Local Market Update – June 2026

A Research Tool Provided by Central Virginia Regional MLS.

Chesterfield County

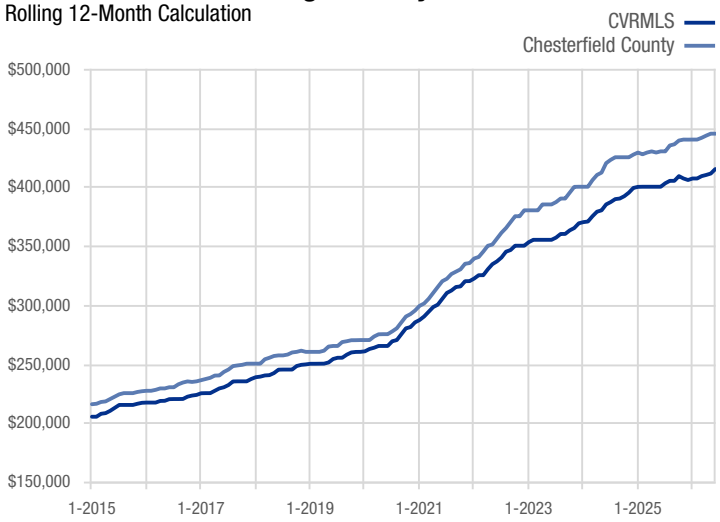
Single Family	June			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	526	**489**	- 7.0%	2,962	**2,977**	+ 0.5%
Pending Sales	444	**411**	- 7.4%	2,334	**2,443**	+ 4.7%
Closed Sales	469	**468**	- 0.2%	2,117	**2,278**	+ 7.6%
Days on Market Until Sale	19	**18**	- 5.3%	27	**27**	0.0%
Median Sales Price*	$465,000	**$460,525**	- 1.0%	$435,000	**$450,000**	+ 3.4%
Average Sales Price*	$523,432	**$527,703**	+ 0.8%	$494,524	**$504,425**	+ 2.0%
Percent of Original List Price Received*	100.6%	**100.6%**	0.0%	100.3%	**100.3%**	0.0%
Inventory of Homes for Sale	725	**598**	- 17.5%	—	**—**	—
Months Supply of Inventory	2.0	**1.6**	- 20.0%	—	**—**	—

Condo/Town	June			Year to Date		
Key Metrics	**2025**	**2026**	**% Change**	**Thru 6-2025**	**Thru 6-2026**	**% Change**
New Listings	106	**120**	+ 13.2%	634	**750**	+ 18.3%
Pending Sales	77	**88**	+ 14.3%	440	**533**	+ 21.1%
Closed Sales	84	**98**	+ 16.7%	390	**467**	+ 19.7%
Days on Market Until Sale	36	**56**	+ 55.6%	42	**47**	+ 11.9%
Median Sales Price*	$379,470	**$380,000**	+ 0.1%	$375,550	**$379,095**	+ 0.9%
Average Sales Price*	$375,668	**$381,979**	+ 1.7%	$371,658	**$384,386**	+ 3.4%
Percent of Original List Price Received*	99.2%	**98.1%**	- 1.1%	98.8%	**98.1%**	- 0.7%
Inventory of Homes for Sale	239	**245**	+ 2.5%	—	**—**	—
Months Supply of Inventory	3.3	**3.0**	- 9.1%	—	**—**	—

* 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.

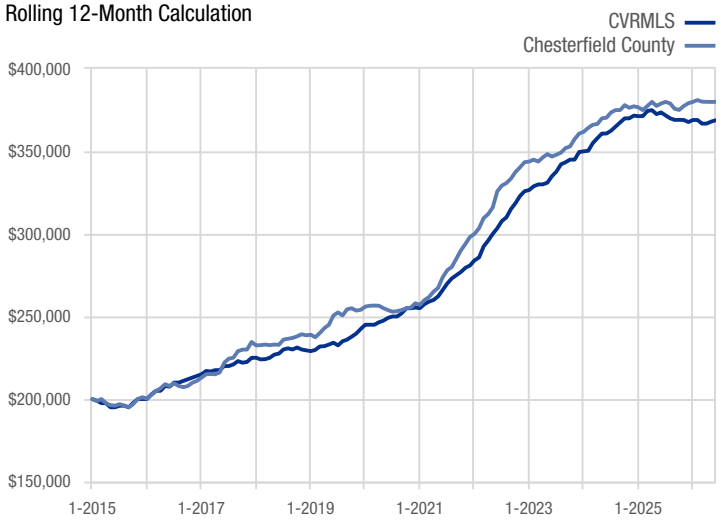
Median Sales Price - Single-Family

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.