

# Local Market Update – April 2019

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



## Daniel Island

Area 77

### Single-Family Detached

Key Metrics	April			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	41	39	- 4.9%	137	139	+ 1.5%
Closed Sales	19	17	- 10.5%	64	56	- 12.5%
Median Sales Price*	\$685,000	<b>\$975,000</b>	+ 42.3%	\$718,150	<b>\$828,749</b>	+ 15.4%
Average Sales Price*	\$953,503	<b>\$1,062,088</b>	+ 11.4%	\$948,848	<b>\$941,368</b>	- 0.8%
Percent of Original List Price Received*	96.3%	<b>96.2%</b>	- 0.1%	94.7%	<b>97.0%</b>	+ 2.4%
Days on Market Until Sale	85	<b>73</b>	- 14.1%	100	<b>69</b>	- 31.0%
Inventory of Homes for Sale	90	<b>98</b>	+ 8.9%	--	--	--

\* 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.

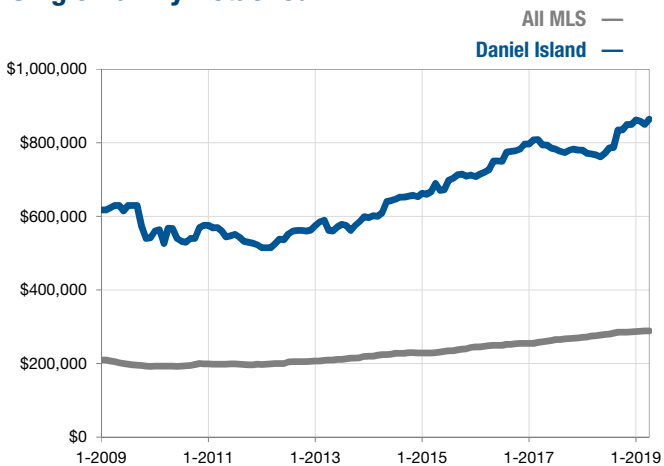
### Townhouse-Condo Attached

Key Metrics	April			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	11	12	+ 9.1%	59	59	0.0%
Closed Sales	11	7	- 36.4%	47	34	- 27.7%
Median Sales Price*	\$325,000	<b>\$390,000</b>	+ 20.0%	\$345,000	<b>\$390,000</b>	+ 13.0%
Average Sales Price*	\$383,761	<b>\$419,818</b>	+ 9.4%	\$412,536	<b>\$442,072</b>	+ 7.2%
Percent of Original List Price Received*	95.0%	<b>95.7%</b>	+ 0.7%	93.6%	<b>95.3%</b>	+ 1.8%
Days on Market Until Sale	85	<b>109</b>	+ 28.2%	138	<b>79</b>	- 42.8%
Inventory of Homes for Sale	41	<b>46</b>	+ 12.2%	--	--	--

\* 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

