Local Market Update – October 2026

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

Goose Creek / Monck's Corner

Areas 72, 73 & 74

Single-Family Detached

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	369	**252**	- 31.7%	3,927	**3,793**	- 3.4%
Closed Sales	282	**229**	- 18.8%	2,910	**2,781**	- 4.4%
Median Sales Price*	$400,000	**$402,893**	+ 0.7%	$406,000	**$406,000**	0.0%
Average Sales Price*	$436,246	**$422,064**	- 3.3%	$433,926	**$432,014**	- 0.4%
Percent of Original List Price Received*	97.5%	**97.0%**	- 0.5%	97.3%	**97.3%**	0.0%
Days on Market Until Sale	40	**47**	+ 17.5%	45	**49**	+ 8.9%
Inventory of Homes for Sale	832	**807**	- 3.0%	--	**--**	--

* 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.

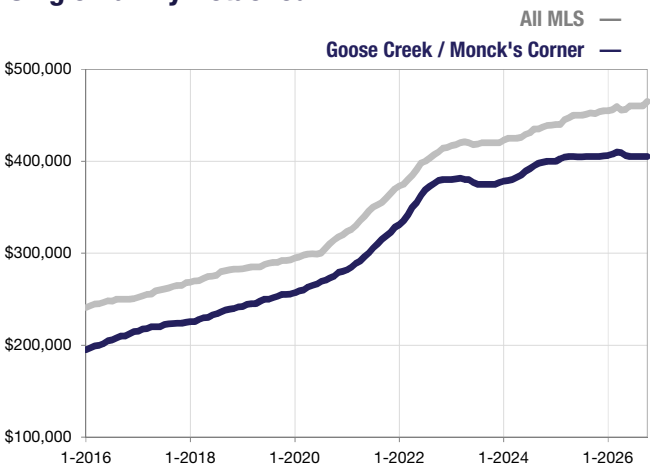
Townhouse-Condo Attached

	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	73	**41**	- 43.8%	614	**634**	+ 3.3%
Closed Sales	26	**35**	+ 34.6%	447	**454**	+ 1.6%
Median Sales Price*	$334,668	**$299,990**	- 10.4%	$307,900	**$299,900**	- 2.6%
Average Sales Price*	$331,783	**$295,927**	- 10.8%	$303,023	**$303,557**	+ 0.2%
Percent of Original List Price Received*	97.8%	**97.1%**	- 0.7%	98.0%	**97.3%**	- 0.7%
Days on Market Until Sale	62	**64**	+ 3.2%	62	**59**	- 4.8%
Inventory of Homes for Sale	189	**148**	- 21.7%	--	**--**	--

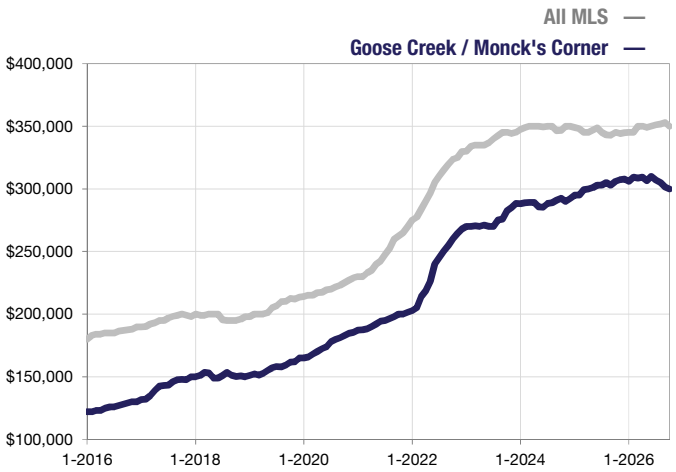
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Historical Median Sales Price Rolling 12-Month Calculation

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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