

Local Market Update – November 2024

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



Greater Summerville Area

Areas 62 & 63

Single-Family Detached

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	188	148	- 21.3%	2,492	2,754	+ 10.5%
Closed Sales	160	150	- 6.3%	2,051	2,196	+ 7.1%
Median Sales Price*	\$377,543	\$377,950	+ 0.1%	\$387,500	\$388,095	+ 0.2%
Average Sales Price*	\$401,249	\$396,459	- 1.2%	\$402,424	\$409,863	+ 1.8%
Percent of Original List Price Received*	97.4%	97.0%	- 0.4%	97.4%	96.6%	- 0.8%
Days on Market Until Sale	26	37	+ 42.3%	35	35	0.0%
Inventory of Homes for Sale	407	382	- 6.1%	--	--	--

* 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.

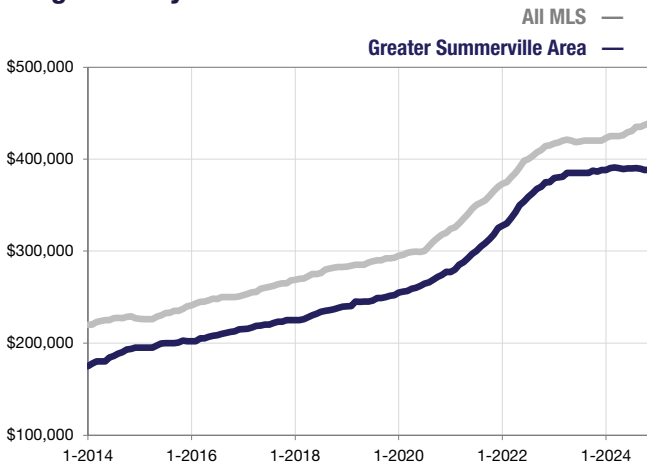
Townhouse-Condo Attached

Key Metrics	November			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	17	15	- 11.8%	237	263	+ 11.0%
Closed Sales	24	9	- 62.5%	167	175	+ 4.8%
Median Sales Price*	\$256,805	\$240,000	- 6.5%	\$267,500	\$279,130	+ 4.3%
Average Sales Price*	\$263,022	\$235,491	- 10.5%	\$268,450	\$275,467	+ 2.6%
Percent of Original List Price Received*	96.4%	94.6%	- 1.9%	98.5%	97.8%	- 0.7%
Days on Market Until Sale	27	45	+ 66.7%	22	36	+ 63.6%
Inventory of Homes for Sale	29	55	+ 89.7%	--	--	--

* 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

