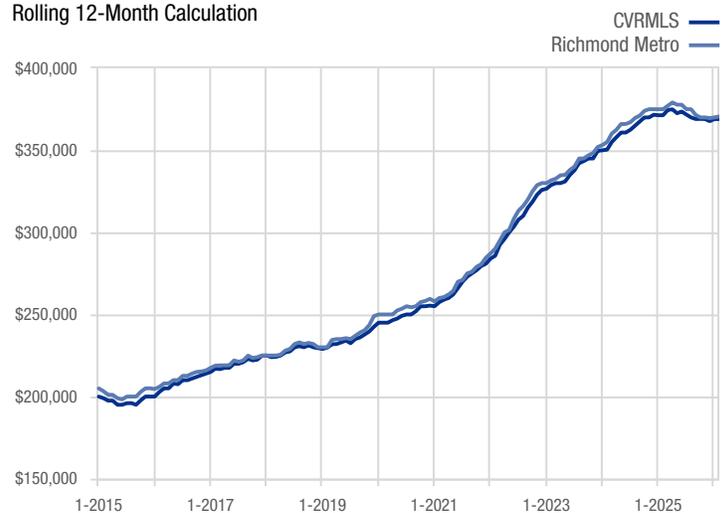
Median Sales Price - Single-Family

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.