

# Local Market Update – December 2017

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



## Downtown Charleston

Area 51

Single-Family Detached	December			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
<b>Key Metrics</b>						
New Listings	19	15	- 21.1%	307	288	- 6.2%
Closed Sales	14	18	+ 28.6%	211	230	+ 9.0%
Median Sales Price*	\$874,950	<b>\$932,500</b>	+ 6.6%	\$835,000	<b>\$897,500</b>	+ 7.5%
Average Sales Price*	\$1,181,886	<b>\$1,302,567</b>	+ 10.2%	\$1,178,369	<b>\$1,266,848</b>	+ 7.5%
Percent of Original List Price Received*	93.1%	<b>92.4%</b>	- 0.8%	93.6%	<b>92.1%</b>	- 1.6%
Days on Market Until Sale	34	49	+ 44.1%	82	99	+ 20.7%
Inventory of Homes for Sale	118	99	- 16.1%	--	--	--

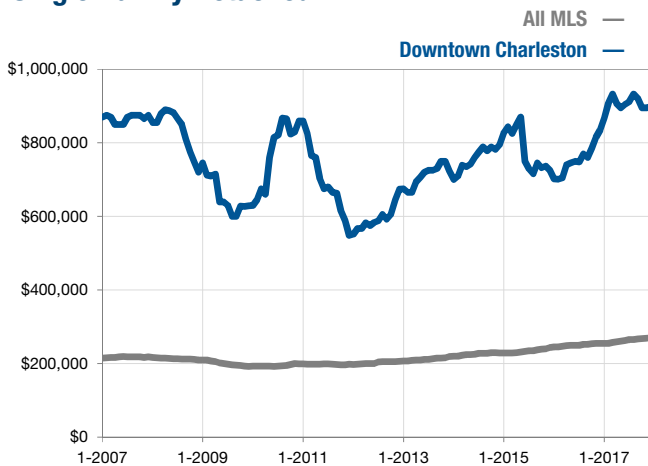
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
<b>Key Metrics</b>						
New Listings	18	24	+ 33.3%	299	329	+ 10.0%
Closed Sales	17	10	- 41.2%	213	188	- 11.7%
Median Sales Price*	\$610,000	<b>\$559,500</b>	- 8.3%	\$548,000	<b>\$570,000</b>	+ 4.0%
Average Sales Price*	\$597,588	<b>\$589,950</b>	- 1.3%	\$660,023	<b>\$700,851</b>	+ 6.2%
Percent of Original List Price Received*	92.9%	<b>96.1%</b>	+ 3.4%	93.9%	<b>94.0%</b>	+ 0.1%
Days on Market Until Sale	84	51	- 39.3%	114	89	- 21.9%
Inventory of Homes for Sale	107	102	- 4.7%	--	--	--

\* 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

