

Local Market Update – October 2016

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



Greater North Charleston

Areas 31 & 32

Single-Family Detached	October			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	84	122	+ 45.2%	1,202	1,199	- 0.2%
Closed Sales	103	74	- 28.2%	967	935	- 3.3%
Median Sales Price*	\$173,900	\$170,000	- 2.2%	\$163,410	\$174,950	+ 7.1%
Average Sales Price*	\$168,788	\$162,723	- 3.6%	\$158,901	\$172,738	+ 8.7%
Percent of Original List Price Received*	95.4%	95.8%	+ 0.4%	96.1%	96.2%	+ 0.1%
Days on Market Until Sale	57	38	- 33.3%	49	42	- 14.3%
Inventory of Homes for Sale	343	221	- 35.6%	--	--	--

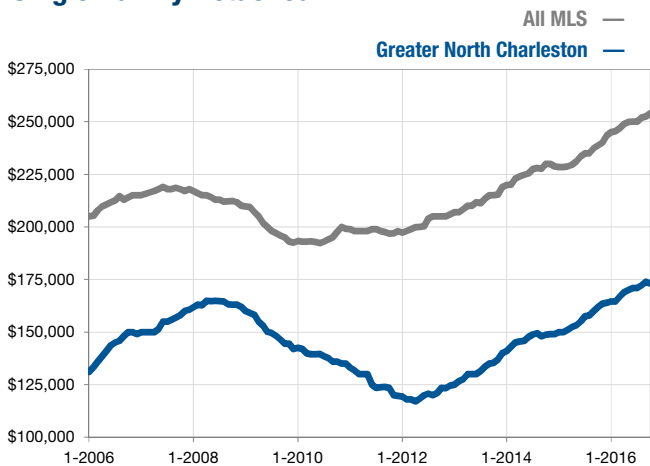
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	17	14	- 17.6%	203	217	+ 6.9%
Closed Sales	23	26	+ 13.0%	163	183	+ 12.3%
Median Sales Price*	\$118,500	\$101,010	- 14.8%	\$104,000	\$106,000	+ 1.9%
Average Sales Price*	\$117,295	\$183,980	+ 56.9%	\$110,564	\$131,178	+ 18.6%
Percent of Original List Price Received*	96.7%	95.5%	- 1.2%	94.3%	95.0%	+ 0.7%
Days on Market Until Sale	43	40	- 7.0%	66	44	- 33.3%
Inventory of Homes for Sale	56	36	- 35.7%	--	--	--

* 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

