



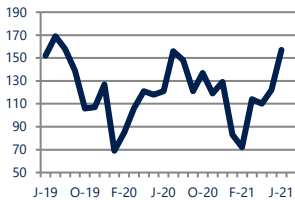
**Focus On: Glen Allen Housing Market**

June 2021

Zip Code(s): 23059 and 23060

**Units Sold**

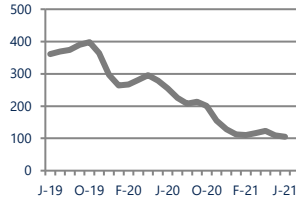
157



**Up 30%**  
Vs. Year Ago

**Active Inventory**

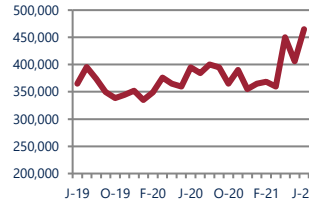
105



**Down -59%**  
Vs. Year Ago

**Median Sale Price**

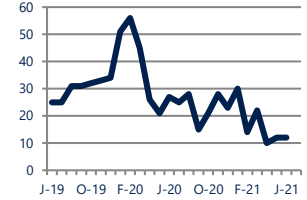
\$465,000



**Up 18%**  
Vs. Year Ago

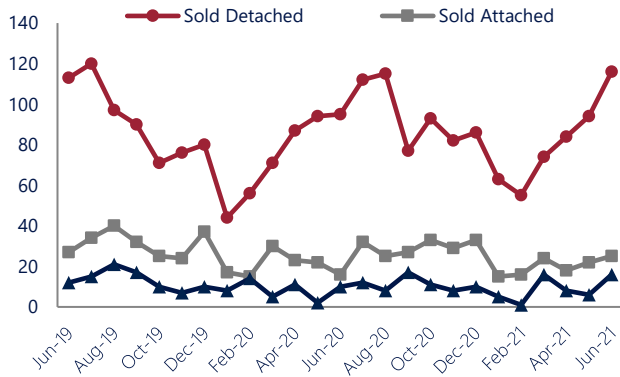
**Days On Market**

12



**Down -56%**  
Vs. Year Ago

**Units Sold\***



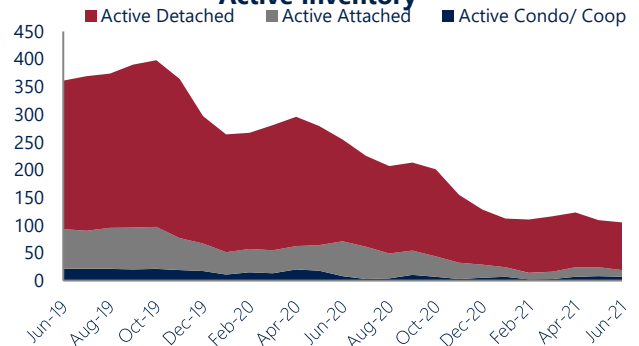
**Units Sold**

There was an increase in total units sold in June, with 157 sold this month in Glen Allen versus 122 last month, an increase of 29%. This month's total units sold was higher than at this time last year, an increase of 30% versus June 2020.

**Active Inventory**

Versus last year, the total number of homes available this month is lower by 150 units or 59%. The total number of active inventory this June was 105 compared to 255 in June 2020. This month's total of 105 is lower than the previous month's total supply of available inventory of 109, a decrease of 4%.

**Active Inventory\***



**Median Sale Price**



**Median Sale Price**

Last June, the median sale price for Glen Allen Homes was \$395,000. This June, the median sale price was \$465,000, an increase of 18% or \$70,000 compared to last year. The current median sold price is 14% higher than in May.

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

Glen Allen are defined as properties listed in zip code/s 23059 and 23060.

\*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.





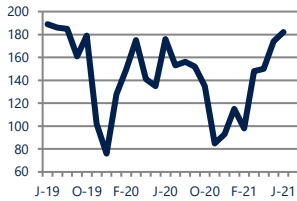
## Focus On: Glen Allen Housing Market

June 2021

Zip Code(s): 23059 and 23060

### New Listings

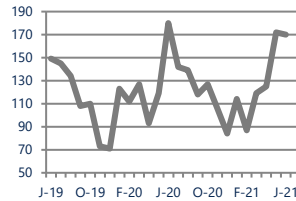
182



**Up 3%**  
Vs. Year Ago

### Current Contracts

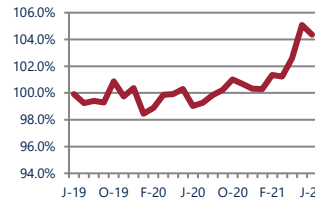
170



**Down -6%**  
Vs. Year Ago

### Sold Vs. List Price

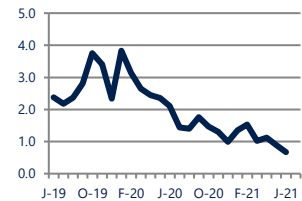
104.4%



**Up**  
Vs. Year Ago

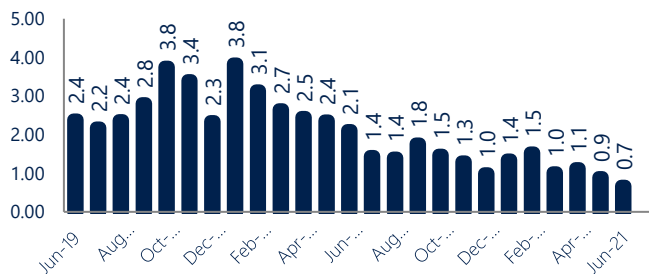
### Months of Supply

0.7



**Down -68%**  
Vs. Year Ago

### Months of Supply



### New Listings & Current Contracts

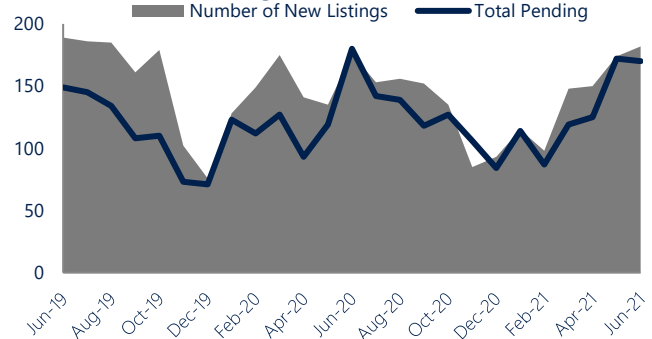
This month there were 182 homes newly listed for sale in Glen Allen compared to 176 in June 2020, an increase of 3%. There were 170 current contracts pending sale this June compared to 180 a year ago. The number of current contracts is 6% lower than last June.

### Months of Supply

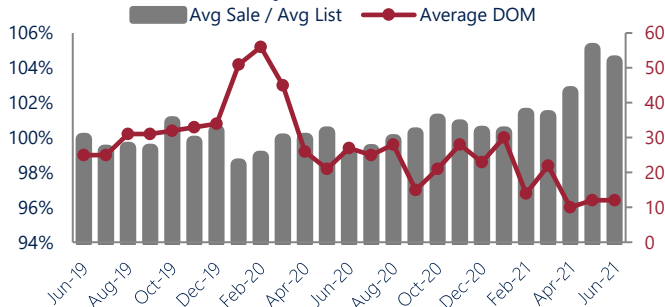
In June, there was 0.7 months of supply available in Glen Allen, compared to 2.1 in June 2020. That is a decrease of 68% versus a year ago.

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



### Sale Price/ List Price & DOM



### Sale Price to List Price Ratio

In June, the average sale price in Glen Allen was 104.4% of the average list price, which is higher than at this time last year.

### Days On Market

This month, the average number of days on market was 12, lower than the average last year, which was 27, a decrease of 56%.



Glen Allen are defined as properties listed in zip code/s 23059 and 23060.

\*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.

