

Local Market Update – October 2015

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



Berkeley County

County: BER

Single-Family Detached	October			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	330	304	- 7.9%	3,515	3,981	+ 13.3%
Closed Sales	259	247	- 4.6%	2,344	2,837	+ 21.0%
Median Sales Price*	\$183,000	\$214,900	+ 17.4%	\$189,000	\$208,000	+ 10.1%
Average Sales Price*	\$238,146	\$260,824	+ 9.5%	\$237,051	\$256,785	+ 8.3%
Percent of Original List Price Received*	96.3%	97.3%	+ 1.0%	96.1%	97.2%	+ 1.1%
Days on Market Until Sale	70	45	- 35.7%	75	56	- 25.3%
Inventory of Homes for Sale	1,107	1,014	- 8.4%	--	--	--

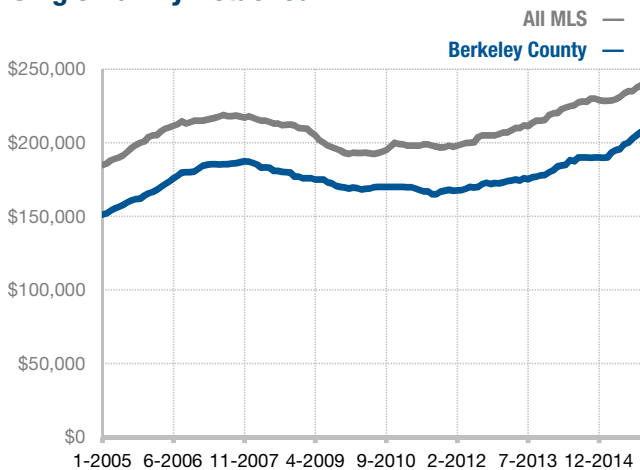
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	42	46	+ 9.5%	420	485	+ 15.5%
Closed Sales	26	41	+ 57.7%	275	370	+ 34.5%
Median Sales Price*	\$130,200	\$176,000	+ 35.2%	\$136,000	\$146,000	+ 7.4%
Average Sales Price*	\$182,212	\$233,788	+ 28.3%	\$191,548	\$200,274	+ 4.6%
Percent of Original List Price Received*	94.7%	96.6%	+ 2.0%	95.7%	96.6%	+ 0.9%
Days on Market Until Sale	58	40	- 31.0%	62	52	- 16.1%
Inventory of Homes for Sale	102	107	+ 4.9%	--	--	--

* 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

