

# Local Market Update – February 2020

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



## Greater Summerville Area

Areas 62 & 63

Single-Family Detached	February			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	184	<b>236</b>	+ 28.3%	415	<b>451</b>	+ 8.7%
Closed Sales	130	<b>140</b>	+ 7.7%	233	<b>275</b>	+ 18.0%
Median Sales Price*	\$239,300	<b>\$258,389</b>	+ 8.0%	\$245,000	<b>\$265,000</b>	+ 8.2%
Average Sales Price*	\$258,003	<b>\$269,174</b>	+ 4.3%	\$258,513	<b>\$281,923</b>	+ 9.1%
Percent of Original List Price Received*	97.9%	<b>98.4%</b>	+ 0.5%	97.5%	<b>98.1%</b>	+ 0.6%
Days on Market Until Sale	59	<b>56</b>	- 5.1%	58	<b>47</b>	- 19.0%
Inventory of Homes for Sale	455	<b>372</b>	- 18.2%	--	--	--

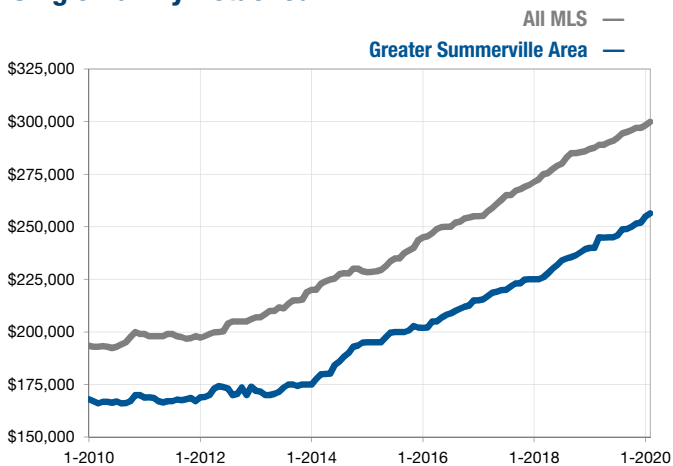
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	February			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	14	<b>28</b>	+ 100.0%	20	<b>51</b>	+ 155.0%
Closed Sales	8	<b>10</b>	+ 25.0%	15	<b>28</b>	+ 86.7%
Median Sales Price*	\$143,250	<b>\$190,000</b>	+ 32.6%	\$138,000	<b>\$169,500</b>	+ 22.8%
Average Sales Price*	\$153,990	<b>\$195,657</b>	+ 27.1%	\$144,600	<b>\$180,324</b>	+ 24.7%
Percent of Original List Price Received*	98.6%	<b>100.3%</b>	+ 1.7%	97.4%	<b>100.4%</b>	+ 3.1%
Days on Market Until Sale	58	<b>40</b>	- 31.0%	59	<b>48</b>	- 18.6%
Inventory of Homes for Sale	28	<b>44</b>	+ 57.1%	--	--	--

\* 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

