

Local Market Update – July 2018

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



Daniel Island

Area 77

Single-Family Detached

Key Metrics	July			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
New Listings	17	26	+ 52.9%	208	231	+ 11.1%
Closed Sales	26	25	- 3.8%	121	149	+ 23.1%
Median Sales Price*	\$752,835	\$955,000	+ 26.9%	\$780,000	\$800,000	+ 2.6%
Average Sales Price*	\$968,334	\$1,013,629	+ 4.7%	\$920,856	\$930,584	+ 1.1%
Percent of Original List Price Received*	94.5%	98.0%	+ 3.7%	96.9%	96.6%	- 0.3%
Days on Market Until Sale	77	51	- 33.8%	63	77	+ 22.2%
Inventory of Homes for Sale	102	78	- 23.5%	--	--	--

* 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.

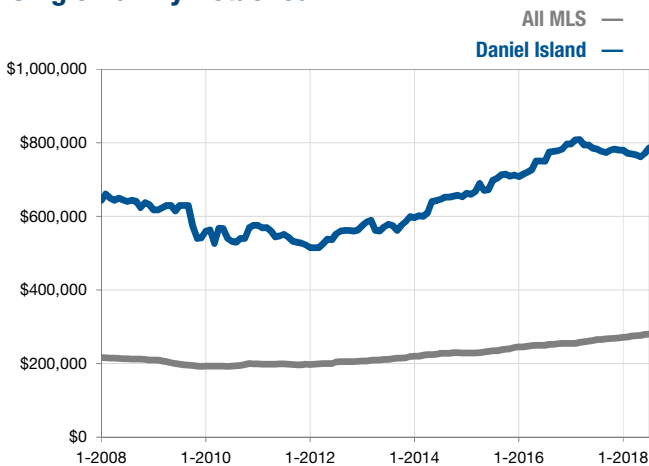
Townhouse-Condo Attached

Key Metrics	July			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
New Listings	11	12	+ 9.1%	126	95	- 24.6%
Closed Sales	10	7	- 30.0%	80	73	- 8.8%
Median Sales Price*	\$281,500	\$275,000	- 2.3%	\$281,500	\$340,000	+ 20.8%
Average Sales Price*	\$328,375	\$398,000	+ 21.2%	\$348,880	\$414,918	+ 18.9%
Percent of Original List Price Received*	94.1%	94.1%	0.0%	96.9%	94.1%	- 2.9%
Days on Market Until Sale	131	122	- 6.9%	62	137	+ 121.0%
Inventory of Homes for Sale	68	35	- 48.5%	--	--	--

* 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

