

# Local Market Update – July 2020

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



## Johns Island

Area 23

### Single-Family Detached

Key Metrics	July			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	81	93	+ 14.8%	625	632	+ 1.1%
Closed Sales	60	102	+ 70.0%	443	462	+ 4.3%
Median Sales Price*	\$337,781	\$400,000	+ 18.4%	\$340,000	\$375,000	+ 10.3%
Average Sales Price*	\$358,809	\$456,438	+ 27.2%	\$387,398	\$425,584	+ 9.9%
Percent of Original List Price Received*	97.2%	98.4%	+ 1.2%	97.7%	97.8%	+ 0.1%
Days on Market Until Sale	40	31	- 22.5%	53	47	- 11.3%
Inventory of Homes for Sale	224	115	- 48.7%	--	--	--

\* 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.

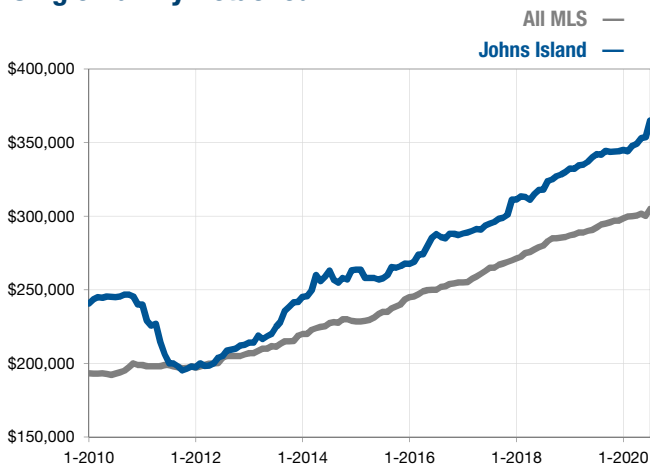
### Townhouse-Condo Attached

Key Metrics	July			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
New Listings	4	6	+ 50.0%	57	90	+ 57.9%
Closed Sales	4	9	+ 125.0%	39	75	+ 92.3%
Median Sales Price*	\$232,250	\$255,000	+ 9.8%	\$215,000	\$255,000	+ 18.6%
Average Sales Price*	\$220,375	\$235,072	+ 6.7%	\$213,087	\$298,323	+ 40.0%
Percent of Original List Price Received*	96.6%	97.2%	+ 0.6%	97.2%	98.4%	+ 1.2%
Days on Market Until Sale	32	30	- 6.3%	24	44	+ 83.3%
Inventory of Homes for Sale	14	21	+ 50.0%	--	--	--

\* 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.

## Historical Median Sales Price Rolling 12-Month Calculation

### Single-Family Detached



### Townhouse-Condo Attached

