

# Local Market Update – May 2020

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



## Johns Island

Area 23

### Single-Family Detached

Key Metrics	May			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	100	<b>130</b>	+ 30.0%	450	<b>443</b>	- 1.6%
Closed Sales	85	<b>64</b>	- 24.7%	290	<b>281</b>	- 3.1%
Median Sales Price*	\$350,000	<b>\$387,500</b>	+ 10.7%	\$335,000	<b>\$359,151</b>	+ 7.2%
Average Sales Price*	\$399,225	<b>\$446,499</b>	+ 11.8%	\$390,331	<b>\$407,088</b>	+ 4.3%
Percent of Original List Price Received*	98.9%	<b>97.9%</b>	- 1.0%	97.9%	<b>97.8%</b>	- 0.1%
Days on Market Until Sale	34	<b>35</b>	+ 2.9%	55	<b>50</b>	- 9.1%
Inventory of Homes for Sale	250	<b>171</b>	- 31.6%	--	--	--

\* 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.

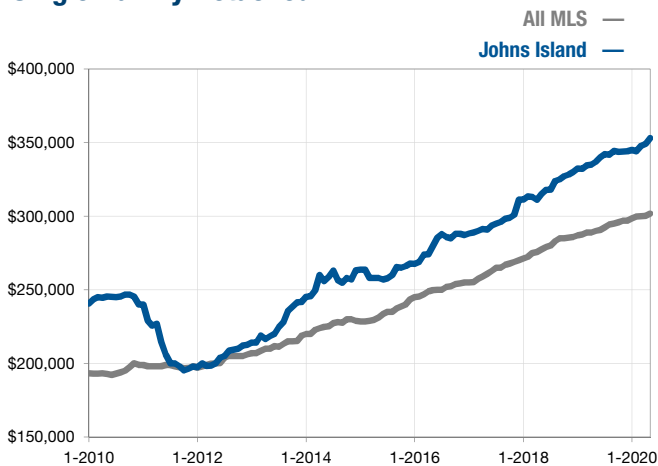
### Townhouse-Condo Attached

Key Metrics	May			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	8	<b>13</b>	+ 62.5%	46	<b>69</b>	+ 50.0%
Closed Sales	9	<b>9</b>	0.0%	30	<b>44</b>	+ 46.7%
Median Sales Price*	\$195,000	<b>\$255,000</b>	+ 30.8%	\$198,750	<b>\$256,100</b>	+ 28.9%
Average Sales Price*	\$194,667	<b>\$238,478</b>	+ 22.5%	\$208,761	<b>\$321,015</b>	+ 53.8%
Percent of Original List Price Received*	98.3%	<b>97.4%</b>	- 0.9%	97.4%	<b>98.3%</b>	+ 0.9%
Days on Market Until Sale	18	<b>8</b>	- 55.6%	26	<b>41</b>	+ 57.7%
Inventory of Homes for Sale	19	<b>26</b>	+ 36.8%	--	--	--

\* 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

