Local Market Update – June 2026

A Research Tool Provided by Central Virginia Regional MLS.

MLS Area 64

64-Chesterfield

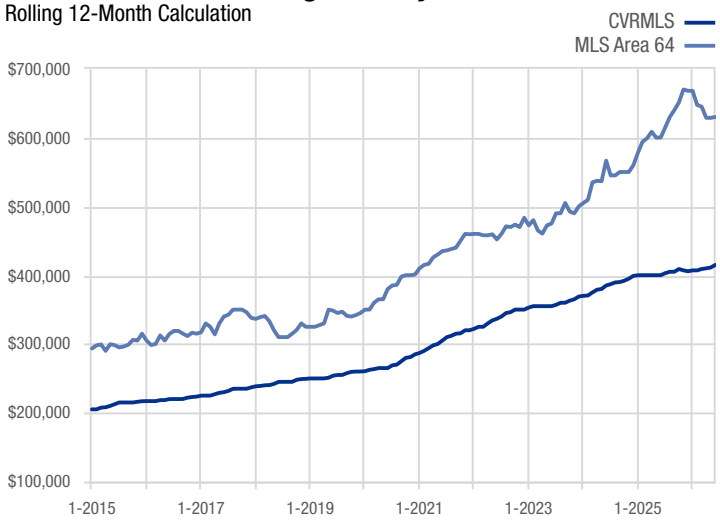
Single Family	June			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	52	**31**	- 40.4%	288	**258**	- 10.4%
Pending Sales	50	**44**	- 12.0%	239	**235**	- 1.7%
Closed Sales	55	**47**	- 14.5%	206	**208**	+ 1.0%
Days on Market Until Sale	12	**8**	- 33.3%	18	**13**	- 27.8%
Median Sales Price*	$660,000	**$705,000**	+ 6.8%	$651,250	**$580,000**	- 10.9%
Average Sales Price*	$700,995	**$728,018**	+ 3.9%	$690,120	**$667,784**	- 3.2%
Percent of Original List Price Received*	100.6%	**102.3%**	+ 1.7%	100.7%	**102.2%**	+ 1.5%
Inventory of Homes for Sale	52	**29**	- 44.2%	—	**—**	—
Months Supply of Inventory	1.4	**0.8**	- 42.9%	—	**—**	—

Condo/Town	June			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	14	**19**	+ 35.7%	59	**103**	+ 74.6%
Pending Sales	8	**14**	+ 75.0%	41	**54**	+ 31.7%
Closed Sales	9	**8**	- 11.1%	38	**40**	+ 5.3%
Days on Market Until Sale	15	**9**	- 40.0%	16	**15**	- 6.3%
Median Sales Price*	$299,000	**$331,500**	+ 10.9%	$310,000	**$343,000**	+ 10.6%
Average Sales Price*	$350,600	**$328,888**	- 6.2%	$339,769	**$374,704**	+ 10.3%
Percent of Original List Price Received*	98.0%	**101.0%**	+ 3.1%	98.4%	**99.9%**	+ 1.5%
Inventory of Homes for Sale	17	**39**	+ 129.4%	—	**—**	—
Months Supply of Inventory	2.1	**4.5**	+ 114.3%	—	**—**	—

* 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.

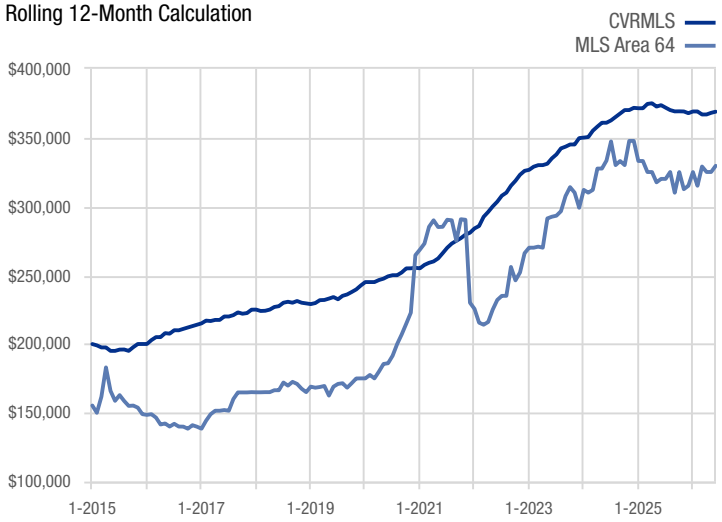
Median Sales Price - Single-Family

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.

Current as of July 10, 2026. All data from Central Virginia Regional MLS. Report © 2026 ShowingTime Plus, LLC.