

Local Market Update – February 2020

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



Johns Island

Area 23

Single-Family Detached

Key Metrics	February			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	86	87	+ 1.2%	159	168	+ 5.7%
Closed Sales	48	53	+ 10.4%	84	100	+ 19.0%
Median Sales Price*	\$336,078	\$339,900	+ 1.1%	\$328,985	\$338,145	+ 2.8%
Average Sales Price*	\$356,066	\$373,386	+ 4.9%	\$356,636	\$389,734	+ 9.3%
Percent of Original List Price Received*	97.9%	97.4%	- 0.5%	97.6%	98.0%	+ 0.4%
Days on Market Until Sale	60	63	+ 5.0%	55	52	- 5.5%
Inventory of Homes for Sale	235	200	- 14.9%	--	--	--

* 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.

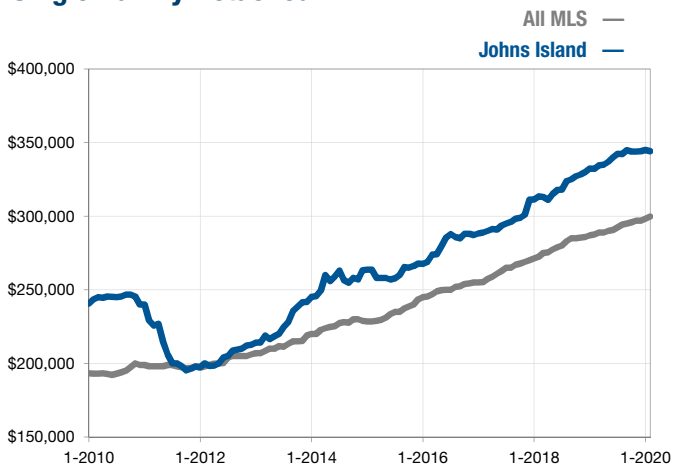
Townhouse-Condo Attached

Key Metrics	February			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	11	9	- 18.2%	16	24	+ 50.0%
Closed Sales	6	7	+ 16.7%	9	11	+ 22.2%
Median Sales Price*	\$221,000	\$259,900	+ 17.6%	\$215,000	\$259,900	+ 20.9%
Average Sales Price*	\$256,424	\$252,457	- 1.5%	\$223,560	\$242,636	+ 8.5%
Percent of Original List Price Received*	96.7%	97.4%	+ 0.7%	96.4%	96.7%	+ 0.3%
Days on Market Until Sale	24	65	+ 170.8%	32	56	+ 75.0%
Inventory of Homes for Sale	15	28	+ 86.7%	--	--	--

* 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

