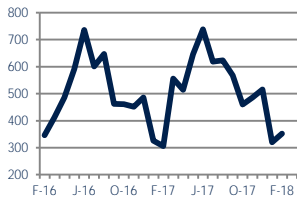




Units Sold

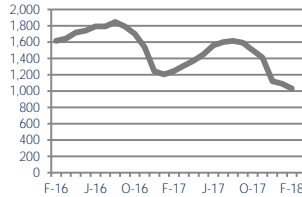
352



Up 15%
Vs. Year Ago

Active Inventory

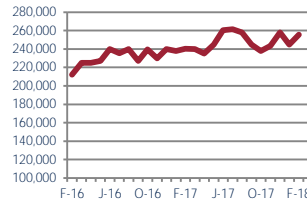
1,032



Down -17%
Vs. Year Ago

Median Sale Price

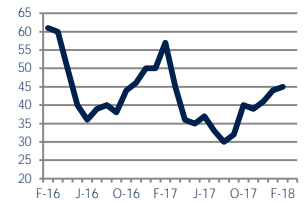
\$255,500



Up 6%
Vs. Year Ago

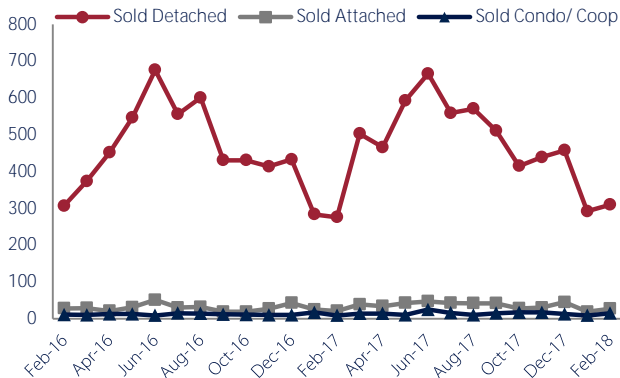
Days On Market

45



Down -21%
Vs. Year Ago

Units Sold*



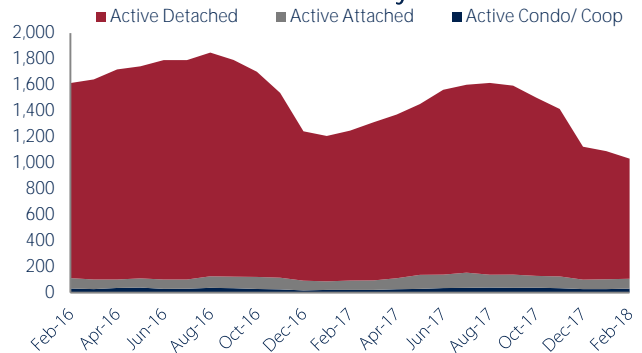
Units Sold

There was an increase in total units sold in February, with 352 sold this month in Chesterfield County versus 320 last month, an increase of 10%. This month's total units sold was higher than at this time last year, an increase of 15% versus February 2017.

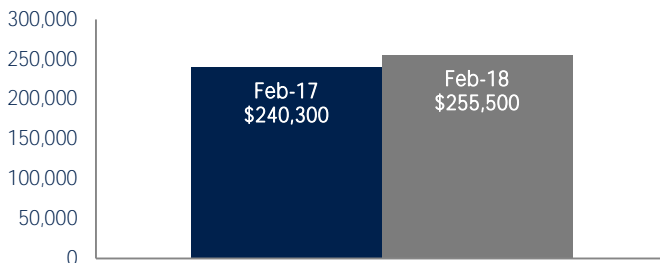
Active Inventory

Versus last year, the total number of homes available this month is lower by 216 units or 17%. The total number of active inventory this February was 1,032 compared to 1,248 in February 2017. This month's total of 1,032 is lower than the previous month's total supply of available inventory of 1,090, a decrease of 5%.

Active Inventory*



Median Sale Price



Median Sale Price

Last February, the median sale price for Chesterfield County Homes was \$240,300. This February, the median sale price was \$255,500, an increase of 6% or \$15,200 compared to last year. The current median sold price is 4% higher than in January.

Median sale price is the middle sale price in a given month. The same number of properties are above & below the median.

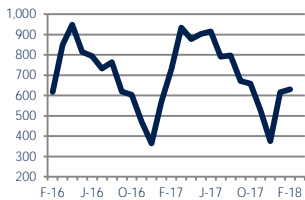


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by CVRMLS and its member Association(s) of REALTORS, who are not responsible for its accuracy. Does not reflect all activity in the marketplace. Information contained in this report is deemed reliable but not guaranteed, should be independently verified, and does not constitute an opinion of CVRMLS or Long & Foster Real Estate, Inc.



New Listings

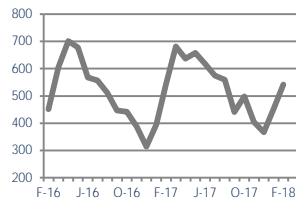
631



Down -13%
Vs. Year Ago

Current Contracts

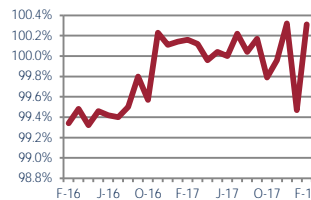
542



No Change
Vs. Year Ago

Sold Vs. List Price

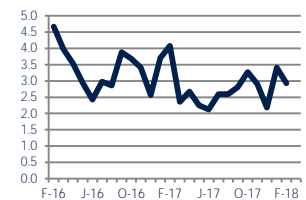
100.3%



No Change
Vs. Year Ago

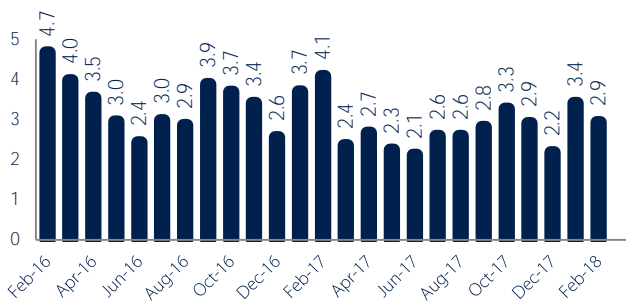
Months of Supply

2.9



Down -28%
Vs. Year Ago

Months Of Supply



Months of Supply

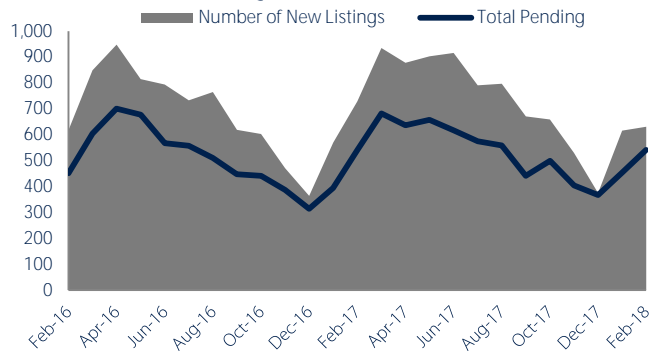
In February, there was 2.9 months of supply available in Chesterfield County, compared to 4.1 in February 2017. That is a decrease of 28% versus a year ago.

Months of supply is calculated by dividing current inventory by current sales. It indicates how many months would be needed to sell all of the inventory available at the current rate of demand.

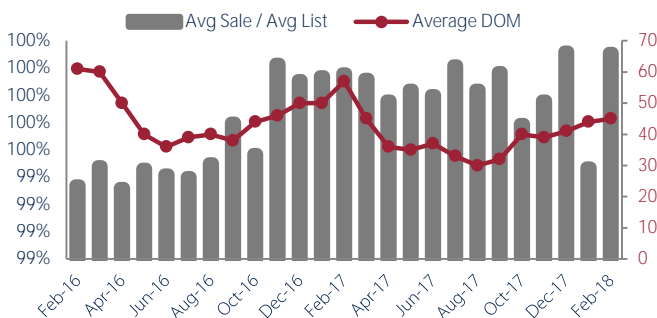
New Listings & Current Contracts

This month there were 631 homes newly listed for sale in Chesterfield County compared to 729 in February 2017, a decrease of 13%. There were 542 current contracts pending sale this February, consistent with the volume a year ago. The number of current contracts is 19% higher than last month.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In February, the average sale price in Chesterfield County was 100.3% of the average list price, which is similar compared to a year ago.

Days On Market

This month, the average number of days on market was 45, lower than the average last year, which was 57, a decrease of 21%.



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