

Local Market Update – February 2019

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



Greater North Charleston

Areas 31 & 32

Single-Family Detached	February			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
Key Metrics						
New Listings	102	98	- 3.9%	202	210	+ 4.0%
Closed Sales	57	80	+ 40.4%	120	125	+ 4.2%
Median Sales Price*	\$215,000	\$195,000	- 9.3%	\$186,500	\$195,000	+ 4.6%
Average Sales Price*	\$214,773	\$197,816	- 7.9%	\$196,530	\$197,513	+ 0.5%
Percent of Original List Price Received*	96.6%	94.2%	- 2.5%	95.7%	95.0%	- 0.7%
Days on Market Until Sale	43	61	+ 41.9%	43	55	+ 27.9%
Inventory of Homes for Sale	224	188	- 16.1%	--	--	--

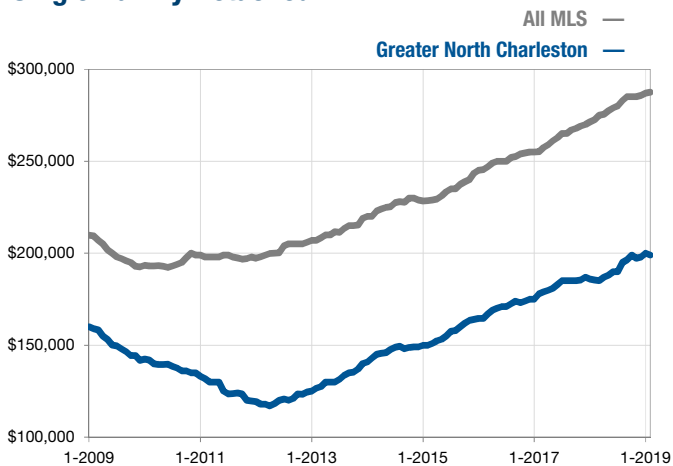
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	February			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
Key Metrics						
New Listings	36	42	+ 16.7%	57	80	+ 40.4%
Closed Sales	12	28	+ 133.3%	23	57	+ 147.8%
Median Sales Price*	\$122,750	\$149,400	+ 21.7%	\$127,900	\$150,000	+ 17.3%
Average Sales Price*	\$172,038	\$170,137	- 1.1%	\$158,672	\$173,643	+ 9.4%
Percent of Original List Price Received*	97.0%	95.3%	- 1.8%	95.9%	96.3%	+ 0.4%
Days on Market Until Sale	38	84	+ 121.1%	54	67	+ 24.1%
Inventory of Homes for Sale	48	67	+ 39.6%	--	--	--

* 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

