

Local Market Update – October 2021

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



Folly Beach

Area 22

Single-Family Detached	October			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	11	8	- 27.3%	98	90	- 8.2%
Closed Sales	9	6	- 33.3%	93	76	- 18.3%
Median Sales Price*	\$630,000	\$1,030,500	+ 63.6%	\$735,000	\$1,011,750	+ 37.7%
Average Sales Price*	\$807,000	\$1,194,667	+ 48.0%	\$824,483	\$1,142,359	+ 38.6%
Percent of Original List Price Received*	93.2%	93.7%	+ 0.5%	92.2%	98.5%	+ 6.8%
Days on Market Until Sale	33	46	+ 39.4%	102	22	- 78.4%
Inventory of Homes for Sale	24	13	- 45.8%	--	--	--

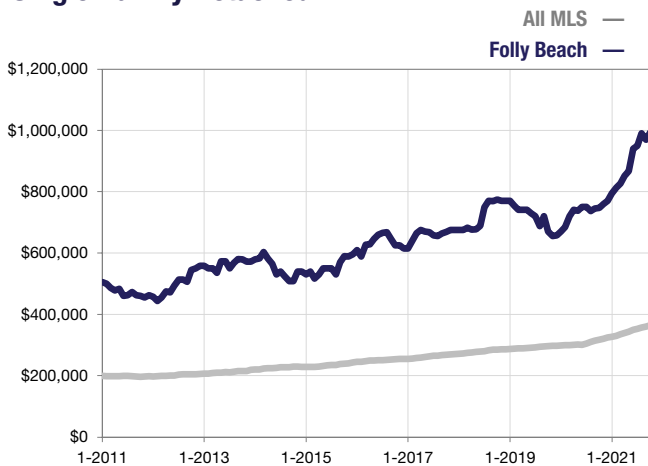
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	8	13	+ 62.5%	88	81	- 8.0%
Closed Sales	5	6	+ 20.0%	74	77	+ 4.1%
Median Sales Price*	\$621,500	\$364,750	- 41.3%	\$386,950	\$470,000	+ 21.5%
Average Sales Price*	\$533,600	\$536,250	+ 0.5%	\$460,360	\$557,890	+ 21.2%
Percent of Original List Price Received*	99.5%	100.1%	+ 0.6%	94.8%	97.3%	+ 2.6%
Days on Market Until Sale	40	43	+ 7.5%	94	45	- 52.1%
Inventory of Homes for Sale	25	7	- 72.0%	--	--	--

* 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

