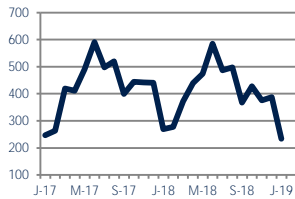


Units Sold

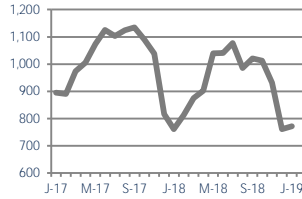
234



Down -13%
Vs. Year Ago

Active Inventory

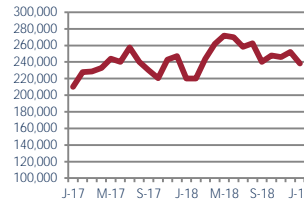
772



Up 1%
Vs. Year Ago

Median Sale Price

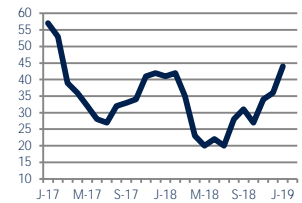
\$238,400



Up 8%
Vs. Year Ago

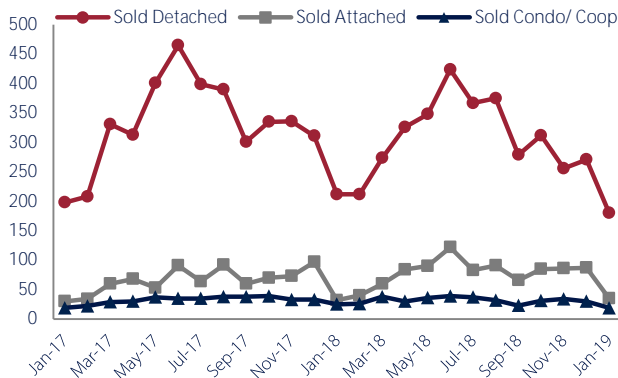
Days On Market

44



Up 7%
Vs. Year Ago

Units Sold*



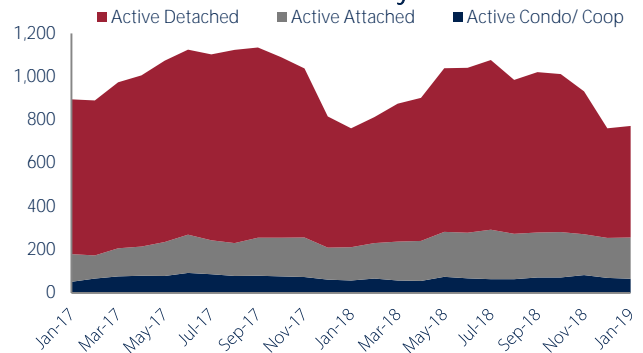
Units Sold

There was a decrease in total units sold in January, with 234 sold this month in Henrico County. This month's total units sold was lower than at this time last year.

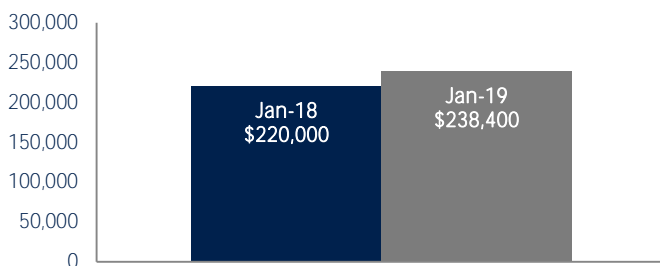
Active Inventory

Versus last year, the total number of homes available this month is higher by 11 units or 1%. The total number of active inventory this January was 772 compared to 761 in January 2018. This month's total of 772 is higher than the previous month's total supply of available inventory of 761, an increase of 1%.

Active Inventory*



Median Sale Price



Median Sale Price

Last January, the median sale price for Henrico County Homes was \$220,000. This January, the median sale price was \$238,400, an increase of 8% or \$18,400 compared to last year. The current median sold price is 5% lower than in December.

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

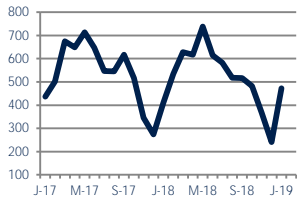


*Detached, Attached, and Condo varies by local area Multiple Listing Service (MLS) definition. For more information regarding your specific market, contact one of Long & Foster's knowledgeable and experienced sales associates. Information included in this report is based on data supplied by CVRMLS and 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

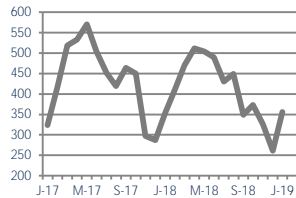
473



Up 15%
Vs. Year Ago

Current Contracts

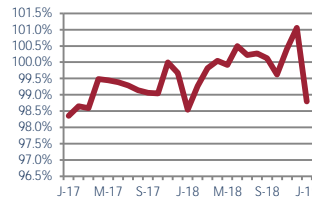
356



Up 1%
Vs. Year Ago

Sold Vs. List Price

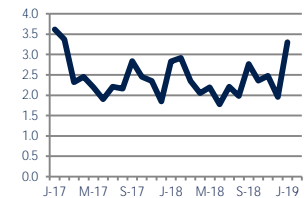
98.8%



No Change
Vs. Year Ago

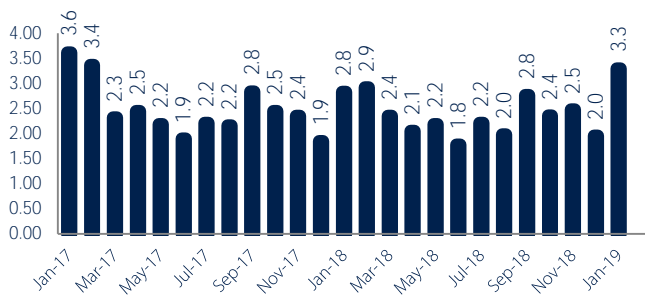
Months of Supply

3.3



Up 17%
Vs. Year Ago

Months Of Supply



Months of Supply

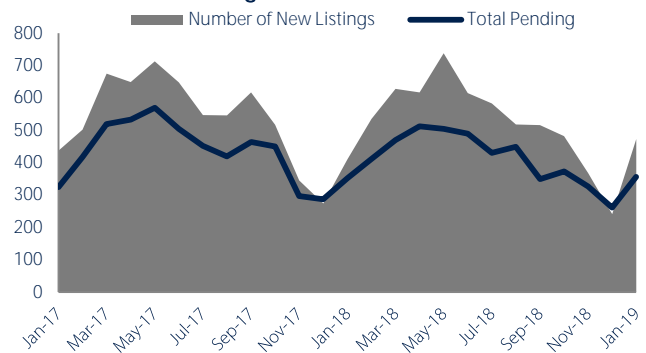
In January, there was 3.3 months of supply available in Henrico County, compared to 2.8 in January 2018. That is an increase of 17% versus a year ago.

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.

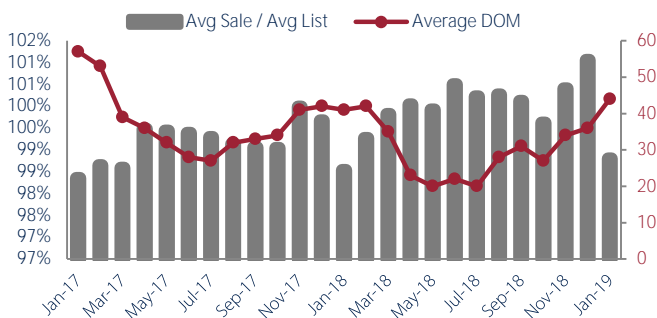
New Listings & Current Contracts

This month there were 473 homes newly listed for sale in Henrico County compared to 410 in January 2018, an increase of 15%. There were 356 current contracts pending sale this January compared to 352 a year ago. The number of current contracts is 1% higher than last January.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In January, the average sale price in Henrico County was 98.8% 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 44, higher than the average last year, which was 41, an increase of 7%.



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