

Local Market Update – March 2019

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



Johns Island

Area 23

Single-Family Detached

Key Metrics	March			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	97	96	- 1.0%	256	254	- 0.8%
Closed Sales	69	60	- 13.0%	178	143	- 19.7%
Median Sales Price*	\$309,340	\$330,769	+ 6.9%	\$312,220	\$329,990	+ 5.7%
Average Sales Price*	\$367,262	\$409,007	+ 11.4%	\$360,762	\$377,435	+ 4.6%
Percent of Original List Price Received*	97.6%	97.9%	+ 0.3%	97.7%	97.7%	0.0%
Days on Market Until Sale	58	71	+ 22.4%	55	62	+ 12.7%
Inventory of Homes for Sale	292	212	- 27.4%	--	--	--

* 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.

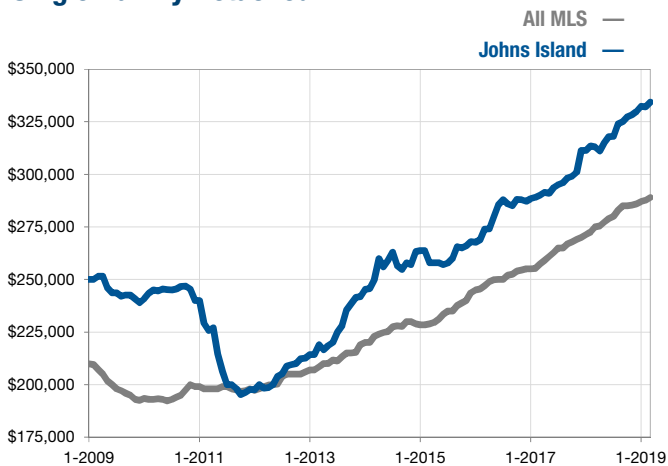
Townhouse-Condo Attached

Key Metrics	March			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	8	9	+ 12.5%	26	25	- 3.8%
Closed Sales	8	4	- 50.0%	18	13	- 27.8%
Median Sales Price*	\$230,500	\$204,500	- 11.3%	\$230,500	\$215,000	- 6.7%
Average Sales Price*	\$214,563	\$199,700	- 6.9%	\$233,828	\$216,219	- 7.5%
Percent of Original List Price Received*	98.0%	96.7%	- 1.3%	98.2%	96.5%	- 1.7%
Days on Market Until Sale	25	36	+ 44.0%	31	33	+ 6.5%
Inventory of Homes for Sale	15	14	- 6.7%	--	--	--

* 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

