

Local Market Update – March 2016

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



Dorchester Road Corridor

Area 61

Single-Family Detached	March			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	111	149	+ 34.2%	262	325	+ 24.0%
Closed Sales	61	70	+ 14.8%	141	171	+ 21.3%
Median Sales Price*	\$195,000	\$201,000	+ 3.1%	\$187,000	\$212,440	+ 13.6%
Average Sales Price*	\$208,781	\$225,368	+ 7.9%	\$204,700	\$222,113	+ 8.5%
Percent of Original List Price Received*	95.6%	98.4%	+ 2.9%	96.0%	96.8%	+ 0.8%
Days on Market Until Sale	41	43	+ 4.9%	60	59	- 1.7%
Inventory of Homes for Sale	254	217	- 14.6%	--	--	--

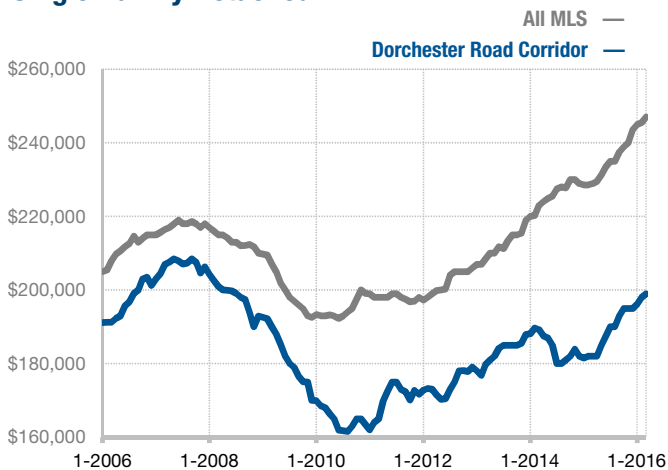
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	March			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	22	19	- 13.6%	80	70	- 12.5%
Closed Sales	14	21	+ 50.0%	26	46	+ 76.9%
Median Sales Price*	\$118,000	\$151,000	+ 28.0%	\$118,000	\$150,000	+ 27.1%
Average Sales Price*	\$108,018	\$143,443	+ 32.8%	\$114,832	\$144,646	+ 26.0%
Percent of Original List Price Received*	96.1%	98.6%	+ 2.6%	93.9%	97.2%	+ 3.5%
Days on Market Until Sale	29	68	+ 134.5%	53	72	+ 35.8%
Inventory of Homes for Sale	67	56	- 16.4%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

