

Local Market Update – December 2019

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



Upper Charleston Peninsula

Area 52

Single-Family Detached

Key Metrics	December			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	16	17	+ 6.3%	271	274	+ 1.1%
Closed Sales	13	14	+ 7.7%	159	184	+ 15.7%
Median Sales Price*	\$472,500	\$531,000	+ 12.4%	\$481,000	\$467,500	- 2.8%
Average Sales Price*	\$460,369	\$594,929	+ 29.2%	\$499,554	\$497,168	- 0.5%
Percent of Original List Price Received*	90.0%	90.3%	+ 0.3%	93.7%	91.0%	- 2.9%
Days on Market Until Sale	73	87	+ 19.2%	56	71	+ 26.8%
Inventory of Homes for Sale	83	69	- 16.9%	--	--	--

* 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.

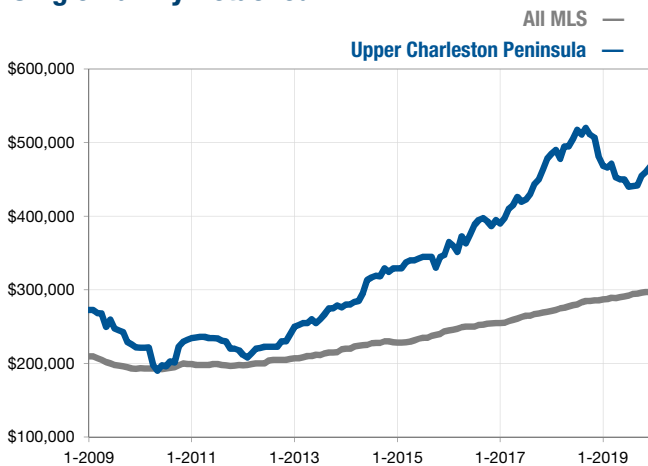
Townhouse-Condo Attached

Key Metrics	December			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	1	1	0.0%	50	40	- 20.0%
Closed Sales	2	2	0.0%	29	20	- 31.0%
Median Sales Price*	\$387,500	\$481,750	+ 24.3%	\$375,000	\$291,500	- 22.3%
Average Sales Price*	\$387,500	\$481,750	+ 24.3%	\$439,933	\$396,618	- 9.8%
Percent of Original List Price Received*	87.6%	89.2%	+ 1.8%	94.4%	92.3%	- 2.2%
Days on Market Until Sale	176	94	- 46.6%	46	105	+ 128.3%
Inventory of Homes for Sale	12	18	+ 50.0%	--	--	--

* 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

