

# Local Market Update – September 2022

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



## Charleston County

County: CHS

### Single-Family Detached

Key Metrics	September			Year to Date		
	2021	2022	Percent Change	2021	2022	Percent Change
New Listings	731	564	- 22.8%	7,038	6,284	- 10.7%
Closed Sales	588	446	- 24.1%	6,236	5,124	- 17.8%
Median Sales Price*	\$475,000	\$580,750	+ 22.3%	\$499,000	\$575,000	+ 15.2%
Average Sales Price*	\$667,530	\$773,264	+ 15.8%	\$696,524	\$821,956	+ 18.0%
Percent of Original List Price Received*	98.5%	96.2%	- 2.3%	99.0%	99.6%	+ 0.6%
Days on Market Until Sale	19	21	+ 10.5%	27	17	- 37.0%
Inventory of Homes for Sale	841	932	+ 10.8%	--	--	--

\* 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.

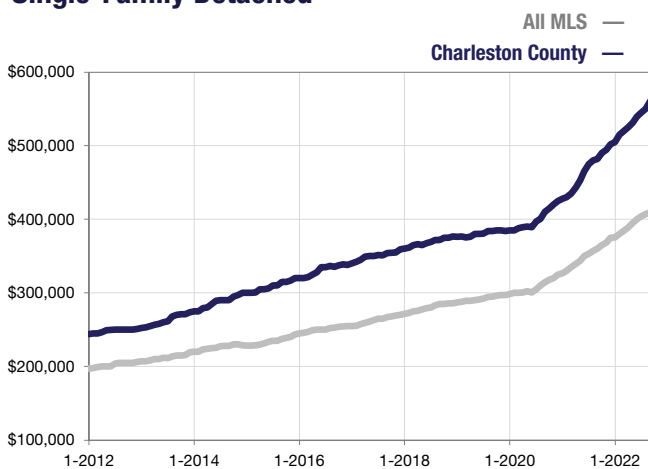
### Townhouse-Condo Attached

Key Metrics	September			Year to Date		
	2021	2022	Percent Change	2021	2022	Percent Change
New Listings	250	158	- 36.8%	2,639	2,144	- 18.8%
Closed Sales	280	166	- 40.7%	2,418	1,925	- 20.4%
Median Sales Price*	\$320,000	\$379,950	+ 18.7%	\$295,000	\$369,500	+ 25.3%
Average Sales Price*	\$407,160	\$498,821	+ 22.5%	\$397,218	\$489,568	+ 23.2%
Percent of Original List Price Received*	99.3%	97.2%	- 2.1%	99.3%	100.6%	+ 1.3%
Days on Market Until Sale	23	24	+ 4.3%	32	18	- 43.8%
Inventory of Homes for Sale	331	253	- 23.6%	--	--	--

\* 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

