

## Local Market Update – December 2023

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

# Greater Summerville Area

Areas 62 & 63

### Single-Family Detached

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	149	165	+ 10.7%	2,834	2,655	- 6.3%
Closed Sales	169	124	- 26.6%	2,394	2,167	- 9.5%
Median Sales Price*	\$381,070	\$397,495	+ 4.3%	\$375,000	\$387,500	+ 3.3%
Average Sales Price*	\$389,985	\$396,429	+ 1.7%	\$392,590	\$401,973	+ 2.4%
Percent of Original List Price Received*	95.0%	96.9%	+ 2.0%	99.1%	97.3%	- 1.8%
Days on Market Until Sale	37	32	- 13.5%	18	34	+ 88.9%
Inventory of Homes for Sale	361	369	+ 2.2%	--	--	--

\* 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.

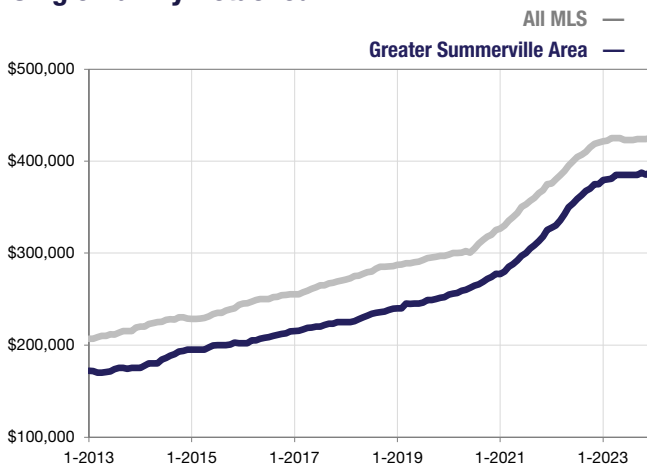
### Townhouse-Condo Attached

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	8	20	+ 150.0%	203	257	+ 26.6%
Closed Sales	15	29	+ 93.3%	189	196	+ 3.7%
Median Sales Price*	\$241,000	\$288,100	+ 19.5%	\$240,000	\$271,843	+ 13.3%
Average Sales Price*	\$234,107	\$289,742	+ 23.8%	\$231,908	\$271,601	+ 17.1%
Percent of Original List Price Received*	96.5%	99.2%	+ 2.8%	100.0%	98.6%	- 1.4%
Days on Market Until Sale	24	33	+ 37.5%	9	23	+ 155.6%
Inventory of Homes for Sale	15	32	+ 113.3%	--	--	--

\* 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.

## Historical Median Sales Price Rolling 12-Month Calculation

### Single-Family Detached



### Townhouse-Condo Attached

