

Local Market Update – October 2021

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



Upper Charleston Peninsula

Area 52

Single-Family Detached	October			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	36	21	- 41.7%	293	241	- 17.7%
Closed Sales	22	20	- 9.1%	179	217	+ 21.2%
Median Sales Price*	\$522,500	\$563,750	+ 7.9%	\$526,000	\$587,000	+ 11.6%
Average Sales Price*	\$566,318	\$615,545	+ 8.7%	\$569,655	\$614,887	+ 7.9%
Percent of Original List Price Received*	94.4%	96.1%	+ 1.8%	93.5%	96.1%	+ 2.8%
Days on Market Until Sale	63	22	- 65.1%	56	59	+ 5.4%
Inventory of Homes for Sale	88	37	- 58.0%	--	--	--

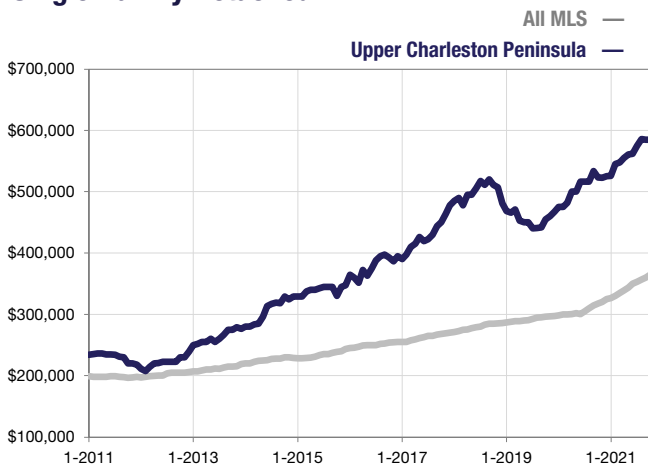
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	6	4	- 33.3%	41	42	+ 2.4%
Closed Sales	3	2	- 33.3%	21	30	+ 42.9%
Median Sales Price*	\$277,500	\$466,841	+ 68.2%	\$283,000	\$442,000	+ 56.2%
Average Sales Price*	\$388,500	\$466,841	+ 20.2%	\$386,619	\$517,079	+ 33.7%
Percent of Original List Price Received*	94.9%	95.8%	+ 0.9%	94.9%	97.7%	+ 3.0%
Days on Market Until Sale	126	14	- 88.9%	82	36	- 56.1%
Inventory of Homes for Sale	22	7	- 68.2%	--	--	--

* 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

