

Local Market Update – July 2018

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



West Ashley Area

Areas 11 & 12

Single-Family Detached	July			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
Key Metrics						
New Listings	146	118	- 19.2%	1,103	1,143	+ 3.6%
Closed Sales	142	130	- 8.5%	849	880	+ 3.7%
Median Sales Price*	\$290,370	\$314,950	+ 8.5%	\$292,000	\$310,418	+ 6.3%
Average Sales Price*	\$303,575	\$336,507	+ 10.8%	\$315,976	\$347,724	+ 10.0%
Percent of Original List Price Received*	97.3%	96.3%	- 1.0%	96.8%	96.7%	- 0.1%
Days on Market Until Sale	25	31	+ 24.0%	33	38	+ 15.2%
Inventory of Homes for Sale	300	290	- 3.3%	--	--	--

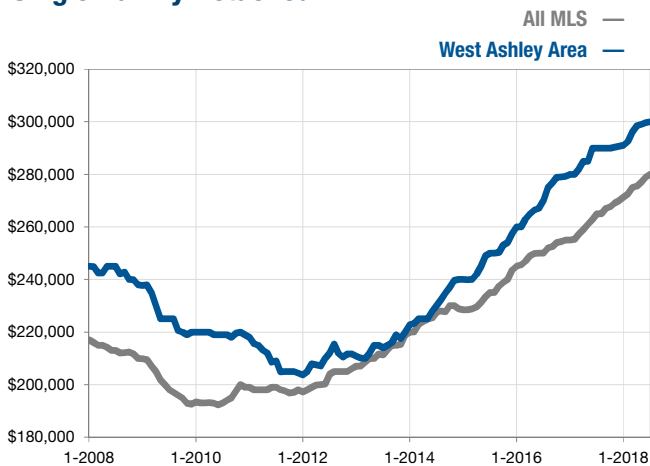
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	July			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
Key Metrics						
New Listings	52	32	- 38.5%	336	317	- 5.7%
Closed Sales	56	47	- 16.1%	306	277	- 9.5%
Median Sales Price*	\$186,700	\$175,000	- 6.3%	\$180,000	\$181,000	+ 0.6%
Average Sales Price*	\$182,995	\$178,289	- 2.6%	\$180,756	\$184,081	+ 1.8%
Percent of Original List Price Received*	98.6%	97.2%	- 1.4%	97.7%	97.7%	0.0%
Days on Market Until Sale	17	47	+ 176.5%	37	38	+ 2.7%
Inventory of Homes for Sale	61	57	- 6.6%	--	--	--

* 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

