

Local Market Update – August 2019

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



Johns Island

Area 23

Single-Family Detached

Key Metrics	August			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	80	87	+ 8.7%	735	712	- 3.1%
Closed Sales	77	68	- 11.7%	526	507	- 3.6%
Median Sales Price*	\$340,000	\$340,250	+ 0.1%	\$325,000	\$340,500	+ 4.8%
Average Sales Price*	\$390,633	\$374,664	- 4.1%	\$378,067	\$386,058	+ 2.1%
Percent of Original List Price Received*	98.4%	96.3%	- 2.1%	97.6%	97.5%	- 0.1%
Days on Market Until Sale	46	49	+ 6.5%	57	52	- 8.8%
Inventory of Homes for Sale	272	207	- 23.9%	--	--	--

* 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.

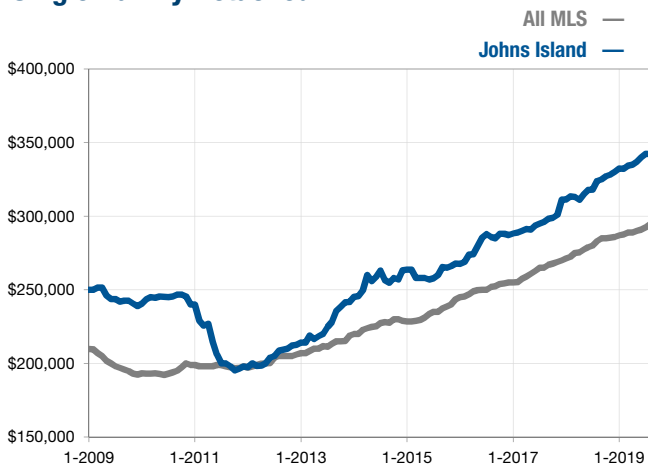
Townhouse-Condo Attached

Key Metrics	August			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	6	14	+ 133.3%	65	71	+ 9.2%
Closed Sales	3	8	+ 166.7%	57	47	- 17.5%
Median Sales Price*	\$181,000	\$230,000	+ 27.1%	\$215,000	\$217,000	+ 0.9%
Average Sales Price*	\$194,167	\$217,725	+ 12.1%	\$207,811	\$213,877	+ 2.9%
Percent of Original List Price Received*	97.1%	97.1%	0.0%	97.3%	97.2%	- 0.1%
Days on Market Until Sale	26	30	+ 15.4%	37	25	- 32.4%
Inventory of Homes for Sale	10	21	+ 110.0%	--	--	--

* 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

