

# Local Market Update – July 2023

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



## Goose Creek / Monck's Corner

Areas 72, 73 & 74

Single-Family Detached	July			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	430	<b>397</b>	- 7.7%	3,076	<b>2,458</b>	- 20.1%
Closed Sales	340	<b>297</b>	- 12.6%	2,631	<b>2,042</b>	- 22.4%
Median Sales Price*	\$385,874	<b>\$373,700</b>	- 3.2%	\$380,500	<b>\$373,995</b>	- 1.7%
Average Sales Price*	\$403,243	<b>\$389,837</b>	- 3.3%	\$398,379	<b>\$397,523</b>	- 0.2%
Percent of Original List Price Received*	100.1%	<b>98.6%</b>	- 1.5%	101.0%	<b>97.5%</b>	- 3.5%
Days on Market Until Sale	15	<b>25</b>	+ 66.7%	16	<b>39</b>	+ 143.8%
Inventory of Homes for Sale	654	<b>442</b>	- 32.4%	--	--	--

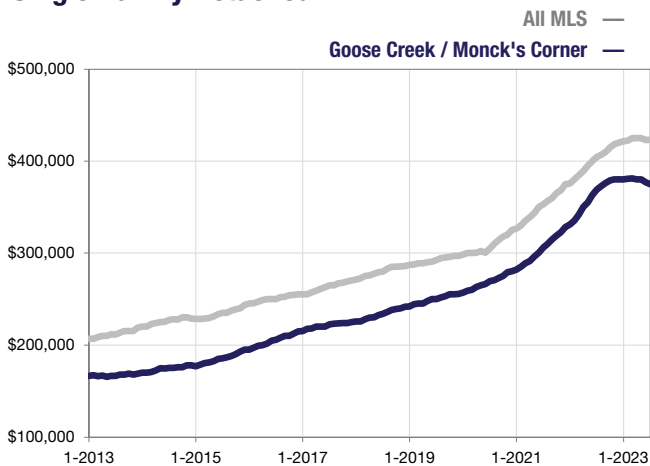
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	July			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	34	<b>41</b>	+ 20.6%	301	<b>291</b>	- 3.3%
Closed Sales	48	<b>38</b>	- 20.8%	275	<b>184</b>	- 33.1%
Median Sales Price*	\$284,597	<b>\$285,000</b>	+ 0.1%	\$266,000	<b>\$267,500</b>	+ 0.6%
Average Sales Price*	\$279,607	<b>\$288,348</b>	+ 3.1%	\$268,402	<b>\$278,588</b>	+ 3.8%
Percent of Original List Price Received*	101.5%	<b>99.1%</b>	- 2.4%	101.5%	<b>98.7%</b>	- 2.8%
Days on Market Until Sale	15	<b>27</b>	+ 80.0%	25	<b>37</b>	+ 48.0%
Inventory of Homes for Sale	43	<b>70</b>	+ 62.8%	--	--	--

\* 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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

