

Local Market Update – August 2015

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



Downtown Charleston

Area 51

Single-Family Detached	August			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	19	8	- 57.9%	249	191	- 23.3%
Closed Sales	19	13	- 31.6%	161	158	- 1.9%
Median Sales Price*	\$700,000	\$385,000	- 45.0%	\$799,000	\$704,500	- 11.8%
Average Sales Price*	\$961,263	\$570,531	- 40.6%	\$1,133,532	\$1,006,225	- 11.2%
Percent of Original List Price Received*	91.3%	92.4%	+ 1.2%	93.0%	93.2%	+ 0.2%
Days on Market Until Sale	141	73	- 48.2%	123	104	- 15.4%
Inventory of Homes for Sale	161	98	- 39.1%	--	--	--

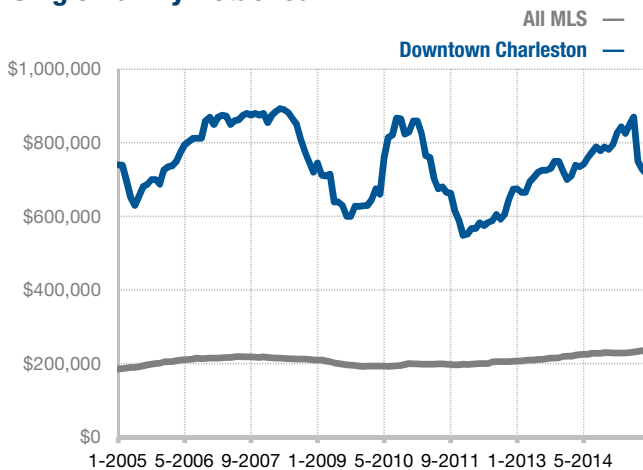
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	August			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	16	25	+ 56.3%	216	185	- 14.4%
Closed Sales	14	6	- 57.1%	129	114	- 11.6%
Median Sales Price*	\$523,500	\$504,250	- 3.7%	\$500,000	\$495,000	- 1.0%
Average Sales Price*	\$548,107	\$577,750	+ 5.4%	\$625,604	\$640,377	+ 2.4%
Percent of Original List Price Received*	95.7%	95.7%	0.0%	92.8%	93.4%	+ 0.6%
Days on Market Until Sale	63	55	- 12.7%	115	113	- 1.7%
Inventory of Homes for Sale	130	118	- 9.2%	--	--	--

* 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

