

# Local Market Update – September 2013

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



## Kiawah and Seabrook Islands

Area 25

**- 76.9%**

Change in  
New Listings  
All Properties

**- 57.1%**

Change in  
Closed Sales  
All Properties

**- 40.5%**

Change in  
Inventory of Homes  
All Properties

### Single-Family Detached

	September			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	6	1	- 83.3%	135	68	- 49.6%
Closed Sales	3	3	0.0%	51	50	- 2.0%
Median Sales Price*	\$1,025,000	<b>\$2,362,500</b>	+ 130.5%	\$695,000	<b>\$687,500</b>	- 1.1%
Average Sales Price*	\$923,333	<b>\$2,617,500</b>	+ 183.5%	\$768,494	<b>\$1,119,988</b>	+ 45.7%
Percent of Original List Price Received*	87.6%	<b>91.4%</b>	+ 4.3%	84.1%	<b>86.7%</b>	+ 3.1%
Days on Market Until Sale	184	<b>105</b>	- 42.9%	208	<b>200</b>	- 4.2%
Inventory of Homes for Sale	118	<b>66</b>	- 44.1%	--	--	--

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

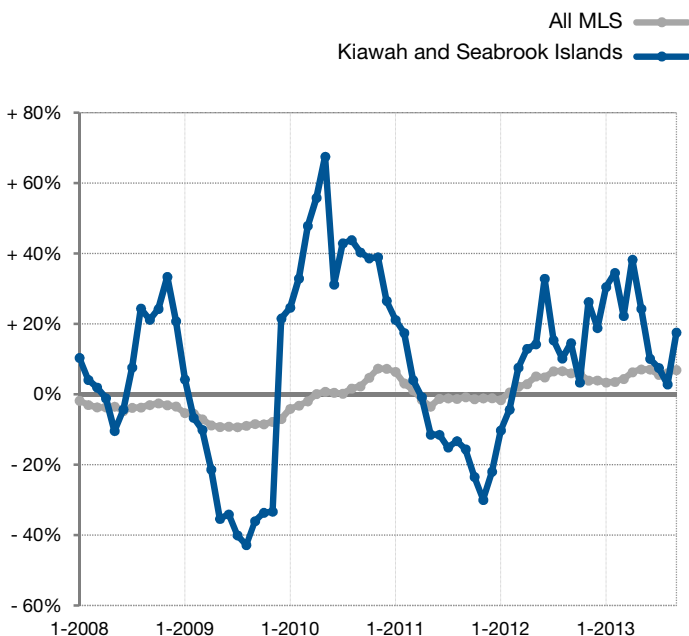
### Townhouse-Condo Attached

	September			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	7	2	- 71.4%	109	55	- 49.5%
Closed Sales	4	0	- 100.0%	49	34	- 30.6%
Median Sales Price*	\$277,500	<b>\$0</b>	- 100.0%	\$295,000	<b>\$245,000</b>	- 16.9%
Average Sales Price*	\$273,250	<b>\$0</b>	- 100.0%	\$277,310	<b>\$298,396</b>	+ 7.6%
Percent of Original List Price Received*	70.9%	<b>0.0%</b>	- 100.0%	80.7%	<b>83.0%</b>	+ 2.9%
Days on Market Until Sale	316	<b>0</b>	-100.0%	210	<b>213</b>	+ 1.7%
Inventory of Homes for Sale	119	<b>75</b>	- 37.0%	--	--	--

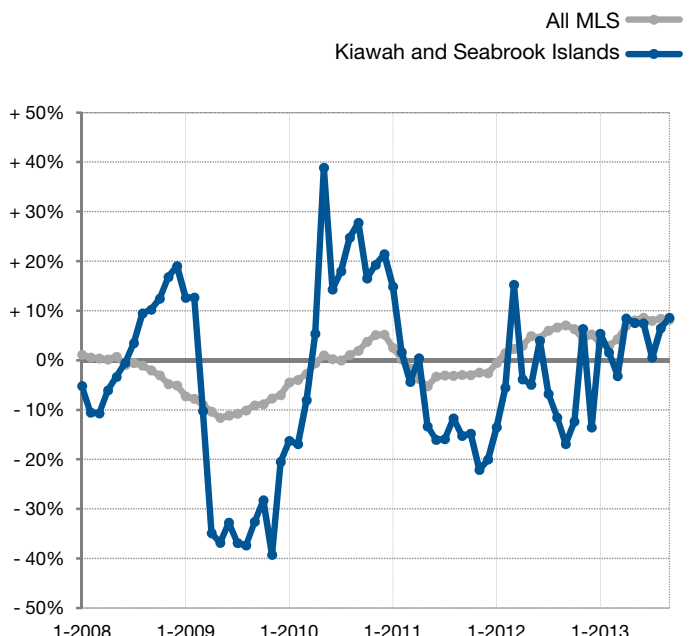
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### Change in Median Sales Price from Prior Year (6-Month Average)\*\*

#### 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.