

Local Market Update – March 2026

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



Sullivan's Island

Area 43

Single-Family Detached	March			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
Key Metrics						
New Listings	10	8	- 20.0%	23	22	- 4.3%
Closed Sales	1	6	+ 500.0%	8	10	+ 25.0%
Median Sales Price*	\$2,650,000	\$5,867,874	+ 121.4%	\$2,825,000	\$5,025,000	+ 77.9%
Average Sales Price*	\$2,650,000	\$6,030,958	+ 127.6%	\$4,559,375	\$6,493,575	+ 42.4%
Percent of Original List Price Received*	92.2%	95.2%	+ 3.3%	92.7%	93.0%	+ 0.3%
Days on Market Until Sale	164	47	- 71.3%	85	61	- 28.2%
Inventory of Homes for Sale	23	24	+ 4.3%	--	--	--

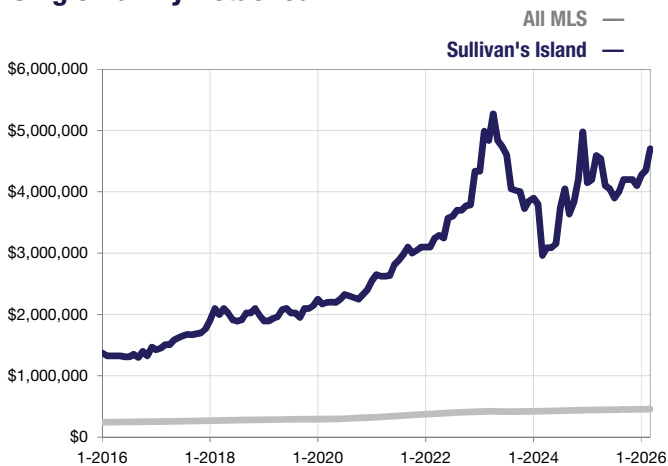
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	March			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
Key Metrics						
New Listings	0	1	--	0	1	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Days on Market Until Sale	0	0	--	0	0	--
Inventory of Homes for Sale	1	0	- 100.0%	--	--	--

* 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

