

Local Market Update – July 2026

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



Hanahan

Area 71

Single-Family Detached	July			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	36	34	- 5.6%	187	166	- 11.2%
Closed Sales	19	13	- 31.6%	155	108	- 30.3%
Median Sales Price*	\$425,000	\$470,000	+ 10.6%	\$425,000	\$439,000	+ 3.3%
Average Sales Price*	\$440,555	\$454,657	+ 3.2%	\$459,727	\$459,786	+ 0.0%
Percent of Original List Price Received*	97.0%	98.0%	+ 1.0%	97.1%	96.8%	- 0.3%
Days on Market Until Sale	28	20	- 28.6%	30	34	+ 13.3%
Inventory of Homes for Sale	47	49	+ 4.3%	--	--	--

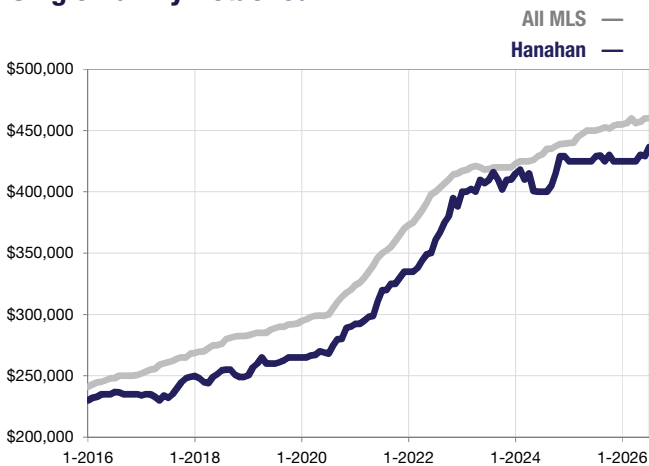
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	July			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	3	3	0.0%	16	39	+ 143.8%
Closed Sales	4	0	- 100.0%	17	20	+ 17.6%
Median Sales Price*	\$284,000	\$0	- 100.0%	\$398,990	\$317,500	- 20.4%
Average Sales Price*	\$343,750	\$0	- 100.0%	\$379,361	\$339,233	- 10.6%
Percent of Original List Price Received*	93.0%	0.0%	- 100.0%	97.0%	95.4%	- 1.6%
Days on Market Until Sale	73	0	- 100.0%	48	30	- 37.5%
Inventory of Homes for Sale	5	13	+ 160.0%	--	--	--

* 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

