

Local Market Update – May 2016

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



Folly Beach

Area 22

Single-Family Detached	May			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	8	11	+ 37.5%	68	67	- 1.5%
Closed Sales	8	8	0.0%	35	29	- 17.1%
Median Sales Price*	\$607,500	\$682,500	+ 12.3%	\$530,000	\$609,250	+ 15.0%
Average Sales Price*	\$612,438	\$769,047	+ 25.6%	\$576,223	\$648,301	+ 12.5%
Percent of Original List Price Received*	95.7%	96.0%	+ 0.3%	91.1%	95.2%	+ 4.5%
Days on Market Until Sale	86	86	0.0%	152	112	- 26.3%
Inventory of Homes for Sale	73	59	- 19.2%	--	--	--

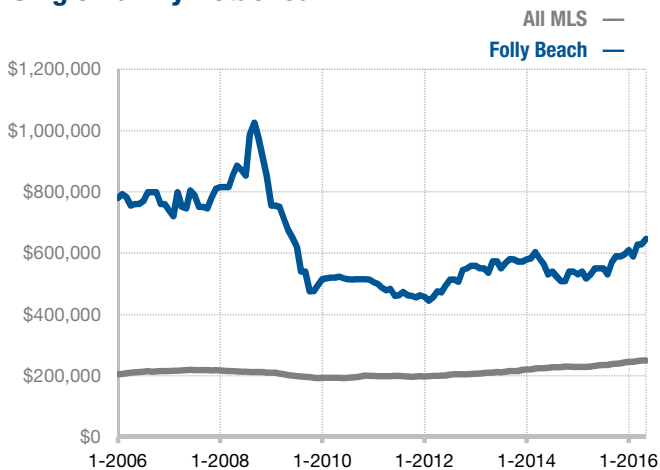
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	May			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	12	10	- 16.7%	47	36	- 23.4%
Closed Sales	4	12	+ 200.0%	23	27	+ 17.4%
Median Sales Price*	\$270,000	\$426,000	+ 57.8%	\$363,000	\$425,000	+ 17.1%
Average Sales Price*	\$305,750	\$428,417	+ 40.1%	\$350,521	\$406,630	+ 16.0%
Percent of Original List Price Received*	96.6%	95.5%	- 1.1%	97.0%	92.8%	- 4.3%
Days on Market Until Sale	95	50	- 47.4%	90	90	0.0%
Inventory of Homes for Sale	41	28	- 31.7%	--	--	--

* 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

