

Local Market Update – December 2023

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



Sullivan's Island

Area 43

Single-Family Detached				December			Year to Date		
Key Metrics				2022	2023	Percent Change	2022	2023	Percent Change
New Listings				3	3	0.0%	56	55	- 1.8%
Closed Sales				2	0	- 100.0%	28	38	+ 35.7%
Median Sales Price*				\$3,325,000	0	- 100.0%	\$4,338,563	\$3,850,000	- 11.3%
Average Sales Price*				\$3,325,000	\$0	- 100.0%	\$4,555,326	\$4,293,737	- 5.7%
Percent of Original List Price Received*				94.1%	0.0%	- 100.0%	94.6%	92.9%	- 1.8%
Days on Market Until Sale				33	0	- 100.0%	32	72	+ 125.0%
Inventory of Homes for Sale				16	17	+ 6.3%	--	--	--

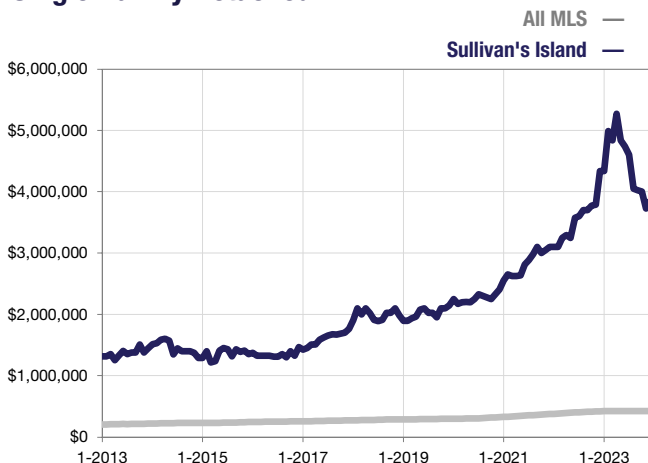
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached				December			Year to Date		
Key Metrics				2022	2023	Percent Change	2022	2023	Percent Change
New Listings				1	0	- 100.0%	3	0	- 100.0%
Closed Sales				0	0	--	4	1	- 75.0%
Median Sales Price*				\$0	\$0	--	\$1,812,500	\$1,375,000	- 24.1%
Average Sales Price*				\$0	\$0	--	\$1,678,125	\$1,375,000	- 18.1%
Percent of Original List Price Received*				0.0%	0.0%	--	90.9%	98.2%	+ 8.0%
Days on Market Until Sale				0	0	--	49	38	- 22.4%
Inventory of Homes for Sale				1	0	- 100.0%	--	--	--

* 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

