



The Long & Foster Market Minute™

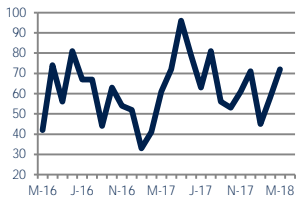
Focus On: Chesterfield Court House Housing Market

March 2018

Zip Code(s): 23832

Units Sold

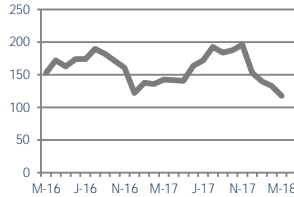
72



Up 18%
Vs. Year Ago

Active Inventory

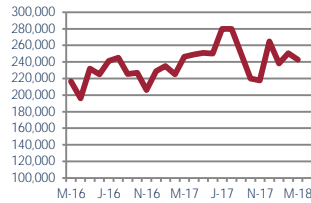
118



Down -17%
Vs. Year Ago

Median Sale Price

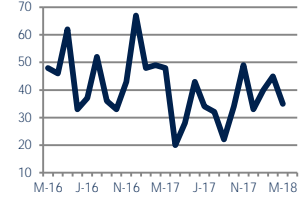
\$242,635



Down -1%
Vs. Year Ago

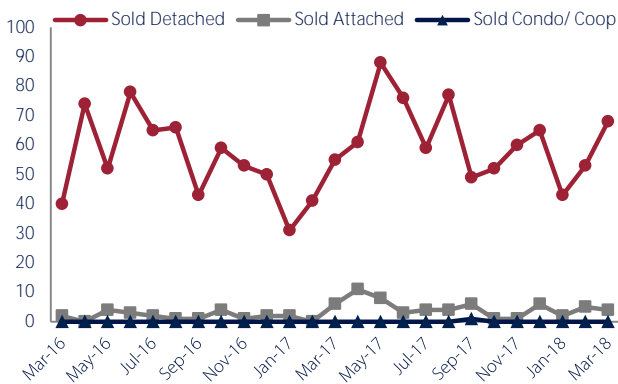
Days On Market

35



Down -27%
Vs. Year Ago

Units Sold*



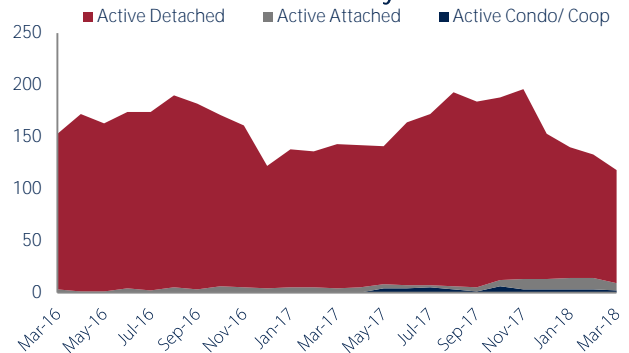
Units Sold

There was an increase in total units sold in March, with 72 sold this month in Chesterfield Court House versus 58 last month, an increase of 24%. This month's total units sold was higher than at this time last year, an increase of 18% versus March 2017.

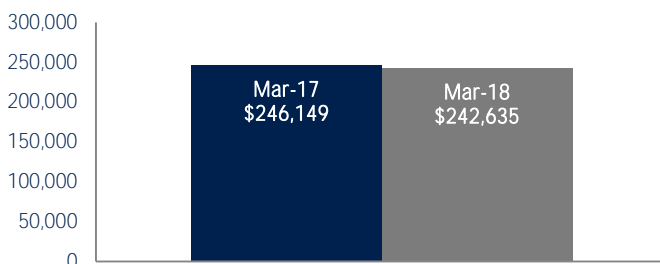
Active Inventory

Versus last year, the total number of homes available this month is lower by 25 units or 17%. The total number of active inventory this March was 118 compared to 143 in March 2017. This month's total of 118 is lower than the previous month's total supply of available inventory of 133, a decrease of 11%.

Active Inventory*



Median Sale Price



Median Sale Price

Last March, the median sale price for Chesterfield Court House Homes was \$246,149. This March, the median sale price was \$242,635, a decrease of 1% or \$3,514 compared to last year. The current median sold price is 3% lower than in February.

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

Chesterfield Court House are defined as properties listed in zip code/s 23832.

*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.



CHRISTIE'S
INTERNATIONAL REAL ESTATE



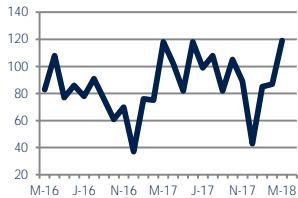
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New Listings

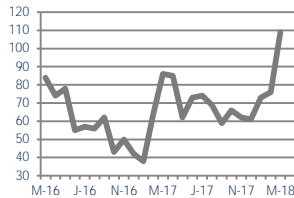
119



Up 1%
Vs. Year Ago

Current Contracts

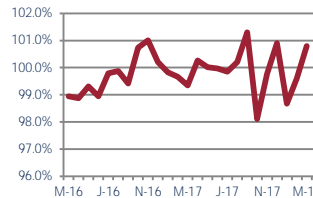
109



Up 27%
Vs. Year Ago

Sold Vs. List Price

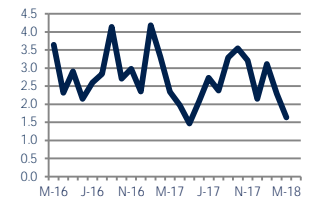
100.8%



Up 1.5%
Vs. Year Ago

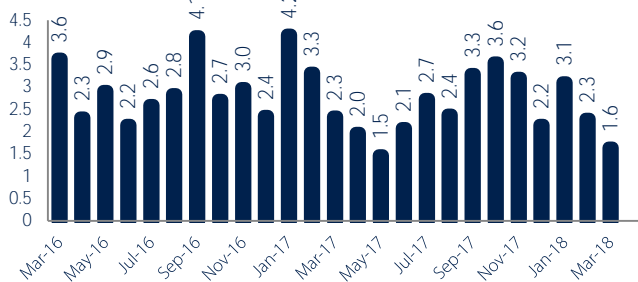
Months of Supply

1.6



Down -30%
Vs. Year Ago

Months Of Supply



Months of Supply

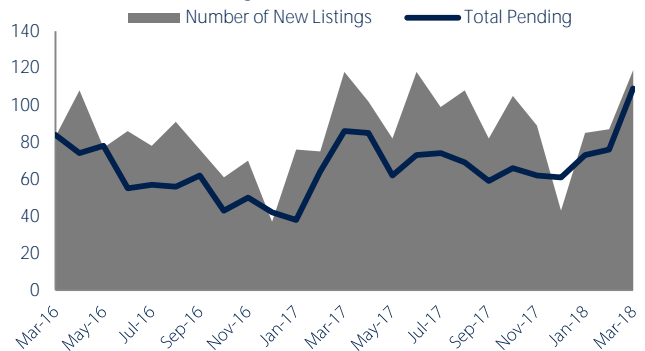
In March, there was 1.6 months of supply available in Chesterfield Court House, compared to 2.3 in March 2017. That is a decrease of 30% versus a year ago.

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.

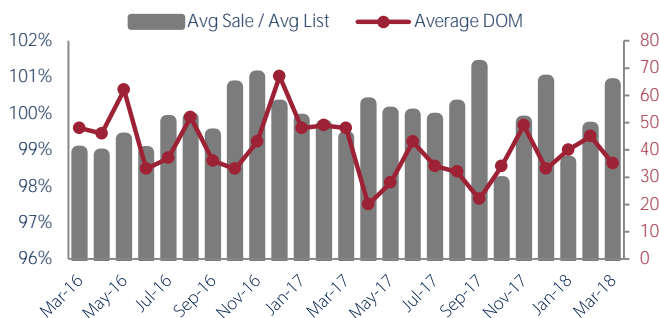
New Listings & Current Contracts

This month there were 119 homes newly listed for sale in Chesterfield Court House compared to 118 in March 2017, an increase of 1%. There were 109 current contracts pending sale this March compared to 86 a year ago. The number of current contracts is 27% higher than last March.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In March, the average sale price in Chesterfield Court House was 100.8% of the average list price, which is 1.5% higher than at this time last year.

Days On Market

This month, the average number of days on market was 35, lower than the average last year, which was 48, a decrease of 27%.



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