

Local Market Update – July 2016

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



Folly Beach

Area 22

| Single-Family Detached | July | | | Year to Date | | |
|--|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2015 | 2016 | Percent Change | 2015 | 2016 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 10 | 11 | + 10.0% | 93 | 96 | + 3.2% |
| Closed Sales | 5 | 7 | + 40.0% | 54 | 49 | - 9.3% |
| Median Sales Price* | \$500,000 | \$765,000 | + 53.0% | \$523,750 | \$632,000 | + 20.7% |
| Average Sales Price* | \$527,925 | \$823,204 | + 55.9% | \$591,767 | \$710,695 | + 20.1% |
| Percent of Original List Price Received* | 90.2% | 95.0% | + 5.3% | 91.1% | 94.0% | + 3.2% |
| Days on Market Until Sale | 119 | 148 | + 24.4% | 148 | 112 | - 24.3% |
| Inventory of Homes for Sale | 74 | 68 | - 8.1% | -- | -- | -- |

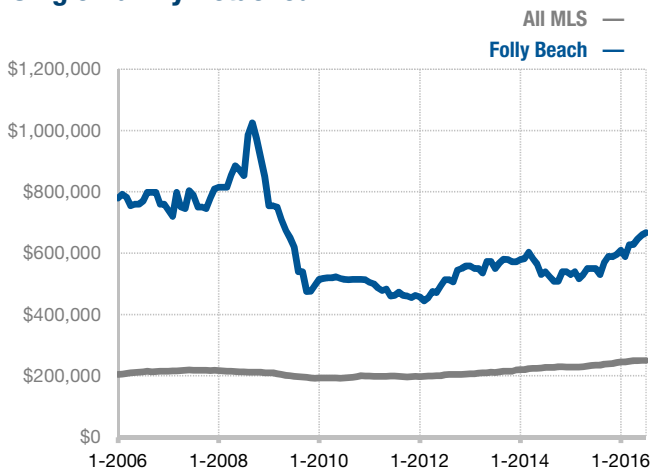
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Townhouse-Condo Attached | July | | | Year to Date | | |
|--|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2015 | 2016 | Percent Change | 2015 | 2016 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 10 | 7 | - 30.0% | 63 | 49 | - 22.2% |
| Closed Sales | 5 | 4 | - 20.0% | 36 | 35 | - 2.8% |
| Median Sales Price* | \$336,000 | \$532,500 | + 58.5% | \$364,000 | \$399,000 | + 9.6% |
| Average Sales Price* | \$329,000 | \$532,000 | + 61.7% | \$348,736 | \$401,006 | + 15.0% |
| Percent of Original List Price Received* | 93.9% | 97.6% | + 3.9% | 96.1% | 93.4% | - 2.8% |
| Days on Market Until Sale | 27 | 40 | + 48.1% | 85 | 91 | + 7.1% |
| Inventory of Homes for Sale | 42 | 29 | - 31.0% | -- | -- | -- |

* 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

