

Local Market Update – May 2016

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



Daniel Island

Area 77

Single-Family Detached	May			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	23	27	+ 17.4%	130	126	- 3.1%
Closed Sales	22	19	- 13.6%	91	62	- 31.9%
Median Sales Price*	\$661,325	\$827,500	+ 25.1%	\$699,900	\$845,000	+ 20.7%
Average Sales Price*	\$892,494	\$914,275	+ 2.4%	\$875,760	\$924,645	+ 5.6%
Percent of Original List Price Received*	99.0%	95.7%	- 3.3%	98.7%	95.3%	- 3.4%
Days on Market Until Sale	38	50	+ 31.6%	72	62	- 13.9%
Inventory of Homes for Sale	67	49	- 26.9%	--	--	--

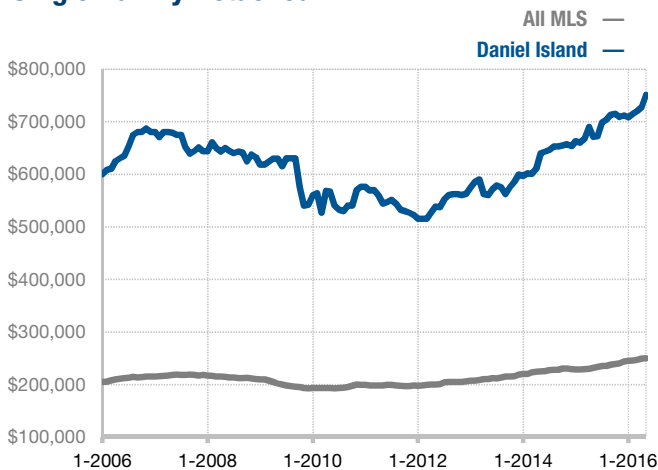
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	May			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	13	12	- 7.7%	70	82	+ 17.1%
Closed Sales	15	11	- 26.7%	53	46	- 13.2%
Median Sales Price*	\$228,000	\$292,500	+ 28.3%	\$299,900	\$308,750	+ 3.0%
Average Sales Price*	\$289,187	\$381,738	+ 32.0%	\$310,160	\$389,982	+ 25.7%
Percent of Original List Price Received*	95.8%	97.0%	+ 1.3%	95.0%	97.4%	+ 2.5%
Days on Market Until Sale	46	50	+ 8.7%	53	47	- 11.3%
Inventory of Homes for Sale	32	42	+ 31.3%	--	--	--

* 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

