

Local Market Update – September 2026

A Research Tool Provided by Central Virginia Regional MLS.



Chesterfield County

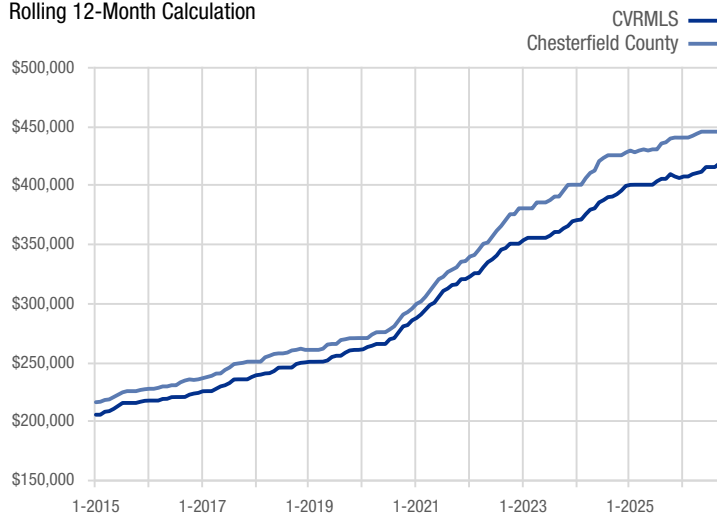
Single Family	September			Year to Date		
	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	504	492	- 2.4%	4,411	4,479	+ 1.5%
Pending Sales	378	322	- 14.8%	3,461	3,427	- 1.0%
Closed Sales	374	312	- 16.6%	3,326	3,383	+ 1.7%
Days on Market Until Sale	33	28	- 15.2%	27	26	- 3.7%
Median Sales Price*	\$447,400	\$464,000	+ 3.7%	\$440,000	\$450,000	+ 2.3%
Average Sales Price*	\$502,896	\$511,393	+ 1.7%	\$499,859	\$505,247	+ 1.1%
Percent of Original List Price Received*	99.4%	99.2%	- 0.2%	100.0%	100.1%	+ 0.1%
Inventory of Homes for Sale	761	811	+ 6.6%	—	—	—
Months Supply of Inventory	2.1	2.2	+ 4.8%	—	—	—

Condo/Town	September			Year to Date		
	2025	2026	% Change	Thru 9-2025	Thru 9-2026	% Change
New Listings	114	140	+ 22.8%	998	1,202	+ 20.4%
Pending Sales	77	79	+ 2.6%	677	778	+ 14.9%
Closed Sales	73	70	- 4.1%	669	689	+ 3.0%
Days on Market Until Sale	38	37	- 2.6%	39	47	+ 20.5%
Median Sales Price*	\$369,460	\$370,152	+ 0.2%	\$377,223	\$379,190	+ 0.5%
Average Sales Price*	\$375,415	\$379,602	+ 1.1%	\$374,484	\$383,726	+ 2.5%
Percent of Original List Price Received*	97.8%	98.3%	+ 0.5%	98.6%	97.9%	- 0.7%
Inventory of Homes for Sale	263	297	+ 12.9%	—	—	—
Months Supply of Inventory	3.7	3.7	0.0%	—	—	—

* 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.

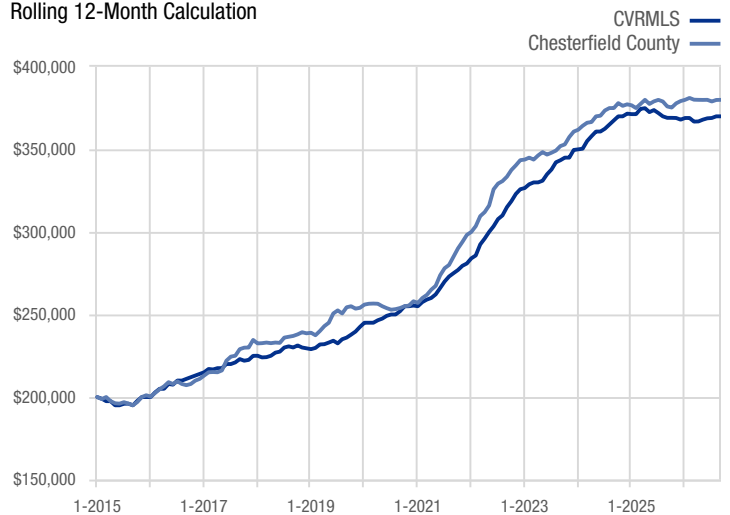
Median Sales Price - Single-Family

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.