

# Local Market Update – February 2019

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



## Wando / Cainhoy Area

Area 78

### Single-Family Detached

Key Metrics	February			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	26	27	+ 3.8%	55	59	+ 7.3%
Closed Sales	7	13	+ 85.7%	17	24	+ 41.2%
Median Sales Price*	\$425,966	<b>\$394,900</b>	- 7.3%	\$430,000	<b>\$391,960</b>	- 8.8%
Average Sales Price*	\$402,122	<b>\$406,198</b>	+ 1.0%	\$434,335	<b>\$424,380</b>	- 2.3%
Percent of Original List Price Received*	98.3%	<b>96.8%</b>	- 1.5%	97.0%	<b>95.7%</b>	- 1.3%
Days on Market Until Sale	44	142	+ 222.7%	53	144	+ 171.7%
Inventory of Homes for Sale	109	101	- 7.3%	--	--	--

\* 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.

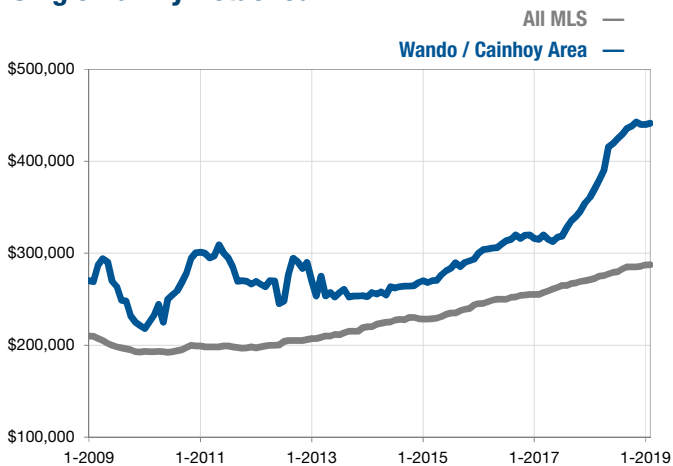
### Townhouse-Condo Attached

Key Metrics	February			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
New Listings	4	15	+ 275.0%	11	27	+ 145.5%
Closed Sales	6	7	+ 16.7%	12	11	- 8.3%
Median Sales Price*	\$178,950	<b>\$231,500</b>	+ 29.4%	\$180,750	<b>\$230,000</b>	+ 27.2%
Average Sales Price*	\$184,233	<b>\$231,780</b>	+ 25.8%	\$191,742	<b>\$220,678</b>	+ 15.1%
Percent of Original List Price Received*	97.2%	<b>97.7%</b>	+ 0.5%	97.8%	<b>96.5%</b>	- 1.3%
Days on Market Until Sale	49	65	+ 32.7%	43	69	+ 60.5%
Inventory of Homes for Sale	10	27	+ 170.0%	--	--	--

\* 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

