

# Local Market Update – June 2020

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



## Kiawah

Area 25

### Single-Family Detached

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	19	16	- 15.8%	88	57	- 35.2%
Closed Sales	3	15	+ 400.0%	23	37	+ 60.9%
Median Sales Price*	\$850,000	<b>\$1,200,000</b>	+ 41.2%	\$1,075,000	<b>\$1,100,000</b>	+ 2.3%
Average Sales Price*	\$1,012,500	<b>\$1,526,267</b>	+ 50.7%	\$1,335,413	<b>\$1,366,432</b>	+ 2.3%
Percent of Original List Price Received*	87.2%	<b>89.8%</b>	+ 3.0%	87.8%	<b>84.7%</b>	- 3.5%
Days on Market Until Sale	241	173	- 28.2%	154	226	+ 46.8%
Inventory of Homes for Sale	105	61	- 41.9%	--	--	--

\* 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.

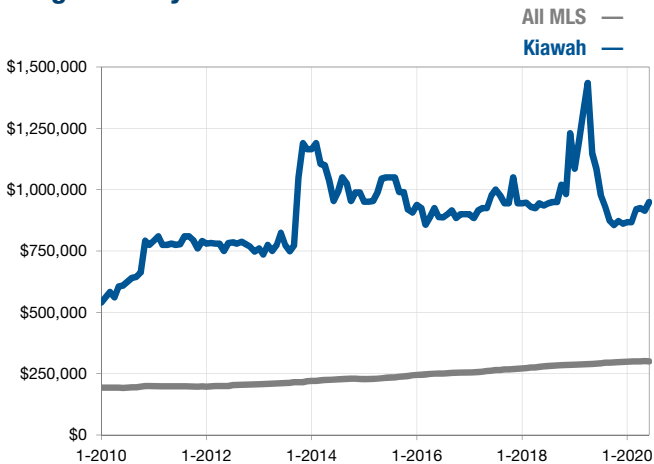
### Townhouse-Condo Attached

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	4	11	+ 175.0%	42	39	- 7.1%
Closed Sales	3	5	+ 66.7%	18	16	- 11.1%
Median Sales Price*	\$363,335	<b>\$435,000</b>	+ 19.7%	\$402,500	<b>\$359,950</b>	- 10.6%
Average Sales Price*	\$371,112	<b>\$516,500</b>	+ 39.2%	\$401,741	<b>\$407,456</b>	+ 1.4%
Percent of Original List Price Received*	90.3%	<b>96.2%</b>	+ 6.5%	92.8%	<b>94.5%</b>	+ 1.8%
Days on Market Until Sale	270	66	- 75.6%	173	196	+ 13.3%
Inventory of Homes for Sale	46	34	- 26.1%	--	--	--

\* 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

