

Local Market Update – December 2021

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



Goose Creek / Monck's Corner

Areas 72, 73 & 74

Single-Family Detached	December			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	273	316	+ 15.8%	4,158	5,089	+ 22.4%
Closed Sales	350	408	+ 16.6%	3,592	4,560	+ 26.9%
Median Sales Price*	\$289,062	\$366,908	+ 26.9%	\$280,141	\$328,000	+ 17.1%
Average Sales Price*	\$299,209	\$380,812	+ 27.3%	\$292,399	\$340,601	+ 16.5%
Percent of Original List Price Received*	99.2%	100.4%	+ 1.2%	98.9%	100.8%	+ 1.9%
Days on Market Until Sale	25	19	- 24.0%	36	16	- 55.6%
Inventory of Homes for Sale	420	255	- 39.3%	--	--	--

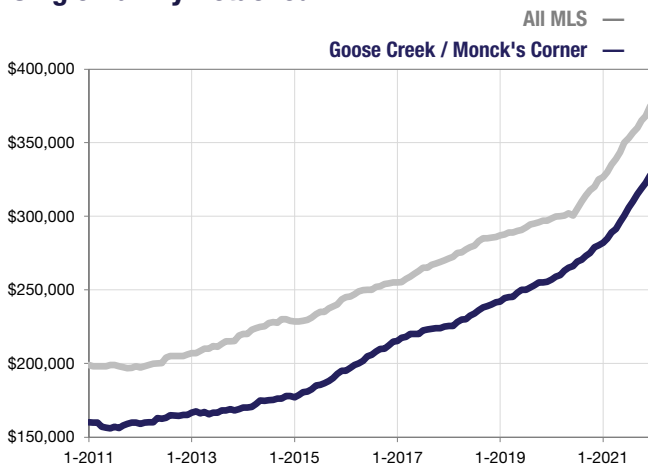
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	24	25	+ 4.2%	524	458	- 12.6%
Closed Sales	41	34	- 17.1%	503	428	- 14.9%
Median Sales Price*	\$195,000	\$220,000	+ 12.8%	\$185,500	\$200,823	+ 8.3%
Average Sales Price*	\$199,506	\$215,637	+ 8.1%	\$190,069	\$206,818	+ 8.8%
Percent of Original List Price Received*	99.4%	98.7%	- 0.7%	99.1%	100.0%	+ 0.9%
Days on Market Until Sale	48	17	- 64.6%	38	15	- 60.5%
Inventory of Homes for Sale	23	26	+ 13.0%	--	--	--

* 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

