

Local Market Update – October 2019

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



West Ashley Area

Areas 11 & 12

Single-Family Detached

Key Metrics	October			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	172	140	- 18.6%	1,582	1,585	+ 0.2%
Closed Sales	98	102	+ 4.1%	1,179	1,107	- 6.1%
Median Sales Price*	\$302,250	\$312,500	+ 3.4%	\$309,990	\$317,000	+ 2.3%
Average Sales Price*	\$311,239	\$351,867	+ 13.1%	\$344,671	\$343,350	- 0.4%
Percent of Original List Price Received*	94.1%	94.4%	+ 0.3%	96.5%	95.5%	- 1.0%
Days on Market Until Sale	51	65	+ 27.5%	39	49	+ 25.6%
Inventory of Homes for Sale	391	331	- 15.3%	--	--	--

* 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.

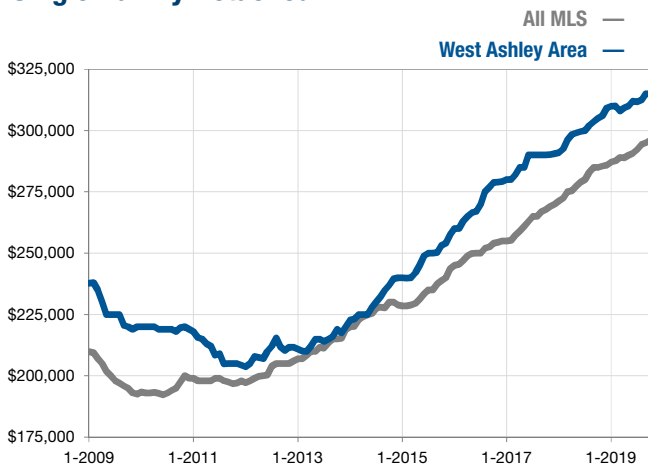
Townhouse-Condo Attached

Key Metrics	October			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	40	34	- 15.0%	465	533	+ 14.6%
Closed Sales	25	29	+ 16.0%	379	413	+ 9.0%
Median Sales Price*	\$210,000	\$202,800	- 3.4%	\$185,000	\$209,990	+ 13.5%
Average Sales Price*	\$208,885	\$207,019	- 0.9%	\$185,541	\$210,553	+ 13.5%
Percent of Original List Price Received*	96.1%	95.9%	- 0.2%	97.4%	97.1%	- 0.3%
Days on Market Until Sale	41	66	+ 61.0%	37	45	+ 21.6%
Inventory of Homes for Sale	101	86	- 14.9%	--	--	--

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Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

