

Local Market Update – August 2014

A RESEARCH TOOL PROVIDED BY THE CHARLESTON TRIDENT ASSOCIATION OF REALTORS®



Folly Beach

Area 22

0.0%

Change in
New Listings
All Properties

- 42.9%

Change in
Closed Sales
All Properties

+ 4.3%

Change in
Inventory of Homes
All Properties

Single-Family Detached

	August			Year to Date		
	2013	2014	+ / -	2013	2014	+ / -
New Listings	7	10	+ 42.9%	86	93	+ 8.1%
Closed Sales	7	3	- 57.1%	37	37	0.0%
Median Sales Price*	\$727,125	\$629,000	- 13.5%	\$565,000	\$517,500	- 8.4%
Average Sales Price*	\$759,161	\$678,000	- 10.7%	\$609,395	\$604,192	- 0.9%
Percent of Original List Price Received*	90.9%	94.4%	+ 3.8%	89.6%	90.9%	+ 1.5%
Days on Market Until Sale	180	144	- 20.0%	105	148	+ 41.8%
Inventory of Homes for Sale	86	103	+ 19.8%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

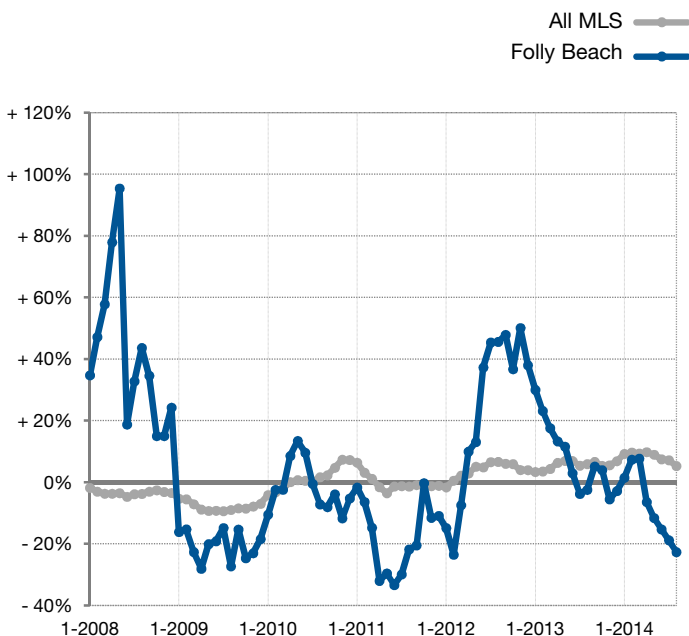
Townhouse-Condo Attached

	August			Year to Date		
	2013	2014	+ / -	2013	2014	+ / -
New Listings	6	3	- 50.0%	60	53	- 11.7%
Closed Sales	7	5	- 28.6%	32	36	+ 12.5%
Median Sales Price*	\$235,000	\$399,000	+ 69.8%	\$253,500	\$345,000	+ 36.1%
Average Sales Price*	\$307,414	\$434,080	+ 41.2%	\$307,957	\$350,410	+ 13.8%
Percent of Original List Price Received*	94.9%	95.0%	+ 0.1%	92.0%	94.0%	+ 2.1%
Days on Market Until Sale	178	74	- 58.5%	133	110	- 17.3%
Inventory of Homes for Sale	53	42	- 20.8%	--	--	--

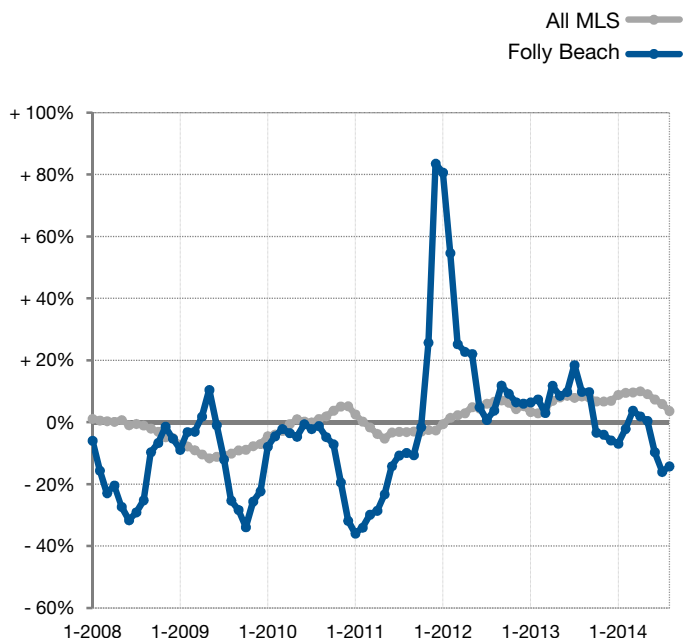
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Change in Median Sales Price from Prior Year (6-Month Average)**

Single-Family Detached



Townhouse-Condo Attached



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | All data from the Charleston Trident Association of REALTORS® MLS. | Sponsored by South Carolina REALTORS®. Powered by 10K Research and Marketing. | Information deemed reliable but not guaranteed. Consult your agent for market specifics.