

Local Market Update – October 2014

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



Upper Charleston Peninsula

Area 52

Key Metrics	October			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
New Listings	20	22	+ 10.0%	216	200	- 7.4%
Closed Sales	21	15	- 28.6%	184	169	- 8.2%
Median Sales Price*	\$245,000	\$440,000	+ 79.6%	\$280,000	\$331,450	+ 18.4%
Percent of Original List Price Received*	96.6%	91.8%	- 5.0%	94.8%	94.0%	- 0.8%
Days on Market Until Sale	61	79	+ 30.5%	90	85	- 5.2%
Inventory of Homes for Sale	75	47	- 37.3%	--	--	--

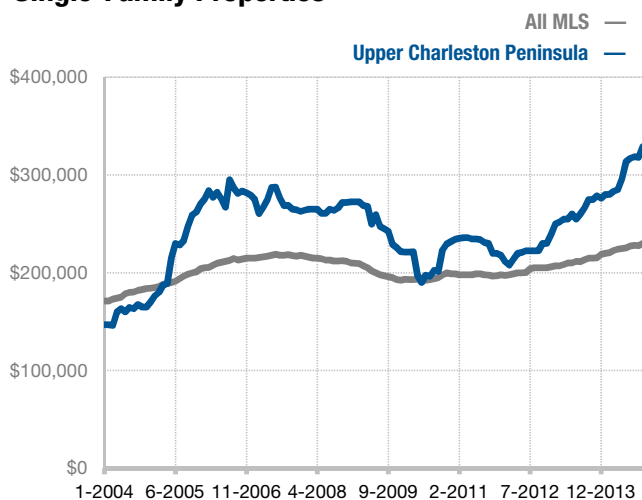
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Key Metrics	October			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
New Listings	2	4	+ 100.0%	32	39	+ 21.9%
Closed Sales	2	1	- 50.0%	20	29	+ 45.0%
Median Sales Price*	\$137,500	\$407,500	+ 196.4%	\$220,000	\$309,000	+ 40.5%
Percent of Original List Price Received*	100.0%	86.9%	- 13.1%	91.3%	94.0%	+ 3.0%
Days on Market Until Sale	11	98	+ 790.9%	102	57	- 43.9%
Inventory of Homes for Sale	35	20	- 42.9%	--	--	--

* 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 Properties



Condo Properties

