

Local Market Update – December 2014

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



Folly Beach

Area 22

Single-Family Detached	December			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
Key Metrics						
New Listings	5	7	+ 40.0%	124	117	- 5.6%
Closed Sales	5	3	- 40.0%	54	62	+ 14.8%
Median Sales Price*	\$660,000	\$670,000	+ 1.5%	\$572,000	\$540,000	- 5.6%
Average Sales Price*	\$784,900	\$590,667	- 24.7%	\$631,823	\$593,010	- 6.1%
Percent of Original List Price Received*	87.8%	77.9%	- 11.3%	90.0%	90.5%	+ 0.6%
Days on Market Until Sale	240	194	- 19.1%	129	184	+ 43.1%
Inventory of Homes for Sale	88	60	- 31.8%	--	--	--

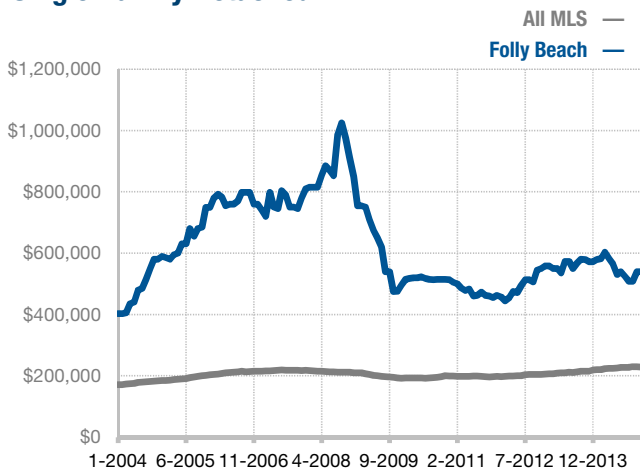
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
Key Metrics						
New Listings	10	6	- 40.0%	85	72	- 15.3%
Closed Sales	3	7	+ 133.3%	52	58	+ 11.5%
Median Sales Price*	\$227,500	\$276,400	+ 21.5%	\$286,500	\$349,750	+ 22.1%
Average Sales Price*	\$286,833	\$310,771	+ 8.3%	\$327,627	\$358,390	+ 9.4%
Percent of Original List Price Received*	90.8%	92.1%	+ 1.5%	93.1%	94.0%	+ 0.9%
Days on Market Until Sale	252	82	- 67.3%	123	125	+ 1.3%
Inventory of Homes for Sale	45	23	- 48.9%	--	--	--

* 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 Detached



Townhouse-Condo Attached

