

Local Market Update – March 2020

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



Johns Island

Area 23

Single-Family Detached

Key Metrics	March			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	98	66	- 32.7%	257	236	- 8.2%
Closed Sales	62	61	- 1.6%	146	162	+ 11.0%
Median Sales Price*	\$332,211	\$355,640	+ 7.1%	\$330,774	\$341,950	+ 3.4%
Average Sales Price*	\$410,305	\$371,483	- 9.5%	\$379,427	\$383,093	+ 1.0%
Percent of Original List Price Received*	97.9%	97.9%	0.0%	97.7%	98.0%	+ 0.3%
Days on Market Until Sale	69	61	- 11.6%	61	55	- 9.8%
Inventory of Homes for Sale	250	202	- 19.2%	--	--	--

* 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.

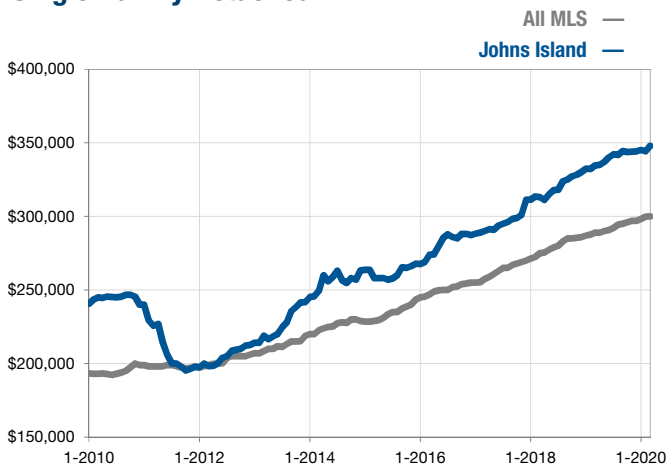
Townhouse-Condo Attached

Key Metrics	March			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	10	22	+ 120.0%	26	46	+ 76.9%
Closed Sales	4	16	+ 300.0%	13	27	+ 107.7%
Median Sales Price*	\$204,500	\$252,173	+ 23.3%	\$215,000	\$259,345	+ 20.6%
Average Sales Price*	\$199,700	\$412,359	+ 106.5%	\$216,219	\$343,213	+ 58.7%
Percent of Original List Price Received*	96.7%	99.9%	+ 3.3%	96.5%	98.6%	+ 2.2%
Days on Market Until Sale	36	58	+ 61.1%	33	57	+ 72.7%
Inventory of Homes for Sale	16	31	+ 93.8%	--	--	--

* 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

