

Local Market Update – July 2016

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



Greater Summerville Area

Areas 62 & 63

Single-Family Detached	July			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	246	244	- 0.8%	1,560	1,605	+ 2.9%
Closed Sales	187	173	- 7.5%	1,051	1,083	+ 3.0%
Median Sales Price*	\$212,000	\$217,900	+ 2.8%	\$200,000	\$210,905	+ 5.5%
Average Sales Price*	\$232,738	\$234,216	+ 0.6%	\$218,592	\$227,199	+ 3.9%
Percent of Original List Price Received*	96.8%	97.1%	+ 0.3%	96.8%	97.3%	+ 0.5%
Days on Market Until Sale	72	51	- 29.2%	67	58	- 13.4%
Inventory of Homes for Sale	650	489	- 24.8%	--	--	--

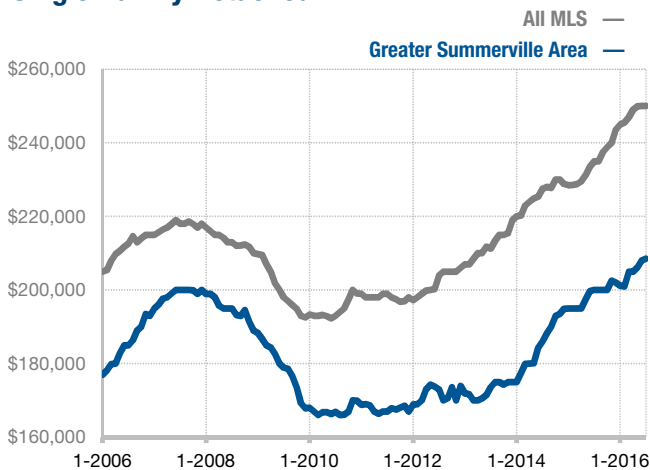
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	July			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	14	15	+ 7.1%	113	122	+ 8.0%
Closed Sales	9	17	+ 88.9%	64	99	+ 54.7%
Median Sales Price*	\$114,900	\$120,000	+ 4.4%	\$118,500	\$126,000	+ 6.3%
Average Sales Price*	\$111,304	\$121,398	+ 9.1%	\$126,566	\$124,346	- 1.8%
Percent of Original List Price Received*	94.9%	96.5%	+ 1.7%	96.2%	96.3%	+ 0.1%
Days on Market Until Sale	68	56	- 17.6%	65	64	- 1.5%
Inventory of Homes for Sale	48	36	- 25.0%	--	--	--

* 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

