

Local Market Update – March 2020

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



Daniel Island

Area 77

Single-Family Detached

Key Metrics	March			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	34	32	- 5.9%	99	94	- 5.1%
Closed Sales	21	27	+ 28.6%	39	58	+ 48.7%
Median Sales Price*	\$711,074	\$843,487	+ 18.6%	\$772,500	\$865,500	+ 12.0%
Average Sales Price*	\$807,377	\$1,020,216	+ 26.4%	\$888,746	\$1,027,945	+ 15.7%
Percent of Original List Price Received*	95.6%	99.4%	+ 4.0%	97.4%	98.3%	+ 0.9%
Days on Market Until Sale	84	27	- 67.9%	68	45	- 33.8%
Inventory of Homes for Sale	101	70	- 30.7%	--	--	--

* 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.

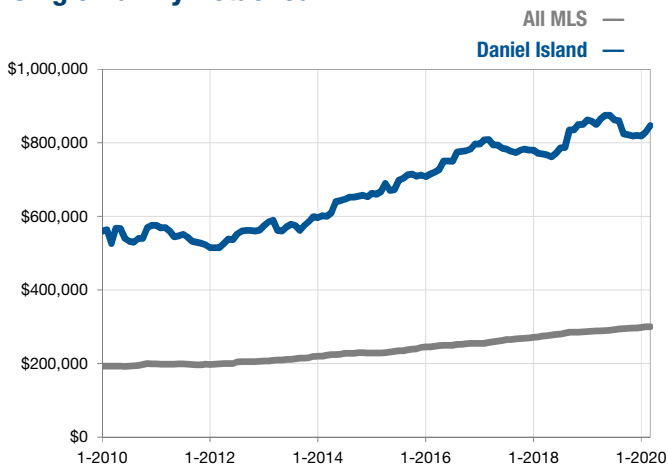
Townhouse-Condo Attached

Key Metrics	March			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	19	18	- 5.3%	48	42	- 12.5%
Closed Sales	14	15	+ 7.1%	27	31	+ 14.8%
Median Sales Price*	\$362,500	\$365,000	+ 0.7%	\$390,000	\$355,000	- 9.0%
Average Sales Price*	\$477,651	\$465,333	- 2.6%	\$447,841	\$400,611	- 10.5%
Percent of Original List Price Received*	95.6%	96.0%	+ 0.4%	95.3%	95.1%	- 0.2%
Days on Market Until Sale	61	87	+ 42.6%	72	99	+ 37.5%
Inventory of Homes for Sale	52	39	- 25.0%	--	--	--

* 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

