

Local Market Update – November 2011

A RESEARCH TOOL PROVIDED BY THE CHARLESTON TRIDENT ASSOCIATION OF REALTORS®



Downtown Charleston

Area 51

0.0%

Change in
New Listings
All Properties

0.0%

Change in
Closed Sales
All Properties

- 21.6%

Change in
Inventory of Homes
All Properties

Single-Family Detached

	November			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	17	14	- 17.6%	320	295	- 7.8%
Closed Sales	8	5	- 37.5%	123	138	+ 12.2%
Median Sales Price*	\$1,105,000	\$555,000	- 49.8%	\$850,000	\$555,000	- 34.7%
Average Sales Price*	\$1,038,750	\$728,450	- 29.9%	\$989,270	\$799,797	- 19.2%
Percent of Original List Price Received*	86.1%	82.9%	- 3.8%	82.8%	85.8%	+ 3.6%
Days on Market Until Sale	188	116	- 38.4%	213	182	- 14.5%
Inventory of Homes for Sale	266	210	- 21.1%	--	--	--

* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

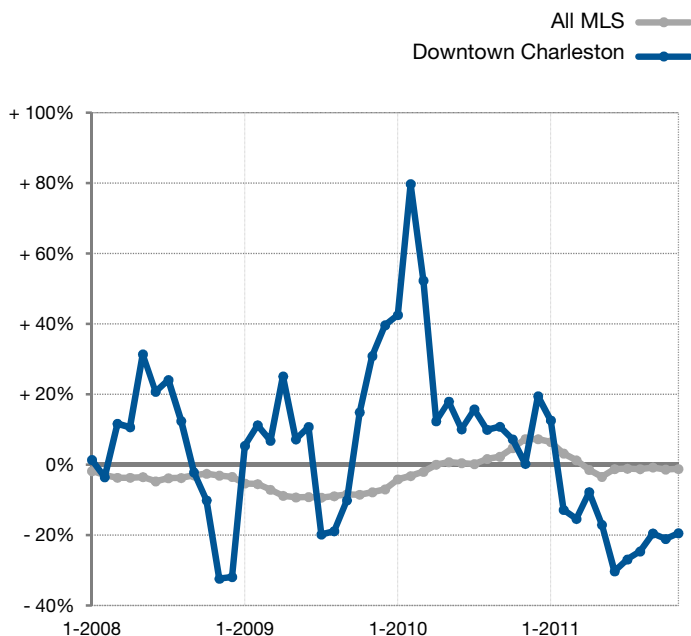
Townhouse-Condo Attached

	November			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	22	25	+ 13.6%	370	280	- 24.3%
Closed Sales	4	7	+ 75.0%	99	126	+ 27.3%
Median Sales Price*	\$467,500	\$435,000	- 7.0%	\$440,000	\$360,000	- 18.2%
Average Sales Price*	\$450,000	\$657,857	+ 46.2%	\$530,174	\$443,285	- 16.4%
Percent of Original List Price Received*	82.9%	75.8%	- 8.6%	81.2%	86.3%	+ 6.3%
Days on Market Until Sale	184	186	+ 1.0%	215	172	- 19.7%
Inventory of Homes for Sale	336	262	- 22.0%	--	--	--

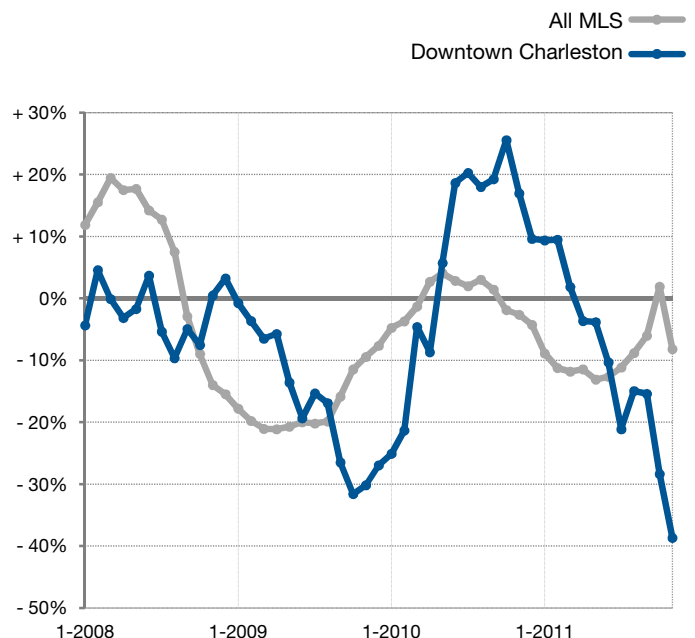
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Change in Median Sales Price from Prior Year (6-Month Average)**

Single-Family Detached



Townhouse-Condo Attached



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | All data from the Charleston Trident Association of REALTORS®. | Sponsored by South Carolina REALTORS®. Powered by 10K Research and Marketing. | Information deemed reliable but not guaranteed. Consult your agent for market specifics.