

Local Market Update – October 2016

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



Johns Island

Area 23

Single-Family Detached

Key Metrics	October			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	45	45	0.0%	639	629	- 1.6%
Closed Sales	30	32	+ 6.7%	398	475	+ 19.3%
Median Sales Price*	\$275,398	\$306,620	+ 11.3%	\$265,000	\$287,500	+ 8.5%
Average Sales Price*	\$297,650	\$374,547	+ 25.8%	\$331,543	\$331,701	+ 0.0%
Percent of Original List Price Received*	97.7%	100.7%	+ 3.1%	97.3%	98.7%	+ 1.4%
Days on Market Until Sale	65	46	- 29.2%	55	48	- 12.7%
Inventory of Homes for Sale	212	187	- 11.8%	--	--	--

* 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.

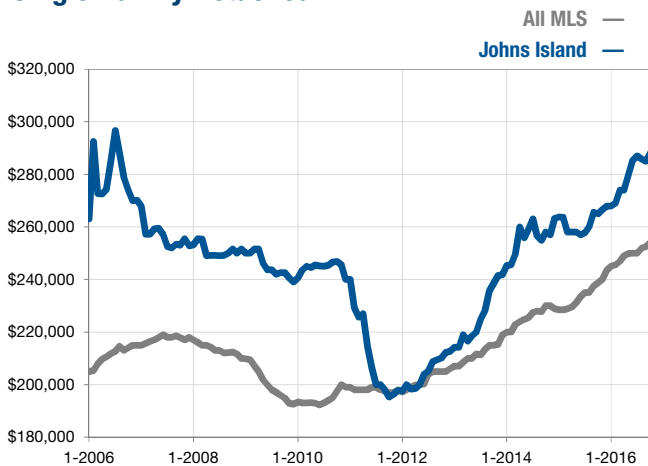
Townhouse-Condo Attached

Key Metrics	October			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	4	4	0.0%	70	85	+ 21.4%
Closed Sales	4	5	+ 25.0%	50	63	+ 26.0%
Median Sales Price*	\$149,950	\$190,000	+ 26.7%	\$197,000	\$210,000	+ 6.6%
Average Sales Price*	\$149,975	\$187,860	+ 25.3%	\$187,060	\$202,059	+ 8.0%
Percent of Original List Price Received*	99.9%	97.2%	- 2.7%	96.7%	97.4%	+ 0.7%
Days on Market Until Sale	15	80	+ 433.3%	49	48	- 2.0%
Inventory of Homes for Sale	16	19	+ 18.8%	--	--	--

* 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

