

Local Market Update – February 2018

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



Daniel Island

Area 77

Single-Family Detached

Key Metrics	February			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
New Listings	30	42	+ 40.0%	68	58	- 14.7%
Closed Sales	10	17	+ 70.0%	18	31	+ 72.2%
Median Sales Price*	\$981,015	\$675,000	- 31.2%	\$826,092	\$700,000	- 15.3%
Average Sales Price*	\$1,022,871	\$925,145	- 9.6%	\$880,224	\$939,978	+ 6.8%
Percent of Original List Price Received*	98.2%	93.9%	- 4.4%	98.6%	93.7%	- 5.0%
Days on Market Until Sale	87	101	+ 16.1%	69	106	+ 53.6%
Inventory of Homes for Sale	94	69	- 26.6%	--	--	--

* 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.

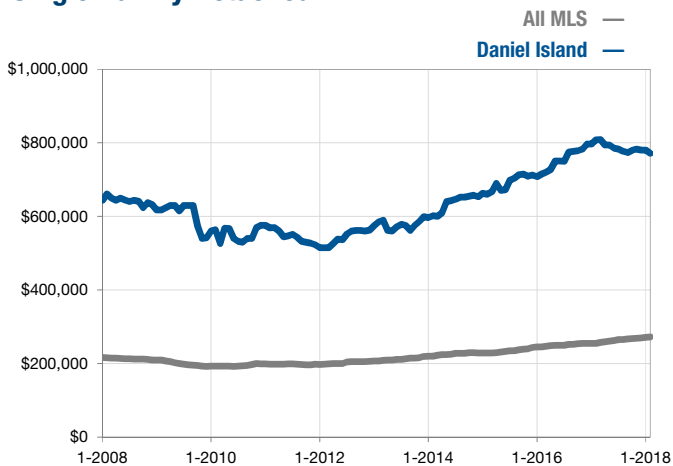
Townhouse-Condo Attached

Key Metrics	February			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
New Listings	25	11	- 56.0%	46	29	- 37.0%
Closed Sales	5	3	- 40.0%	13	13	0.0%
Median Sales Price*	\$345,000	\$435,000	+ 26.1%	\$395,000	\$435,000	+ 10.1%
Average Sales Price*	\$322,700	\$489,833	+ 51.8%	\$380,654	\$519,776	+ 36.5%
Percent of Original List Price Received*	98.4%	95.0%	- 3.5%	97.8%	92.4%	- 5.5%
Days on Market Until Sale	12	75	+ 525.0%	24	183	+ 662.5%
Inventory of Homes for Sale	58	42	- 27.6%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

