

# Local Market Update – March 2020

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



## Greater Summerville Area

Areas 62 & 63

Single-Family Detached	March			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	257	<b>272</b>	+ 5.8%	673	<b>724</b>	+ 7.6%
Closed Sales	193	<b>184</b>	- 4.7%	427	<b>460</b>	+ 7.7%
Median Sales Price*	\$260,095	<b>\$261,986</b>	+ 0.7%	\$249,900	<b>\$263,138</b>	+ 5.3%
Average Sales Price*	\$274,844	<b>\$285,055</b>	+ 3.7%	\$266,648	<b>\$283,080</b>	+ 6.2%
Percent of Original List Price Received*	97.4%	<b>98.6%</b>	+ 1.2%	97.5%	<b>98.3%</b>	+ 0.8%
Days on Market Until Sale	52	<b>43</b>	- 17.3%	55	<b>46</b>	- 16.4%
Inventory of Homes for Sale	461	<b>430</b>	- 6.7%	--	--	--

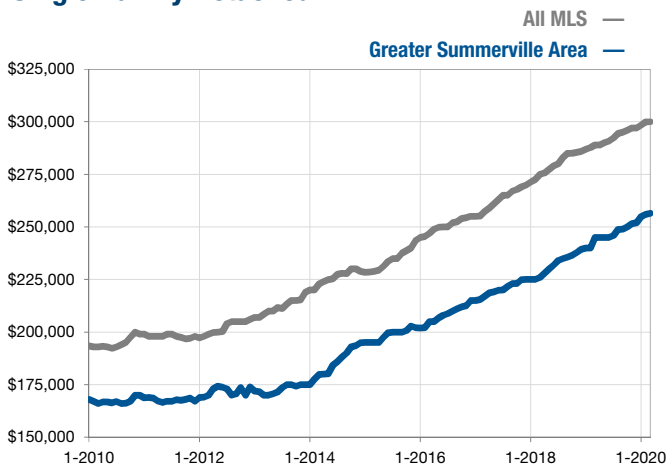
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	March			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	20	<b>17</b>	- 15.0%	40	<b>68</b>	+ 70.0%
Closed Sales	11	<b>21</b>	+ 90.9%	26	<b>49</b>	+ 88.5%
Median Sales Price*	\$158,760	<b>\$192,000</b>	+ 20.9%	\$149,250	<b>\$185,000</b>	+ 24.0%
Average Sales Price*	\$151,498	<b>\$187,348</b>	+ 23.7%	\$147,519	<b>\$183,334</b>	+ 24.3%
Percent of Original List Price Received*	95.8%	<b>98.9%</b>	+ 3.2%	96.7%	<b>99.8%</b>	+ 3.2%
Days on Market Until Sale	57	<b>61</b>	+ 7.0%	58	<b>53</b>	- 8.6%
Inventory of Homes for Sale	29	<b>42</b>	+ 44.8%	--	--	--

\* 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

