

Local Market Update – October 2021

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		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	400	422	+ 5.5%	3,574	4,391	+ 22.9%
Closed Sales	358	372	+ 3.9%	2,921	3,800	+ 30.1%
Median Sales Price*	\$288,258	\$350,000	+ 21.4%	\$279,540	\$324,083	+ 15.9%
Average Sales Price*	\$297,378	\$360,573	+ 21.3%	\$290,060	\$334,639	+ 15.4%
Percent of Original List Price Received*	99.3%	100.5%	+ 1.2%	98.8%	100.9%	+ 2.1%
Days on Market Until Sale	28	13	- 53.6%	39	16	- 59.0%
Inventory of Homes for Sale	434	322	- 25.8%	--	--	--

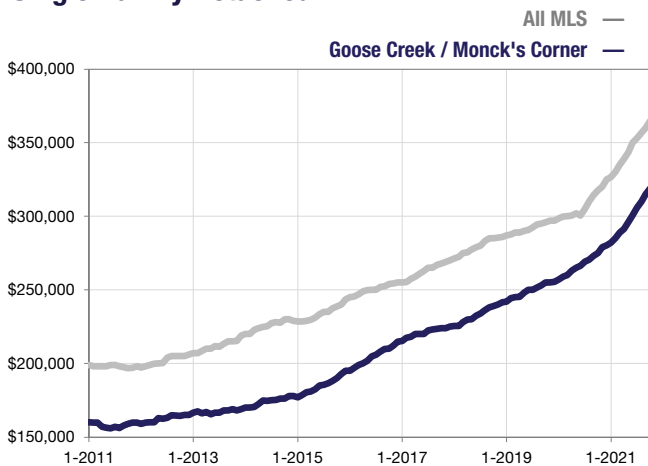
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	42	39	- 7.1%	471	398	- 15.5%
Closed Sales	53	46	- 13.2%	416	362	- 13.0%
Median Sales Price*	\$197,668	\$215,000	+ 8.8%	\$184,025	\$200,000	+ 8.7%
Average Sales Price*	\$192,334	\$214,180	+ 11.4%	\$189,011	\$205,593	+ 8.8%
Percent of Original List Price Received*	99.6%	99.0%	- 0.6%	99.0%	100.2%	+ 1.2%
Days on Market Until Sale	26	14	- 46.2%	38	15	- 60.5%
Inventory of Homes for Sale	44	36	- 18.2%	--	--	--

* 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

