

# Local Market Update – August 2017

A Research Tool Provided by the Charleston Trident Association of REALTORS®



## Upper Charleston Peninsula

Area 52

Single-Family Detached	August			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
<b>Key Metrics</b>						
New Listings	17	19	+ 11.8%	163	154	- 5.5%
Closed Sales	18	12	- 33.3%	112	108	- 3.6%
Median Sales Price*	\$425,000	<b>\$525,750</b>	+ 23.7%	\$407,000	<b>\$452,000</b>	+ 11.1%
Average Sales Price*	\$483,939	<b>\$591,921</b>	+ 22.3%	\$431,807	<b>\$488,450</b>	+ 13.1%
Percent of Original List Price Received*	95.2%	<b>96.8%</b>	+ 1.7%	94.5%	<b>94.8%</b>	+ 0.3%
Days on Market Until Sale	45	27	- 40.0%	44	56	+ 27.3%
Inventory of Homes for Sale	45	47	+ 4.4%	--	--	--

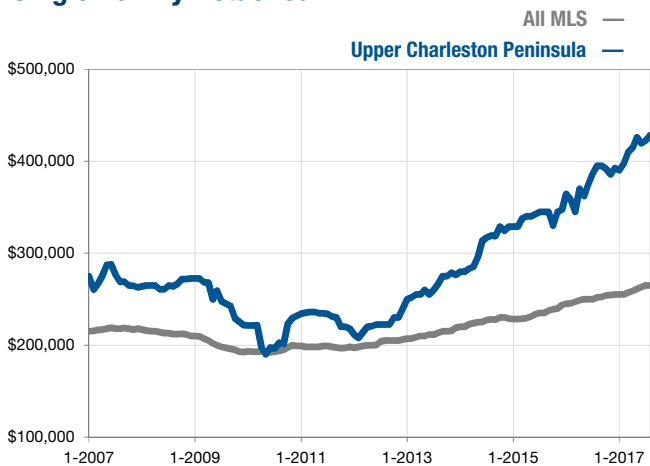
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	August			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
<b>Key Metrics</b>						
New Listings	5	0	- 100.0%	35	33	- 5.7%
Closed Sales	3	3	0.0%	22	20	- 9.1%
Median Sales Price*	\$375,000	<b>\$512,000</b>	+ 36.5%	\$290,000	<b>\$355,500</b>	+ 22.6%
Average Sales Price*	\$445,000	<b>\$475,333</b>	+ 6.8%	\$350,073	<b>\$358,295</b>	+ 2.3%
Percent of Original List Price Received*	95.9%	<b>92.3%</b>	- 3.8%	98.6%	<b>94.6%</b>	- 4.1%
Days on Market Until Sale	10	61	+ 510.0%	46	66	+ 43.5%
Inventory of Homes for Sale	11	8	- 27.3%	--	--	--

\* 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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

