

# Local Market Update – March 2026

A Research Tool Provided by Central Virginia Regional MLS.



## MLS Area 64

64-Chesterfield

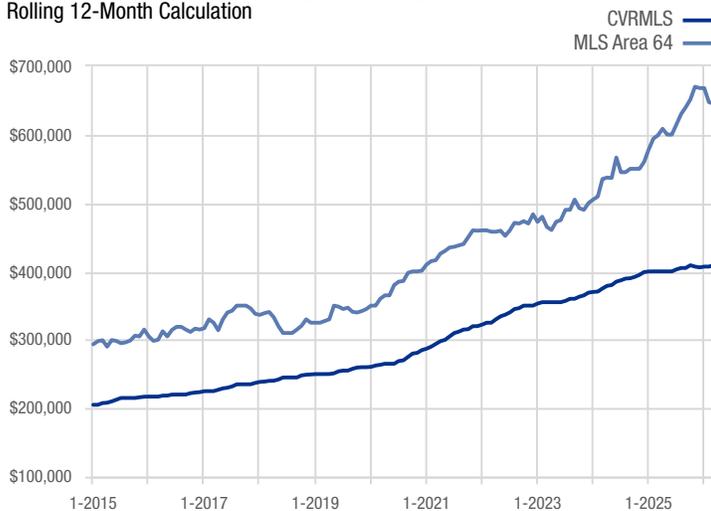
Single Family	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	48	34	- 29.2%	101	102	+ 1.0%
Pending Sales	39	35	- 10.3%	85	90	+ 5.9%
Closed Sales	23	30	+ 30.4%	70	72	+ 2.9%
Days on Market Until Sale	38	17	- 55.3%	33	21	- 36.4%
Median Sales Price*	\$642,000	<b>\$626,211</b>	- 2.5%	\$615,000	<b>\$531,500</b>	- 13.6%
Average Sales Price*	\$674,122	<b>\$719,167</b>	+ 6.7%	\$667,203	<b>\$631,689</b>	- 5.3%
Percent of Original List Price Received*	100.6%	<b>102.1%</b>	+ 1.5%	99.3%	<b>100.9%</b>	+ 1.6%
Inventory of Homes for Sale	35	27	- 22.9%	—	—	—
Months Supply of Inventory	1.0	0.7	- 30.0%	—	—	—

Condo/Town	March			Year to Date		
	2025	2026	% Change	Thru 3-2025	Thru 3-2026	% Change
New Listings	2	10	+ 400.0%	21	36	+ 71.4%
Pending Sales	8	5	- 37.5%	18	20	+ 11.1%
Closed Sales	5	11	+ 120.0%	15	20	+ 33.3%
Days on Market Until Sale	45	14	- 68.9%	22	15	- 31.8%
Median Sales Price*	\$240,000	<b>\$439,964</b>	+ 83.3%	\$302,000	<b>\$399,900</b>	+ 32.4%
Average Sales Price*	\$296,000	<b>\$469,426</b>	+ 58.6%	\$314,997	<b>\$405,970</b>	+ 28.9%
Percent of Original List Price Received*	93.5%	<b>100.3%</b>	+ 7.3%	97.3%	<b>99.7%</b>	+ 2.5%
Inventory of Homes for Sale	5	22	+ 340.0%	—	—	—
Months Supply of Inventory	0.6	2.8	+ 366.7%	—	—	—

\* 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.

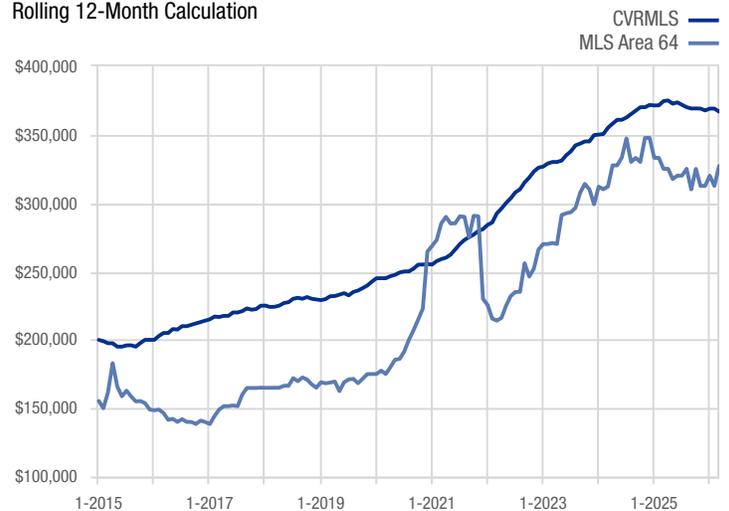
### Median Sales Price - Single-Family

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.