

Local Market Update – January 2024

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

Folly Beach

Area 22

Single-Family Detached	January			Year to Date		
Key Metrics	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	6	10	+ 66.7%	6	10	+ 66.7%
Closed Sales	3	5	+ 66.7%	3	5	+ 66.7%
Median Sales Price*	\$1,635,000	\$1,545,000	- 5.5%	\$1,635,000	\$1,545,000	- 5.5%
Average Sales Price*	\$1,356,667	\$1,509,000	+ 11.2%	\$1,356,667	\$1,509,000	+ 11.2%
Percent of Original List Price Received*	93.0%	85.2%	- 8.4%	93.0%	85.2%	- 8.4%
Days on Market Until Sale	33	98	+ 197.0%	33	98	+ 197.0%
Inventory of Homes for Sale	14	21	+ 50.0%	--	--	--

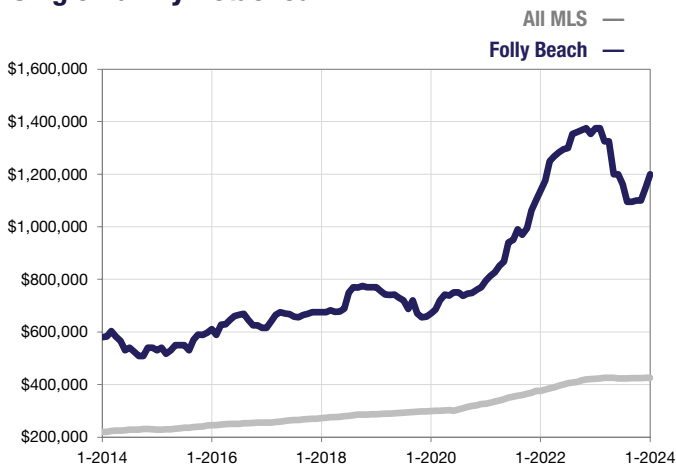
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	January			Year to Date		
Key Metrics	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	1	6	+ 500.0%	1	6	+ 500.0%
Closed Sales	2	1	- 50.0%	2	1	- 50.0%
Median Sales Price*	\$812,500	\$295,000	- 63.7%	\$812,500	\$295,000	- 63.7%
Average Sales Price*	\$812,500	\$295,000	- 63.7%	\$812,500	\$295,000	- 63.7%
Percent of Original List Price Received*	88.5%	84.3%	- 4.7%	88.5%	84.3%	- 4.7%
Days on Market Until Sale	18	65	+ 261.1%	18	65	+ 261.1%
Inventory of Homes for Sale	10	25	+ 150.0%	--	--	--

* 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

