

Local Market Update – June 2016

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



Downtown Charleston

Area 51

Single-Family Detached	June			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	18	31	+ 72.2%	162	176	+ 8.6%
Closed Sales	24	30	+ 25.0%	119	110	- 7.6%
Median Sales Price*	\$691,000	\$955,750	+ 38.3%	\$750,000	\$825,000	+ 10.0%
Average Sales Price*	\$1,150,542	\$1,691,868	+ 47.0%	\$1,041,933	\$1,216,890	+ 16.8%
Percent of Original List Price Received*	92.0%	91.9%	- 0.1%	93.3%	92.4%	- 1.0%
Days on Market Until Sale	106	118	+ 11.3%	97	93	- 4.1%
Inventory of Homes for Sale	121	122	+ 0.8%	--	--	--

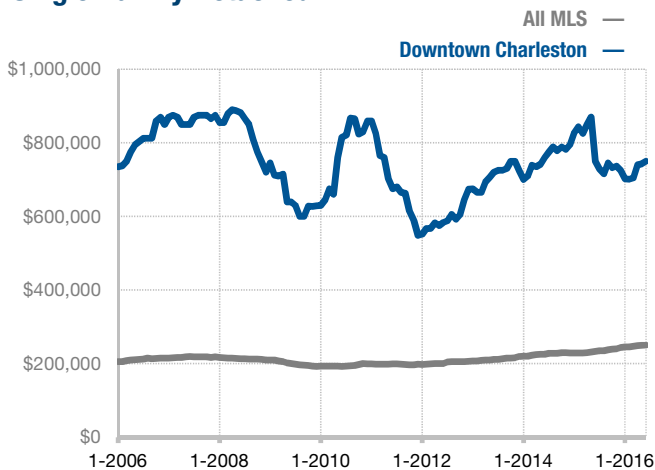
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	June			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	16	24	+ 50.0%	141	174	+ 23.4%
Closed Sales	26	23	- 11.5%	95	108	+ 13.7%
Median Sales Price*	\$500,500	\$452,500	- 9.6%	\$495,000	\$500,000	+ 1.0%
Average Sales Price*	\$755,573	\$607,330	- 19.6%	\$663,880	\$633,699	- 4.5%
Percent of Original List Price Received*	92.1%	95.4%	+ 3.6%	92.7%	93.4%	+ 0.8%
Days on Market Until Sale	112	67	- 40.2%	119	123	+ 3.4%
Inventory of Homes for Sale	124	114	- 8.1%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

