

# Local Market Update – May 2021

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



## Folly Beach

Area 22

Single-Family Detached	May			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
<b>Key Metrics</b>						
New Listings	12	5	- 58.3%	51	49	- 3.9%
Closed Sales	3	9	+ 200.0%	36	45	+ 25.0%
Median Sales Price*	\$555,000	<b>\$969,888</b>	+ 74.8%	\$700,000	<b>\$1,025,000</b>	+ 46.4%
Average Sales Price*	\$604,167	<b>\$1,216,099</b>	+ 101.3%	\$746,958	<b>\$1,157,142</b>	+ 54.9%
Percent of Original List Price Received*	91.7%	<b>96.3%</b>	+ 5.0%	90.1%	<b>98.1%</b>	+ 8.9%
Days on Market Until Sale	49	17	- 65.3%	109	19	- 82.6%
Inventory of Homes for Sale	36	8	- 77.8%	--	--	--

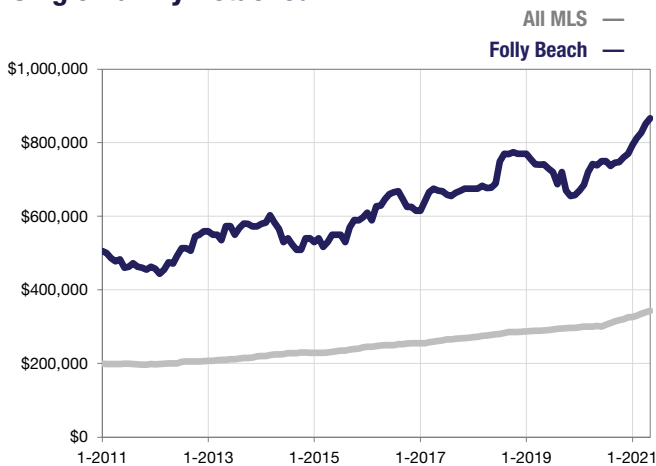
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	May			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
<b>Key Metrics</b>						
New Listings	9	12	+ 33.3%	49	39	- 20.4%
Closed Sales	2	3	+ 50.0%	25	34	+ 36.0%
Median Sales Price*	\$241,950	<b>\$395,000</b>	+ 63.3%	\$420,000	<b>\$520,000</b>	+ 23.8%
Average Sales Price*	\$241,950	<b>\$572,917</b>	+ 136.8%	\$438,158	<b>\$587,825</b>	+ 34.2%
Percent of Original List Price Received*	86.0%	<b>99.0%</b>	+ 15.1%	93.5%	<b>96.4%</b>	+ 3.1%
Days on Market Until Sale	58	43	- 25.9%	128	52	- 59.4%
Inventory of Homes for Sale	32	9	- 71.9%	--	--	--

\* 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

