

Local Market Update – January 2017

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



Isle of Palms

Areas 44 & 45

Single-Family Detached	January			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	20	20	0.0%	20	20	0.0%
Closed Sales	3	18	+ 500.0%	3	18	+ 500.0%
Median Sales Price*	\$755,000	\$780,000	+ 3.3%	\$755,000	\$780,000	+ 3.3%
Average Sales Price*	\$1,053,333	\$854,417	- 18.9%	\$1,053,333	\$854,417	- 18.9%
Percent of Original List Price Received*	85.2%	90.1%	+ 5.8%	85.2%	90.1%	+ 5.8%
Days on Market Until Sale	468	165	- 64.7%	468	165	- 64.7%
Inventory of Homes for Sale	141	104	- 26.2%	--	--	--

* 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	January			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	12	11	- 8.3%	12	11	- 8.3%
Closed Sales	5	2	- 60.0%	5	2	- 60.0%
Median Sales Price*	\$487,500	\$557,000	+ 14.3%	\$487,500	\$557,000	+ 14.3%
Average Sales Price*	\$462,100	\$557,000	+ 20.5%	\$462,100	\$557,000	+ 20.5%
Percent of Original List Price Received*	94.4%	90.9%	- 3.7%	94.4%	90.9%	- 3.7%
Days on Market Until Sale	113	214	+ 89.4%	113	214	+ 89.4%
Inventory of Homes for Sale	74	72	- 2.7%	--	--	--

* 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

