

Local Market Update – April 2020

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



West Ashley Area

Areas 11 & 12

Single-Family Detached	April			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	169	139	- 17.8%	648	647	- 0.2%
Closed Sales	116	123	+ 6.0%	394	442	+ 12.2%
Median Sales Price*	\$325,000	\$307,000	- 5.5%	\$312,365	\$316,000	+ 1.2%
Average Sales Price*	\$355,652	\$351,627	- 1.1%	\$347,849	\$349,052	+ 0.3%
Percent of Original List Price Received*	96.4%	96.7%	+ 0.3%	95.5%	96.0%	+ 0.5%
Days on Market Until Sale	51	42	- 17.6%	53	51	- 3.8%
Inventory of Homes for Sale	364	264	- 27.5%	--	--	--

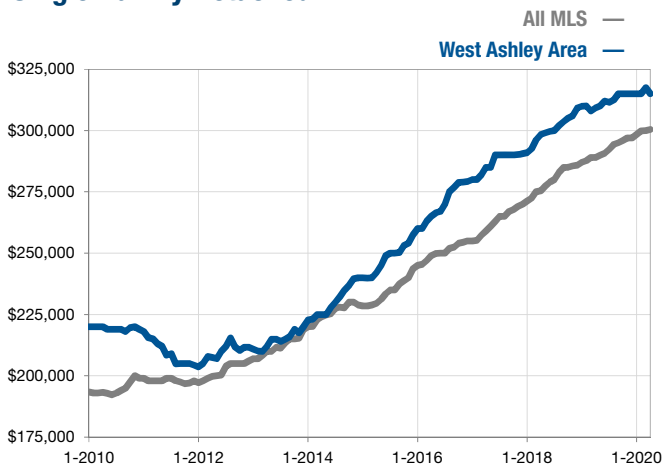
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	April			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	70	37	- 47.1%	229	185	- 19.2%
Closed Sales	35	35	0.0%	134	153	+ 14.2%
Median Sales Price*	\$202,000	\$215,000	+ 6.4%	\$221,500	\$222,000	+ 0.2%
Average Sales Price*	\$198,970	\$223,450	+ 12.3%	\$211,945	\$217,308	+ 2.5%
Percent of Original List Price Received*	97.7%	96.6%	- 1.1%	97.0%	96.3%	- 0.7%
Days on Market Until Sale	44	51	+ 15.9%	46	61	+ 32.6%
Inventory of Homes for Sale	132	75	- 43.2%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

