

Local Market Update – June 2020

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



West Ashley Area

Areas 11 & 12

Single-Family Detached

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	161	177	+ 9.9%	996	1,023	+ 2.7%
Closed Sales	122	180	+ 47.5%	656	756	+ 15.2%
Median Sales Price*	\$332,351	\$319,000	- 4.0%	\$317,000	\$315,000	- 0.6%
Average Sales Price*	\$353,275	\$358,549	+ 1.5%	\$346,515	\$348,968	+ 0.7%
Percent of Original List Price Received*	95.2%	97.0%	+ 1.9%	95.5%	96.4%	+ 0.9%
Days on Market Until Sale	45	39	- 13.3%	49	45	- 8.2%
Inventory of Homes for Sale	382	195	- 49.0%	--	--	--

* 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.

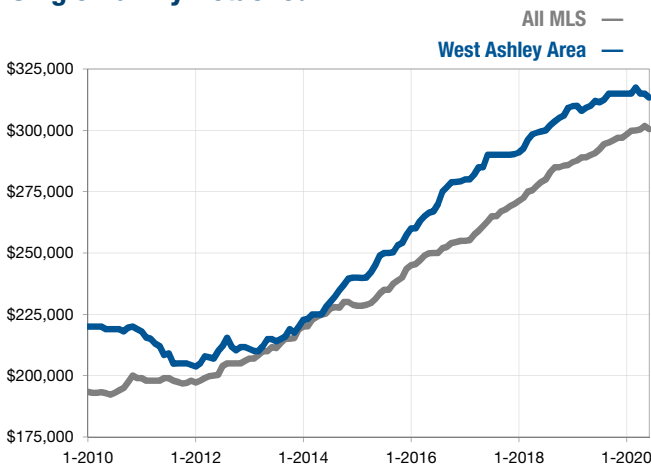
Townhouse-Condo Attached

Key Metrics	June			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	54	38	- 29.6%	333	272	- 18.3%
Closed Sales	40	42	+ 5.0%	234	226	- 3.4%
Median Sales Price*	\$206,250	\$191,525	- 7.1%	\$209,500	\$222,500	+ 6.2%
Average Sales Price*	\$209,239	\$202,599	- 3.2%	\$208,770	\$217,757	+ 4.3%
Percent of Original List Price Received*	97.4%	96.7%	- 0.7%	97.2%	96.6%	- 0.6%
Days on Market Until Sale	41	53	+ 29.3%	44	56	+ 27.3%
Inventory of Homes for Sale	115	45	- 60.9%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

