

Local Market Update – December 2015

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



Upper Charleston Peninsula

Area 52

Single-Family Detached	December			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	16	12	- 25.0%	234	205	- 12.4%
Closed Sales	12	22	+ 83.3%	198	194	- 2.0%
Median Sales Price*	\$350,500	\$366,500	+ 4.6%	\$329,000	\$347,500	+ 5.6%
Average Sales Price*	\$323,542	\$436,755	+ 35.0%	\$334,472	\$370,530	+ 10.8%
Percent of Original List Price Received*	92.6%	96.1%	+ 3.8%	94.6%	95.1%	+ 0.5%
Days on Market Until Sale	66	25	- 62.1%	84	49	- 41.7%
Inventory of Homes for Sale	52	30	- 42.3%	--	--	--

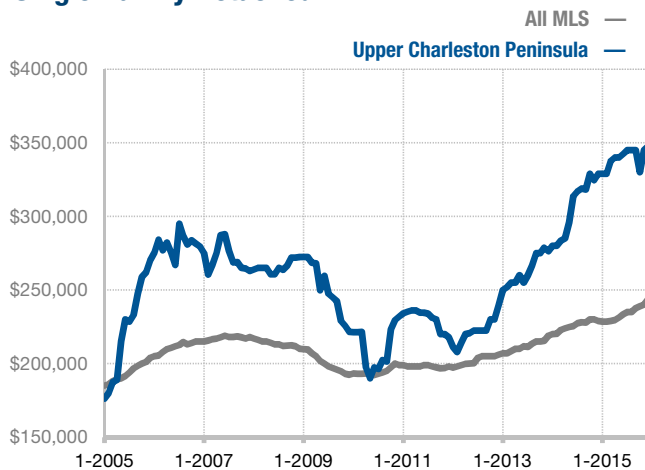
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	2	3	+ 50.0%	44	34	- 22.7%
Closed Sales	3	2	- 33.3%	33	29	- 12.1%
Median Sales Price*	\$380,000	\$573,850	+ 51.0%	\$320,000	\$290,000	- 9.4%
Average Sales Price*	\$348,333	\$573,850	+ 64.7%	\$365,578	\$325,181	- 11.1%
Percent of Original List Price Received*	92.7%	86.7%	- 6.5%	93.6%	93.3%	- 0.3%
Days on Market Until Sale	53	96	+ 81.1%	57	73	+ 28.1%
Inventory of Homes for Sale	19	9	- 52.6%	--	--	--

* 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

