

Local Market Update – June 2017

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



James Island

Area 21

Single-Family Detached

Key Metrics	June			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
New Listings	90	97	+ 7.8%	478	579	+ 21.1%
Closed Sales	83	90	+ 8.4%	369	390	+ 5.7%
Median Sales Price*	\$341,000	\$373,700	+ 9.6%	\$310,000	\$339,950	+ 9.7%
Average Sales Price*	\$367,214	\$423,715	+ 15.4%	\$345,276	\$400,168	+ 15.9%
Percent of Original List Price Received*	97.1%	97.2%	+ 0.1%	96.9%	96.2%	- 0.7%
Days on Market Until Sale	37	34	- 8.1%	41	44	+ 7.3%
Inventory of Homes for Sale	156	161	+ 3.2%	--	--	--

* 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.

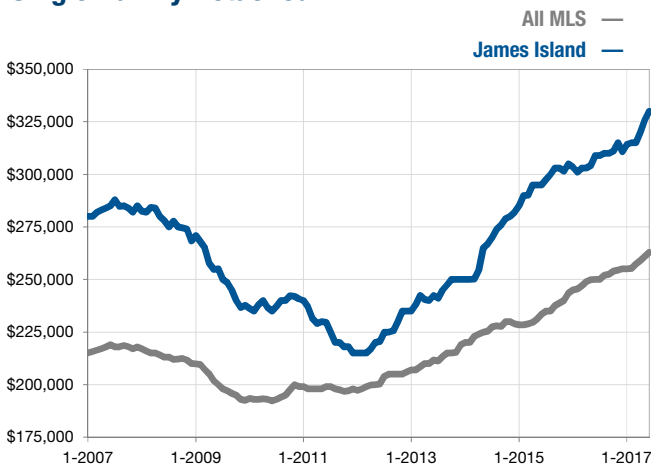
Townhouse-Condo Attached

Key Metrics	June			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
New Listings	33	22	- 33.3%	151	142	- 6.0%
Closed Sales	29	29	0.0%	114	132	+ 15.8%
Median Sales Price*	\$195,000	\$179,900	- 7.7%	\$174,950	\$184,000	+ 5.2%
Average Sales Price*	\$179,931	\$173,879	- 3.4%	\$169,573	\$189,919	+ 12.0%
Percent of Original List Price Received*	96.6%	97.7%	+ 1.1%	95.6%	96.5%	+ 0.9%
Days on Market Until Sale	37	52	+ 40.5%	53	48	- 9.4%
Inventory of Homes for Sale	45	32	- 28.9%	--	--	--

* 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

