

# Local Market Update – October 2019

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



## Greater Summerville Area

Areas 62 & 63

Single-Family Detached	October			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
<b>Key Metrics</b>						
New Listings	236	<b>234</b>	- 0.8%	2,361	<b>2,249</b>	- 4.7%
Closed Sales	173	<b>159</b>	- 8.1%	1,744	<b>1,692</b>	- 3.0%
Median Sales Price*	\$228,000	<b>\$251,000</b>	+ 10.1%	\$238,000	<b>\$250,507</b>	+ 5.3%
Average Sales Price*	\$250,220	<b>\$270,258</b>	+ 8.0%	\$259,637	<b>\$270,799</b>	+ 4.3%
Percent of Original List Price Received*	97.4%	<b>96.5%</b>	- 0.9%	97.7%	<b>97.5%</b>	- 0.2%
Days on Market Until Sale	50	<b>46</b>	- 8.0%	45	<b>47</b>	+ 4.4%
Inventory of Homes for Sale	552	<b>427</b>	- 22.6%	--	--	--

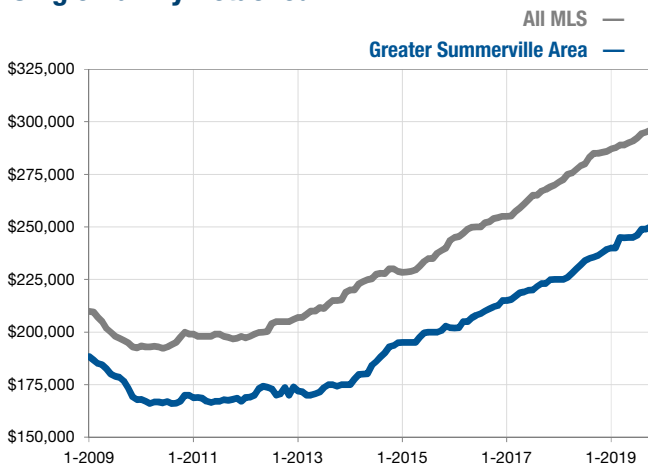
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
<b>Key Metrics</b>						
New Listings	16	<b>25</b>	+ 56.3%	169	<b>203</b>	+ 20.1%
Closed Sales	9	<b>9</b>	0.0%	140	<b>131</b>	- 6.4%
Median Sales Price*	\$140,000	<b>\$165,000</b>	+ 17.9%	\$137,250	<b>\$156,000</b>	+ 13.7%
Average Sales Price*	\$145,711	<b>\$165,118</b>	+ 13.3%	\$134,928	<b>\$159,570</b>	+ 18.3%
Percent of Original List Price Received*	99.4%	<b>97.1%</b>	- 2.3%	98.2%	<b>97.8%</b>	- 0.4%
Days on Market Until Sale	17	<b>26</b>	+ 52.9%	25	<b>40</b>	+ 60.0%
Inventory of Homes for Sale	34	<b>58</b>	+ 70.6%	--	--	--

\* 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

