

Local Market Update – October 2017

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



Downtown Charleston

Area 51

Single-Family Detached	October			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	21	33	+ 57.1%	268	256	- 4.5%
Closed Sales	9	20	+ 122.2%	181	200	+ 10.5%
Median Sales Price*	\$1,730,000	\$760,000	- 56.1%	\$815,000	\$895,000	+ 9.8%
Average Sales Price*	\$1,908,734	\$987,518	- 48.3%	\$1,179,710	\$1,266,200	+ 7.3%
Percent of Original List Price Received*	95.5%	90.0%	- 5.8%	93.5%	92.2%	- 1.4%
Days on Market Until Sale	106	85	- 19.8%	89	101	+ 13.5%
Inventory of Homes for Sale	122	109	- 10.7%	--	--	--

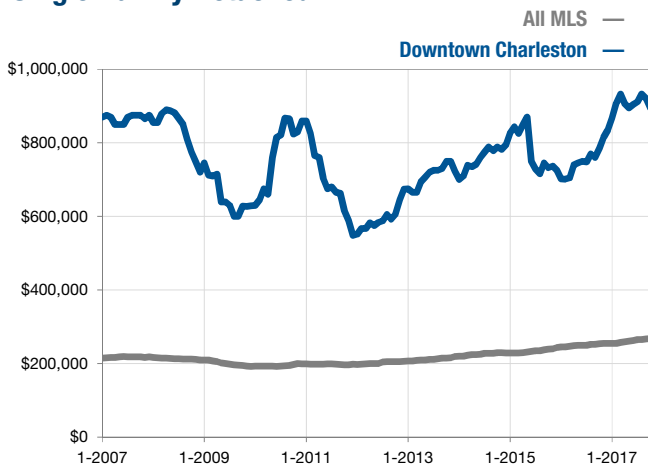
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	25	27	+ 8.0%	264	281	+ 6.4%
Closed Sales	17	5	- 70.6%	184	166	- 9.8%
Median Sales Price*	\$815,000	\$615,000	- 24.5%	\$531,500	\$570,000	+ 7.2%
Average Sales Price*	\$1,053,794	\$693,657	- 34.2%	\$664,178	\$686,951	+ 3.4%
Percent of Original List Price Received*	94.4%	96.0%	+ 1.7%	94.2%	93.8%	- 0.4%
Days on Market Until Sale	198	109	- 44.9%	119	93	- 21.8%
Inventory of Homes for Sale	111	103	- 7.2%	--	--	--

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Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

