

Local Market Update – October 2020

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



Goose Creek / Monck's Corner

Areas 72, 73 & 74

Single-Family Detached	October			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	346	391	+ 13.0%	3,381	3,466	+ 2.5%
Closed Sales	228	343	+ 50.4%	2,584	2,849	+ 10.3%
Median Sales Price*	\$264,893	\$285,860	+ 7.9%	\$255,500	\$278,000	+ 8.8%
Average Sales Price*	\$270,518	\$293,608	+ 8.5%	\$262,962	\$288,349	+ 9.7%
Percent of Original List Price Received*	98.1%	99.3%	+ 1.2%	98.2%	98.8%	+ 0.6%
Days on Market Until Sale	34	28	- 17.6%	39	39	0.0%
Inventory of Homes for Sale	739	366	- 50.5%	--	--	--

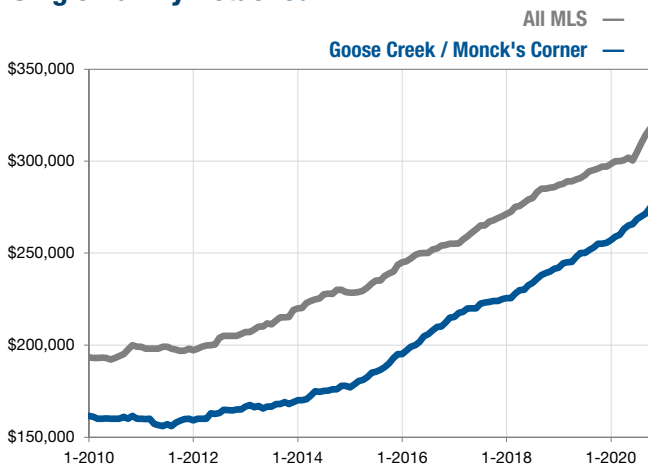
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	38	41	+ 7.9%	399	448	+ 12.3%
Closed Sales	31	52	+ 67.7%	313	401	+ 28.1%
Median Sales Price*	\$177,990	\$192,584	+ 8.2%	\$165,000	\$184,000	+ 11.5%
Average Sales Price*	\$168,722	\$191,648	+ 13.6%	\$161,785	\$185,567	+ 14.7%
Percent of Original List Price Received*	97.5%	99.6%	+ 2.2%	98.4%	99.0%	+ 0.6%
Days on Market Until Sale	41	27	- 34.1%	35	39	+ 11.4%
Inventory of Homes for Sale	91	34	- 62.6%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

