

February 2026

All Home Types
Detached
Attached
Attached/Townhouse

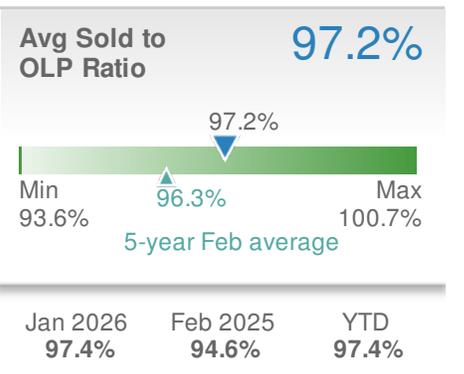
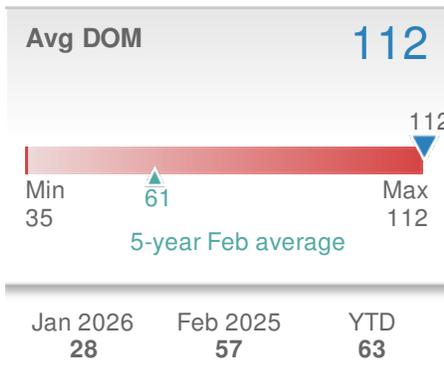
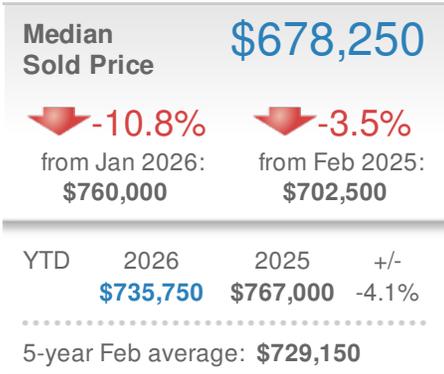
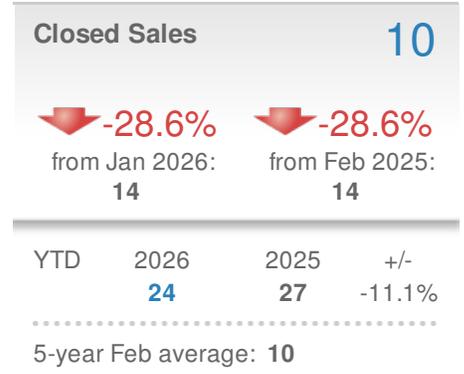
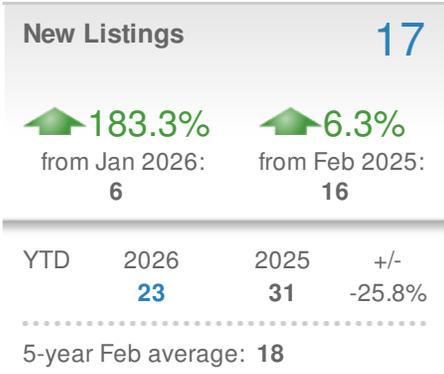
Local Market Insight

Unionville-Chadds Ford (Chester, PA)

February 2026

Unionville-Chadds Ford (Chester, PA)

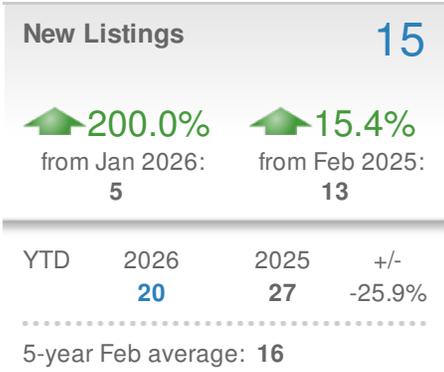
Email: ldavis@tcsr.realtor



February 2026

Unionville-Chadds Ford (Chester, PA) - Detached

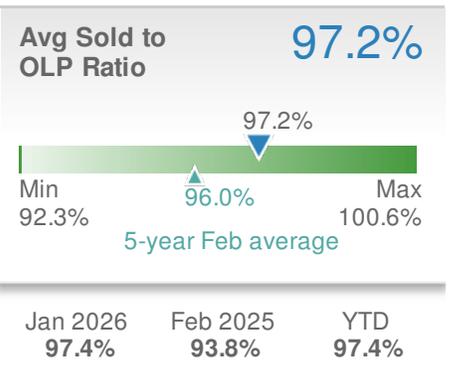
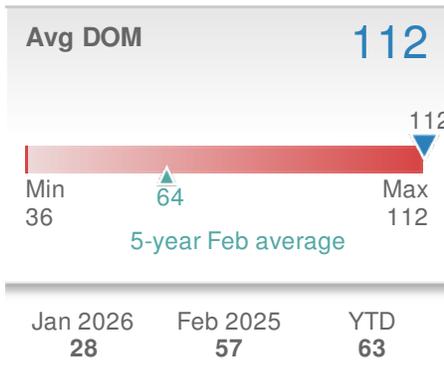
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Summary

In Unionville-Chadds Ford (Chester, PA), the median sold price for Detached properties for February was \$678,250, representing a decrease of 10.8% compared to last month and a decrease of 20.7% from Feb 2025. The average days on market for units sold in February was 112 days, 76% above the 5-year February average of 64 days. There was a 15.4% month over month decrease in new contract activity with 11 New Pendings; a 6.3% MoM increase in All Pendings (new contracts + contracts carried over from January) to 17; and an 18.8% increase in supply to 19 active units.

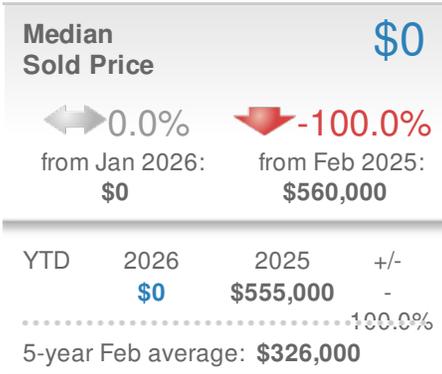
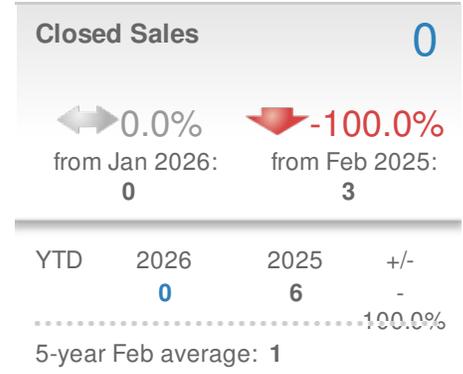
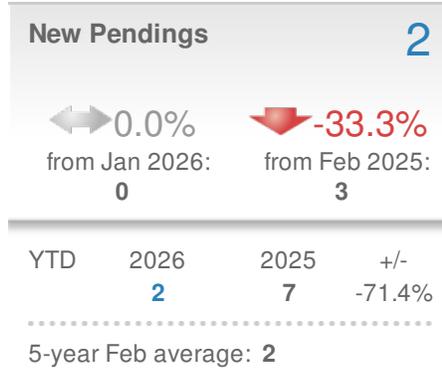
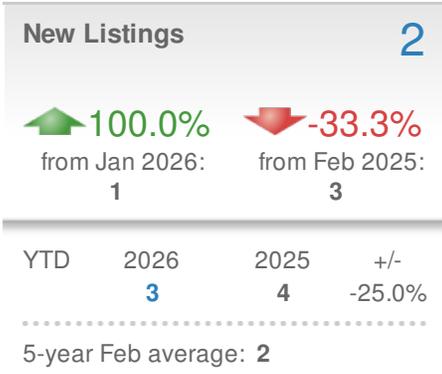
This activity resulted in a Contract Ratio of 0.89 pendings per active listing, down from 1.00 in January and an increase from 0.46 in February 2025. The Contract Ratio is 20% lower than the 5-year February average of 1.12. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.



February 2026

Unionville-Chadds Ford (Chester, PA) - Attached

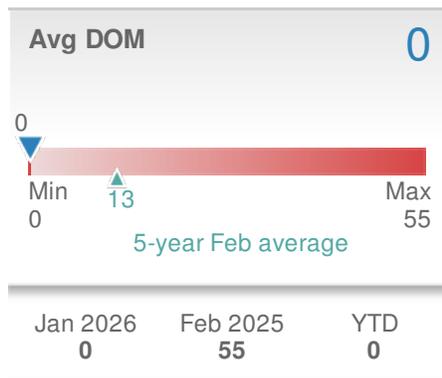
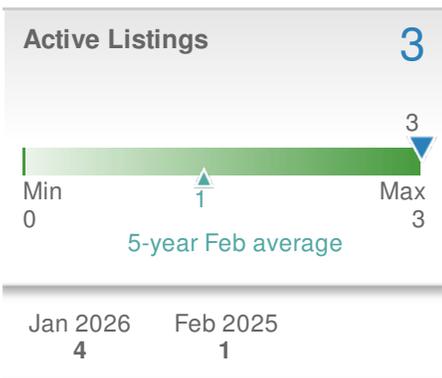
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Summary

In Unionville-Chadds Ford (Chester, PA), the median sold price for Attached properties for February was \$0, representing no change compared to last month and a decrease of 100% from Feb 2025. The average days on market for units sold in February was 0 days, 100% below the 5-year February average of 13 days. There was a 0% month over month increase in new contract activity with 2 New Pendings; a 0% MoM increase in All Pendings (new contracts + contracts carried over from January) to 2; and a 25% decrease in supply to 3 active units.

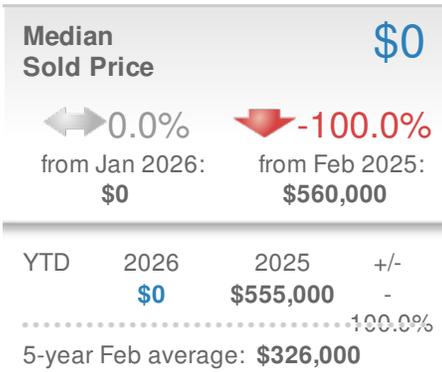
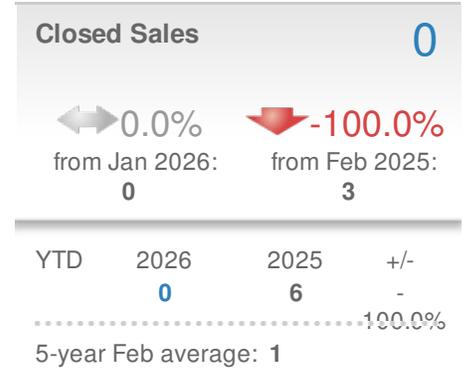
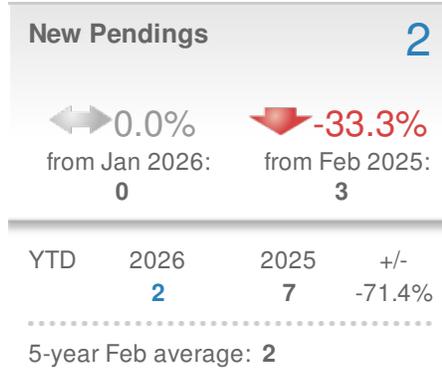
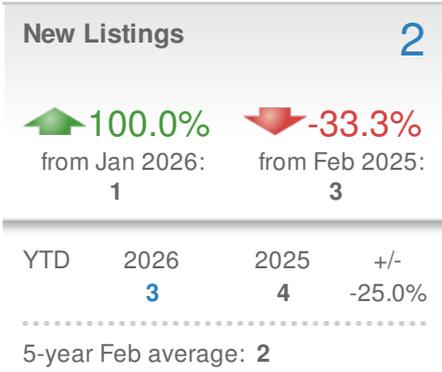
This activity resulted in a Contract Ratio of 0.67 pendings per active listing, up from 0.00 in January and a decrease from 4.00 in February 2025. The Contract Ratio is 59% lower than the 5-year February average of 1.63. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.



February 2026

Unionville-Chadds Ford (Chester, PA) - Attached/Townhouse

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Summary

In Unionville-Chadds Ford (Chester, PA), the median sold price for Attached/Townhouse properties for February was \$0, representing no change compared to last month and a decrease of 100% from Feb 2025. The average days on market for units sold in February was 0 days, 100% below the 5-year February average of 13 days. There was a 0% month over month increase in new contract activity with 2 New Pendings; a 0% MoM increase in All Pendings (new contracts + contracts carried over from January) to 2; and a 33.3% decrease in supply to 2 active units.

This activity resulted in a Contract Ratio of 1.00 pendings per active listing, up from 0.00 in January and a decrease from 4.00 in February 2025. The Contract Ratio is 41% lower than the 5-year February average of 1.70. A higher Contract Ratio signifies a relative increase in contract activity compared to supply, and indicates the market is moving in the seller's favor. A lower Contract Ratio signifies a relative decrease in contract activity compared to supply, and indicates the market is moving in the buyer's favor.

