



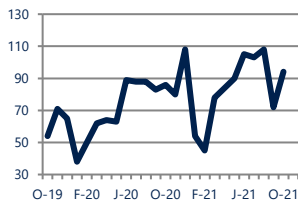
Focus On: Chesterfield Court House Housing Market

October 2021

Zip Code(s): 23832

Units Sold

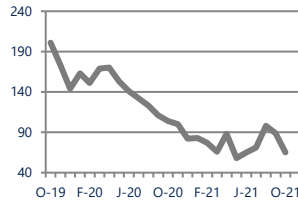
94



Up 9%
Vs. Year Ago

Active Inventory

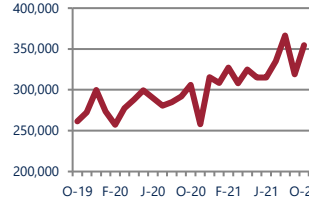
65



Down -38%
Vs. Year Ago

Median Sale Price

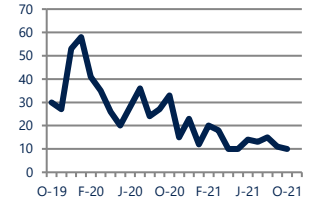
\$354,512



Up 16%
Vs. Year Ago

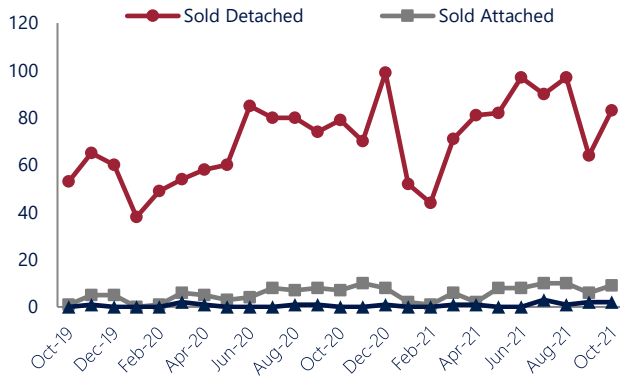
Days On Market

10



Down -70%
Vs. Year Ago

Units Sold*



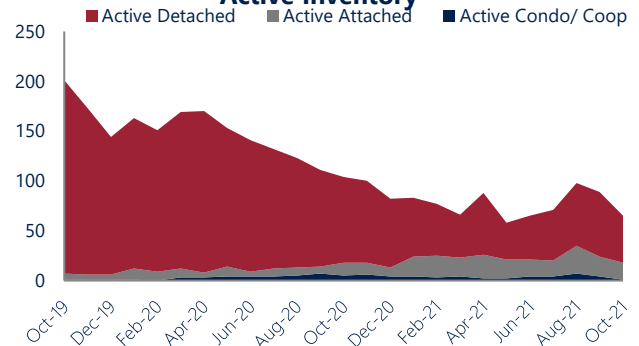
Units Sold

There was an increase in total units sold in October, with 94 sold this month in Chesterfield Court House versus 72 last month, an increase of 31%. This month's total units sold was higher than at this time last year, an increase of 9% versus October 2020.

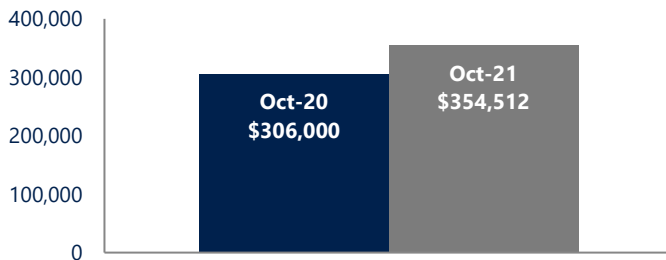
Active Inventory

Versus last year, the total number of homes available this month is lower by 39 units or 38%. The total number of active inventory this October was 65 compared to 104 in October 2020. This month's total of 65 is lower than the previous month's total supply of available inventory of 89, a decrease of 27%.

Active Inventory*



Median Sale Price



Median Sale Price

Last October, the median sale price for Chesterfield Court House Homes was \$306,000. This October, the median sale price was \$354,512, an increase of 16% or \$48,512 compared to last year. The current median sold price is 11% higher than in September.

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.

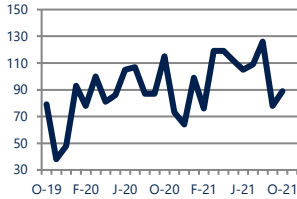




Zip Code(s): 23832

New Listings

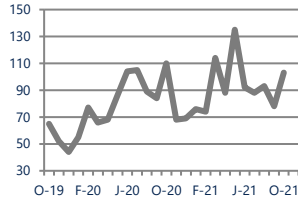
89



Down -23%
Vs. Year Ago

Current Contracts

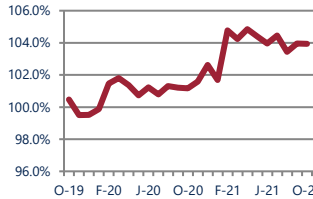
103



Down -6%
Vs. Year Ago

Sold Vs. List Price

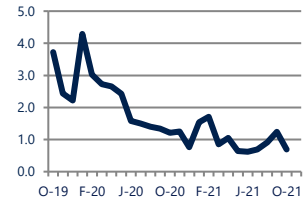
103.9%



Up 2.7%
Vs. Year Ago

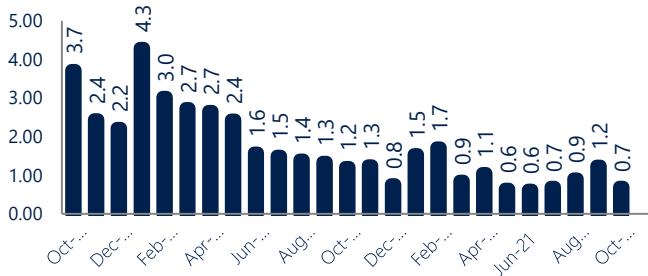
Months of Supply

0.7



Down -43%
Vs. Year Ago

Months Of Supply



Months of Supply

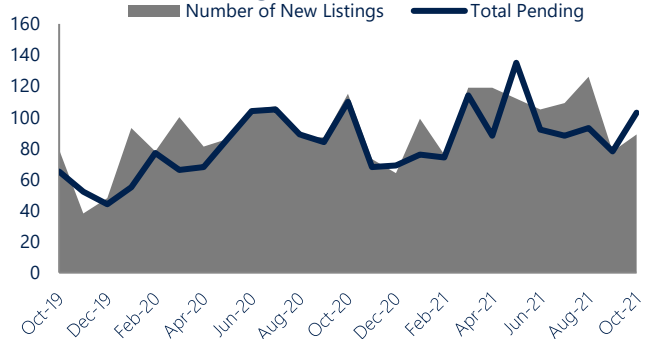
In October, there was 0.7 months of supply available in Chesterfield Court House, compared to 1.2 in October 2020. That is a decrease of 43% versus a year ago.

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.

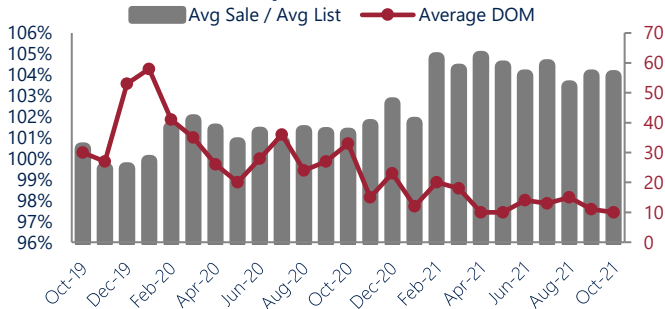
New Listings & Current Contracts

This month there were 89 homes newly listed for sale in Chesterfield Court House compared to 115 in October 2020, a decrease of 23%. There were 103 current contracts pending sale this October compared to 110 a year ago. The number of current contracts is 6% lower than last October.

New Listings & Current Contracts



Sale Price/ List Price & DOM



Sale Price to List Price Ratio

In October, the average sale price in Chesterfield Court House was 103.9% of the average list price, which is 2.8% higher than at this time last year.

Days On Market

This month, the average number of days on market was 10, lower than the average last year, which was 33, a decrease of 70%.

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