

Local Market Update – December 2016

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



Johns Island

Area 23

Single-Family Detached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	48	42	- 12.5%	721	725	+ 0.6%
Closed Sales	50	51	+ 2.0%	472	567	+ 20.1%
Median Sales Price*	\$295,083	\$282,032	- 4.4%	\$267,926	\$286,990	+ 7.1%
Average Sales Price*	\$298,657	\$325,831	+ 9.1%	\$326,589	\$329,511	+ 0.9%
Percent of Original List Price Received*	98.6%	96.8%	- 1.8%	97.4%	98.4%	+ 1.0%
Days on Market Until Sale	45	69	+ 53.3%	53	50	- 5.7%
Inventory of Homes for Sale	198	179	- 9.6%	--	--	--

* 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.

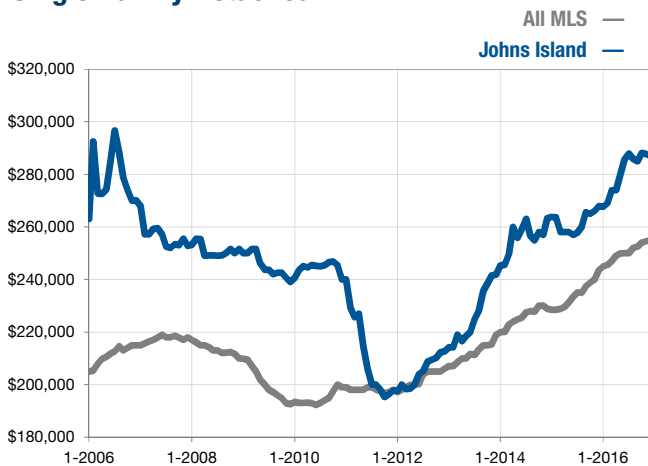
Townhouse-Condo Attached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	5	8	+ 60.0%	83	101	+ 21.7%
Closed Sales	5	8	+ 60.0%	58	74	+ 27.6%
Median Sales Price*	\$203,000	\$211,500	+ 4.2%	\$200,000	\$210,000	+ 5.0%
Average Sales Price*	\$200,900	\$203,625	+ 1.4%	\$190,819	\$202,091	+ 5.9%
Percent of Original List Price Received*	94.6%	98.3%	+ 3.9%	96.6%	97.3%	+ 0.7%
Days on Market Until Sale	62	62	0.0%	50	49	- 2.0%
Inventory of Homes for Sale	17	21	+ 23.5%	--	--	--

* 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

