

# Local Market Update – September 2016

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



## Kiawah

Area 25

Single-Family Detached	September			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
<b>Key Metrics</b>						
New Listings	7	<b>8</b>	+ 14.3%	51	<b>78</b>	+ 52.9%
Closed Sales	5	<b>2</b>	- 60.0%	33	<b>21</b>	- 36.4%
Median Sales Price*	\$950,000	<b>\$977,500</b>	+ 2.9%	\$950,000	<b>\$935,000</b>	- 1.6%
Average Sales Price*	\$1,061,000	<b>\$977,500</b>	- 7.9%	\$1,162,273	<b>\$1,107,905</b>	- 4.7%
Percent of Original List Price Received*	87.6%	<b>94.6%</b>	+ 8.0%	90.7%	<b>91.1%</b>	+ 0.4%
Days on Market Until Sale	135	<b>30</b>	- 77.8%	164	<b>142</b>	- 13.4%
Inventory of Homes for Sale	50	<b>63</b>	+ 26.0%	--	--	--

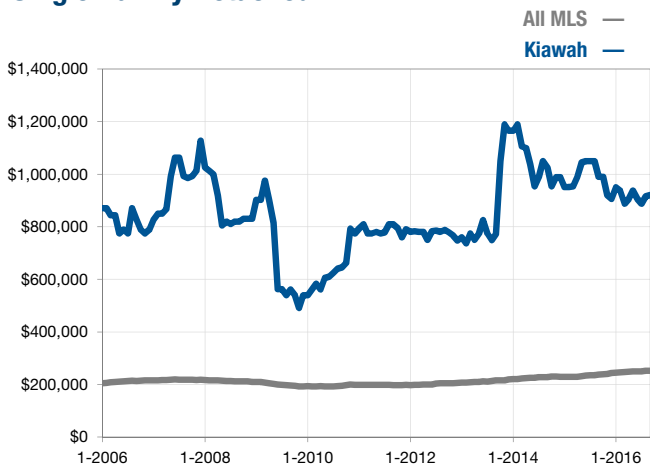
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	September			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
<b>Key Metrics</b>						
New Listings	6	<b>4</b>	- 33.3%	48	<b>59</b>	+ 22.9%
Closed Sales	4	<b>3</b>	- 25.0%	21	<b>22</b>	+ 4.8%
Median Sales Price*	\$407,500	<b>\$290,000</b>	- 28.8%	\$380,250	<b>\$319,250</b>	- 16.0%
Average Sales Price*	\$409,000	<b>\$368,167</b>	- 10.0%	\$409,955	<b>\$397,932</b>	- 2.9%
Percent of Original List Price Received*	89.4%	<b>91.1%</b>	+ 1.9%	90.5%	<b>91.8%</b>	+ 1.4%
Days on Market Until Sale	362	<b>249</b>	- 31.2%	174	<b>161</b>	- 7.5%
Inventory of Homes for Sale	51	<b>53</b>	+ 3.9%	--	--	--

\* 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.

## Historical Median Sales Price Rolling 12-Month Calculation

### Single-Family Detached



### Townhouse-Condo Attached

