

# Local Market Update – December 2016

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



## Daniel Island

Area 77

### Single-Family Detached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	13	10	- 23.1%	266	275	+ 3.4%
Closed Sales	18	19	+ 5.6%	235	198	- 15.7%
Median Sales Price*	\$681,613	<b>\$865,000</b>	+ 26.9%	\$712,000	<b>\$796,265</b>	+ 11.8%
Average Sales Price*	\$905,745	<b>\$987,534</b>	+ 9.0%	\$856,330	<b>\$888,233</b>	+ 3.7%
Percent of Original List Price Received*	97.0%	<b>98.6%</b>	+ 1.6%	98.3%	<b>97.6%</b>	- 0.7%
Days on Market Until Sale	60	<b>59</b>	- 1.7%	60	<b>48</b>	- 20.0%
Inventory of Homes for Sale	54	<b>58</b>	+ 7.4%	--	--	--

\* 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.

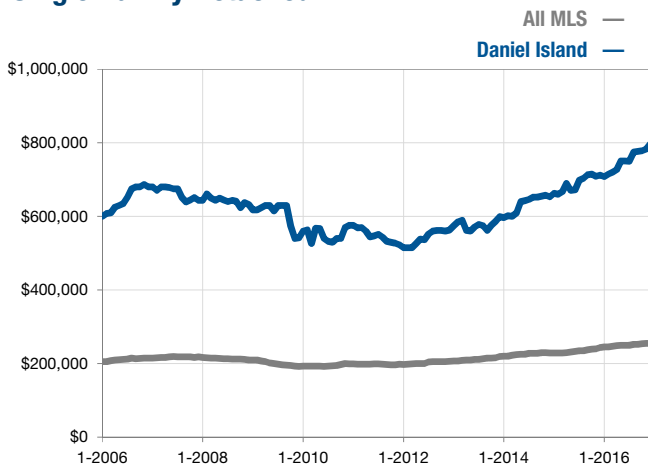
### Townhouse-Condo Attached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	3	5	+ 66.7%	154	154	0.0%
Closed Sales	7	7	0.0%	124	114	- 8.1%
Median Sales Price*	\$345,000	<b>\$236,000</b>	- 31.6%	\$301,000	<b>\$250,000</b>	- 16.9%
Average Sales Price*	\$421,190	<b>\$310,229</b>	- 26.3%	\$358,619	<b>\$337,207</b>	- 6.0%
Percent of Original List Price Received*	98.4%	<b>95.4%</b>	- 3.0%	96.2%	<b>96.4%</b>	+ 0.2%
Days on Market Until Sale	114	<b>55</b>	- 51.8%	62	<b>65</b>	+ 4.8%
Inventory of Homes for Sale	34	<b>38</b>	+ 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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

