

# Local Market Update – January 2017

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



## Seabrook Island

Area 30

### Single-Family Detached

Key Metrics	January			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
New Listings	5	8	+ 60.0%	5	8	+ 60.0%
Closed Sales	3	5	+ 66.7%	3	5	+ 66.7%
Median Sales Price*	\$462,000	<b>\$820,000</b>	+ 77.5%	\$462,000	<b>\$820,000</b>	+ 77.5%
Average Sales Price*	\$769,833	<b>\$1,353,000</b>	+ 75.8%	\$769,833	<b>\$1,353,000</b>	+ 75.8%
Percent of Original List Price Received*	86.8%	<b>86.1%</b>	- 0.8%	86.8%	<b>86.1%</b>	- 0.8%
Days on Market Until Sale	242	<b>252</b>	+ 4.1%	242	<b>252</b>	+ 4.1%
Inventory of Homes for Sale	82	<b>78</b>	- 4.9%	--	--	--

\* 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	January			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
New Listings	10	11	+ 10.0%	10	11	+ 10.0%
Closed Sales	2	3	+ 50.0%	2	3	+ 50.0%
Median Sales Price*	\$372,500	<b>\$317,500</b>	- 14.8%	\$372,500	<b>\$317,500</b>	- 14.8%
Average Sales Price*	\$372,500	<b>\$303,750</b>	- 18.5%	\$372,500	<b>\$303,750</b>	- 18.5%
Percent of Original List Price Received*	94.8%	<b>88.4%</b>	- 6.8%	94.8%	<b>88.4%</b>	- 6.8%
Days on Market Until Sale	122	<b>268</b>	+ 119.7%	122	<b>268</b>	+ 119.7%
Inventory of Homes for Sale	78	<b>67</b>	- 14.1%	--	--	--

\* 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

