

# Local Market Update – May 2026

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



## Sullivan's Island

Area 43

Single-Family Detached	May			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
<b>Key Metrics</b>						
New Listings	4	8	+ 100.0%	40	38	- 5.0%
Closed Sales	6	4	- 33.3%	15	16	+ 6.7%
Median Sales Price*	\$3,950,000	<b>\$4,652,000</b>	+ 17.8%	\$3,900,000	<b>\$5,025,000</b>	+ 28.8%
Average Sales Price*	\$4,225,000	<b>\$4,669,750</b>	+ 10.5%	\$5,021,667	<b>\$5,838,422</b>	+ 16.3%
Percent of Original List Price Received*	95.0%	<b>93.9%</b>	- 1.2%	94.1%	<b>93.9%</b>	- 0.2%
Days on Market Until Sale	26	<b>90</b>	+ 246.2%	56	<b>62</b>	+ 10.7%
Inventory of Homes for Sale	26	<b>23</b>	- 11.5%	--	--	--

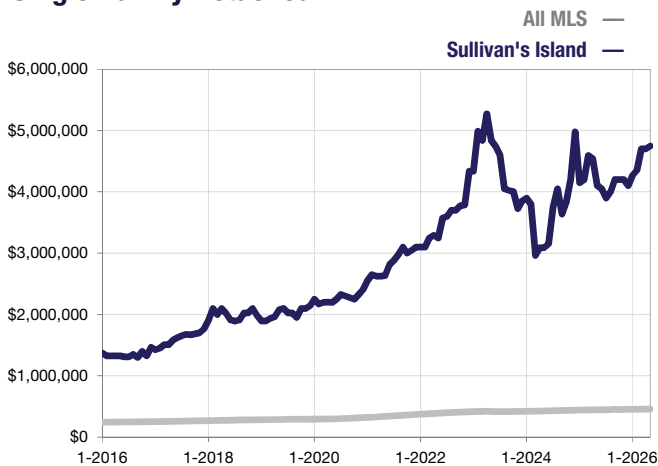
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	May			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
<b>Key Metrics</b>						
New Listings	0	0	--	0	2	--
Closed Sales	0	0	--	0	1	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$894,000</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$894,000</b>	--
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>99.4%</b>	--
Days on Market Until Sale	0	0	--	0	17	--
Inventory of Homes for Sale	0	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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

