

Local Market Update – November 2011

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



Folly Beach

Area 22

- 55.6%

Change in
New Listings
All Properties

- 16.7%

Change in
Closed Sales
All Properties

- 18.4%

Change in
Inventory of Homes
All Properties

Single-Family Detached

	November			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	10	4	- 60.0%	127	101	- 20.5%
Closed Sales	2	4	+ 100.0%	38	48	+ 26.3%
Median Sales Price*	\$672,000	\$395,250	- 41.2%	\$513,000	\$432,500	- 15.7%
Average Sales Price*	\$672,000	\$429,250	- 36.1%	\$551,583	\$494,915	- 10.3%
Percent of Original List Price Received*	85.9%	82.8%	- 3.6%	82.8%	82.6%	- 0.3%
Days on Market Until Sale	422	140	- 66.9%	175	204	+ 16.6%
Inventory of Homes for Sale	102	88	- 13.7%	--	--	--

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

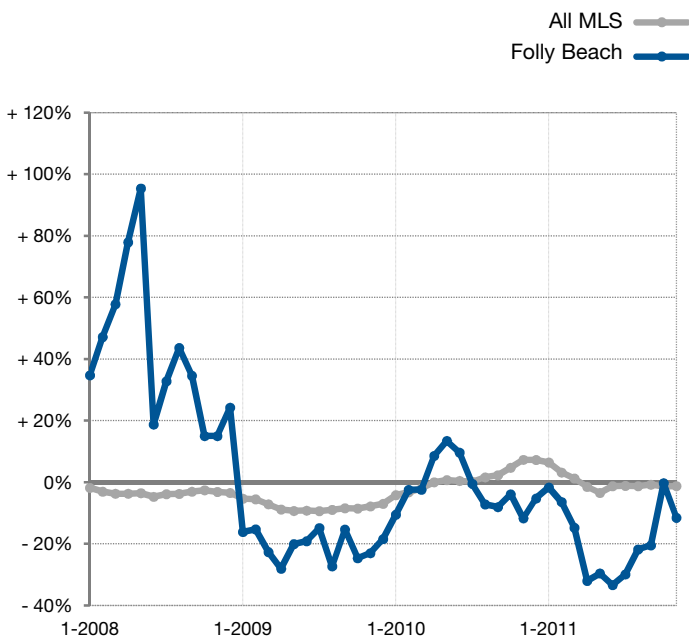
Townhouse-Condo Attached

	November			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	8	4	- 50.0%	137	96	- 29.9%
Closed Sales	4	1	- 75.0%	52	39	- 25.0%
Median Sales Price*	\$127,500	\$141,500	+ 11.0%	\$294,613	\$220,000	- 25.3%
Average Sales Price*	\$180,000	\$141,500	- 21.4%	\$317,991	\$253,729	- 20.2%
Percent of Original List Price Received*	94.3%	94.3%	+ 0.1%	82.7%	86.6%	+ 4.6%
Days on Market Until Sale	112	9	- 91.9%	144	113	- 21.8%
Inventory of Homes for Sale	88	67	- 23.9%	--	--	--

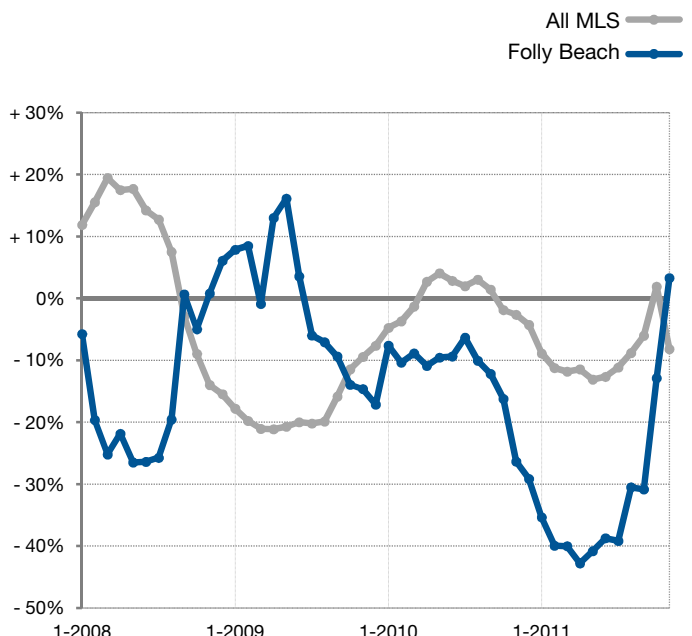
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Change in Median Sales Price from Prior Year (6-Month Average)**

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.