

Local Market Update – February 2019

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



Daniel Island

Area 77

Single-Family Detached

Key Metrics	February			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	42	34	- 19.0%	58	65	+ 12.1%
Closed Sales	17	10	- 41.2%	31	17	- 45.2%
Median Sales Price*	\$675,000	\$793,530	+ 17.6%	\$700,000	\$816,000	+ 16.6%
Average Sales Price*	\$925,145	\$888,664	- 3.9%	\$939,978	\$950,952	+ 1.2%
Percent of Original List Price Received*	93.9%	102.4%	+ 9.1%	93.7%	99.6%	+ 6.3%
Days on Market Until Sale	101	27	- 73.3%	106	51	- 51.9%
Inventory of Homes for Sale	74	84	+ 13.5%	--	--	--

* 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.

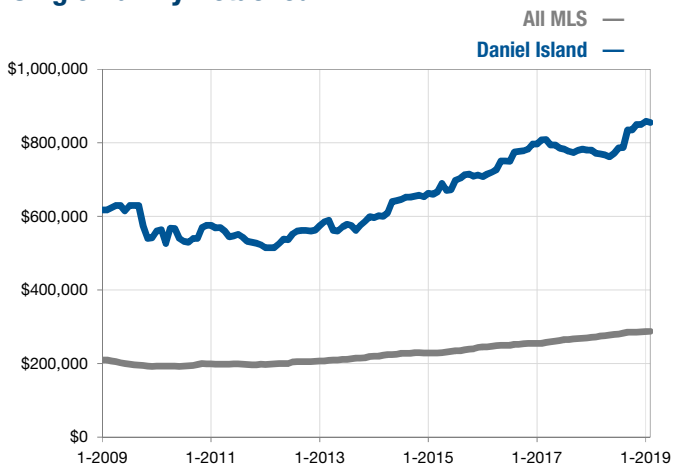
Townhouse-Condo Attached

Key Metrics	February			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	11	15	+ 36.4%	29	28	- 3.4%
Closed Sales	3	6	+ 100.0%	13	13	0.0%
Median Sales Price*	\$435,000	\$332,000	- 23.7%	\$435,000	\$414,000	- 4.8%
Average Sales Price*	\$489,833	\$373,917	- 23.7%	\$519,776	\$415,738	- 20.0%
Percent of Original List Price Received*	95.0%	95.3%	+ 0.3%	92.4%	94.9%	+ 2.7%
Days on Market Until Sale	75	67	- 10.7%	183	84	- 54.1%
Inventory of Homes for Sale	47	41	- 12.8%	--	--	--

* 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

