Local Market Update – October 2026

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

Daniel Island

Area 77

Single-Family Detached

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	21	**18**	- 14.3%	203	**264**	+ 30.0%
Closed Sales	7	**16**	+ 128.6%	143	**184**	+ 28.7%
Median Sales Price*	$1,450,000	**$2,267,000**	+ 56.3%	$1,900,000	**$2,150,000**	+ 13.2%
Average Sales Price*	$1,913,571	**$2,629,430**	+ 37.4%	$2,341,129	**$2,664,167**	+ 13.8%
Percent of Original List Price Received*	92.0%	**97.2%**	+ 5.7%	96.0%	**95.9%**	- 0.1%
Days on Market Until Sale	58	**41**	- 29.3%	26	**31**	+ 19.2%
Inventory of Homes for Sale	27	**41**	+ 51.9%	--	**--**	--

* 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.

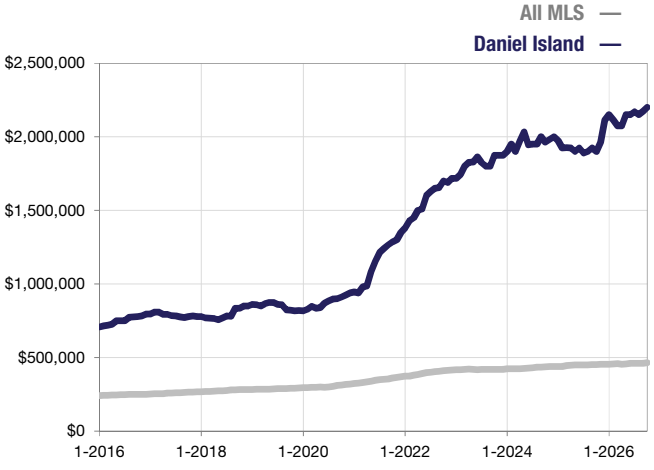
Townhouse-Condo Attached

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	33	**24**	- 27.3%	168	**202**	+ 20.2%
Closed Sales	7	**10**	+ 42.9%	74	**148**	+ 100.0%
Median Sales Price*	$465,000	**$1,069,500**	+ 130.0%	$515,000	**$1,044,500**	+ 102.8%
Average Sales Price*	$782,857	**$1,091,390**	+ 39.4%	$787,291	**$1,203,388**	+ 52.9%
Percent of Original List Price Received*	96.9%	**94.5%**	- 2.5%	96.2%	**96.4%**	+ 0.2%
Days on Market Until Sale	21	**74**	+ 252.4%	37	**44**	+ 18.9%
Inventory of Homes for Sale	45	**52**	+ 15.6%	--	**--**	--

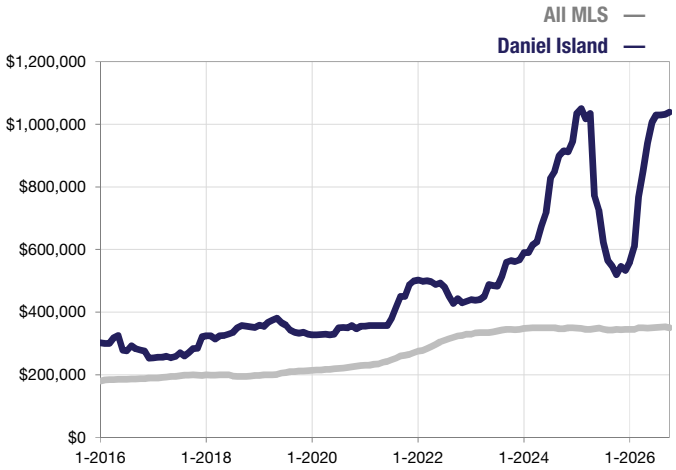
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Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached



Current as of November 9, 2026. All data from the Charleston Trident Multiple Listing Service. | Sponsored by South Carolina REALTORS®.
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