

Local Market Update – August 2017

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



Berkeley County

County: BER

Single-Family Detached

Key Metrics	August			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
New Listings	431	419	- 2.8%	3,308	3,622	+ 9.5%
Closed Sales	341	373	+ 9.4%	2,570	2,727	+ 6.1%
Median Sales Price*	\$222,820	\$228,000	+ 2.3%	\$219,635	\$230,000	+ 4.7%
Average Sales Price*	\$263,514	\$278,095	+ 5.5%	\$257,944	\$273,338	+ 6.0%
Percent of Original List Price Received*	98.5%	98.1%	- 0.4%	97.7%	97.9%	+ 0.2%
Days on Market Until Sale	48	39	- 18.8%	54	43	- 20.4%
Inventory of Homes for Sale	1,027	937	- 8.8%	--	--	--

* 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.

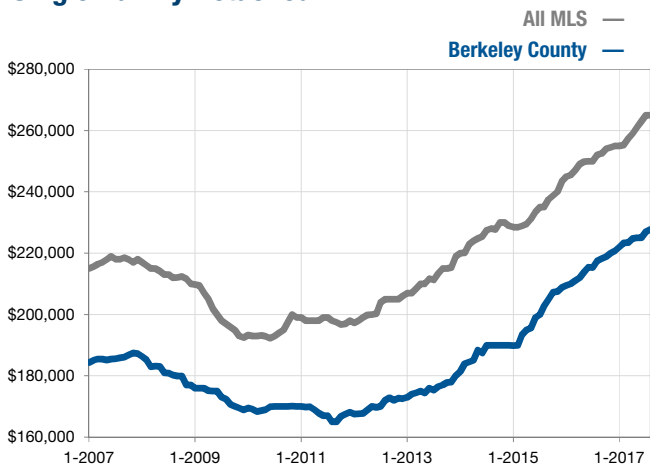
Townhouse-Condo Attached

Key Metrics	August			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
New Listings	69	50	- 27.5%	491	587	+ 19.6%
Closed Sales	55	70	+ 27.3%	343	451	+ 31.5%
Median Sales Price*	\$143,000	\$163,500	+ 14.3%	\$144,000	\$161,500	+ 12.2%
Average Sales Price*	\$182,741	\$179,805	- 1.6%	\$187,465	\$193,234	+ 3.1%
Percent of Original List Price Received*	96.9%	96.7%	- 0.2%	97.0%	97.5%	+ 0.5%
Days on Market Until Sale	45	45	0.0%	46	52	+ 13.0%
Inventory of Homes for Sale	172	151	- 12.2%	--	--	--

* 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

