

Local Market Update – April 2023

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



Greater Summerville Area

Areas 62 & 63

Single-Family Detached	April			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
Key Metrics						
New Listings	270	265	- 1.9%	891	873	- 2.0%
Closed Sales	226	189	- 16.4%	783	653	- 16.6%
Median Sales Price*	\$365,500	\$391,000	+ 7.0%	\$358,000	\$379,900	+ 6.1%
Average Sales Price*	\$393,540	\$413,589	+ 5.1%	\$378,718	\$392,443	+ 3.6%
Percent of Original List Price Received*	101.4%	98.1%	- 3.3%	100.6%	96.8%	- 3.8%
Days on Market Until Sale	14	34	+ 142.9%	15	40	+ 166.7%
Inventory of Homes for Sale	157	295	+ 87.9%	--	--	--

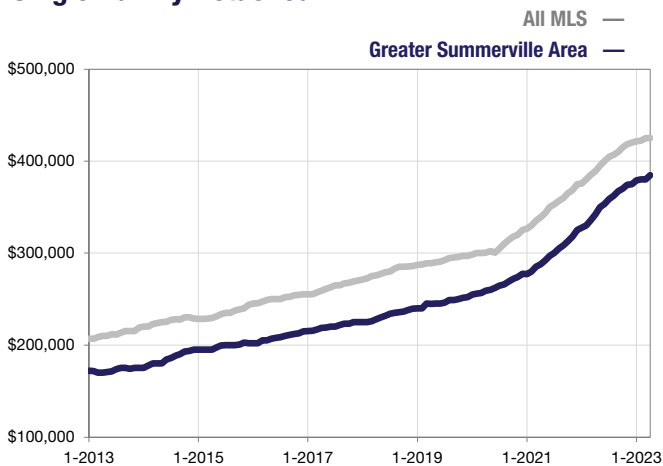
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	April			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
Key Metrics						
New Listings	15	10	- 33.3%	74	51	- 31.1%
Closed Sales	25	16	- 36.0%	78	46	- 41.0%
Median Sales Price*	\$228,000	\$265,000	+ 16.2%	\$229,000	\$258,700	+ 13.0%
Average Sales Price*	\$232,547	\$252,264	+ 8.5%	\$228,313	\$249,385	+ 9.2%
Percent of Original List Price Received*	100.7%	99.1%	- 1.6%	100.4%	98.6%	- 1.8%
Days on Market Until Sale	3	29	+ 866.7%	6	25	+ 316.7%
Inventory of Homes for Sale	7	7	0.0%	--	--	--

* 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

