

# Local Market Update – May 2016

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



## Greater North Charleston

Areas 31 & 32

Single-Family Detached	May			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
<b>Key Metrics</b>						
New Listings	123	<b>133</b>	+ 8.1%	616	<b>595</b>	- 3.4%
Closed Sales	100	<b>91</b>	- 9.0%	471	<b>470</b>	- 0.2%
Median Sales Price*	\$153,265	<b>\$178,000</b>	+ 16.1%	\$160,000	<b>\$177,342</b>	+ 10.8%
Average Sales Price*	\$143,910	<b>\$179,839</b>	+ 25.0%	\$152,656	<b>\$175,307</b>	+ 14.8%
Percent of Original List Price Received*	94.9%	<b>97.8%</b>	+ 3.1%	95.5%	<b>95.8%</b>	+ 0.3%
Days on Market Until Sale	46	<b>38</b>	- 17.4%	60	<b>47</b>	- 21.7%
Inventory of Homes for Sale	343	<b>211</b>	- 38.5%	--	--	--

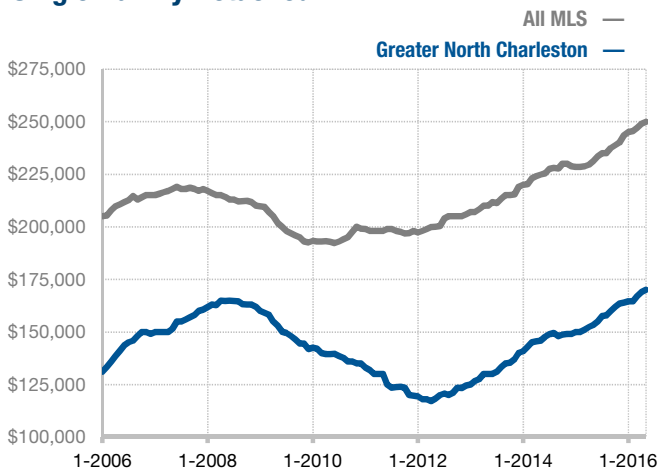
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	May			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
<b>Key Metrics</b>						
New Listings	21	<b>20</b>	- 4.8%	91	<b>109</b>	+ 19.8%
Closed Sales	16	<b>26</b>	+ 62.5%	71	<b>84</b>	+ 18.3%
Median Sales Price*	\$114,500	<b>\$107,950</b>	- 5.7%	\$94,000	<b>\$107,000</b>	+ 13.8%
Average Sales Price*	\$119,117	<b>\$121,244</b>	+ 1.8%	\$100,357	<b>\$121,783</b>	+ 21.4%
Percent of Original List Price Received*	91.3%	<b>95.5%</b>	+ 4.6%	92.7%	<b>94.0%</b>	+ 1.4%
Days on Market Until Sale	163	<b>40</b>	- 75.5%	85	<b>46</b>	- 45.9%
Inventory of Homes for Sale	67	<b>35</b>	- 47.8%	--	--	--

\* 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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

