

## Local Market Update – April 2024

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

# Charleston County

County: CHS

### Single-Family Detached

Key Metrics	April			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	594	752	+ 26.6%	2,247	2,504	+ 11.4%
Closed Sales	501	505	+ 0.8%	1,640	1,629	- 0.7%
Median Sales Price*	\$569,815	\$710,000	+ 24.6%	\$595,000	\$658,000	+ 10.6%
Average Sales Price*	\$819,533	\$1,081,475	+ 32.0%	\$853,576	\$940,772	+ 10.2%
Percent of Original List Price Received*	97.4%	96.7%	- 0.7%	96.0%	96.3%	+ 0.3%
Days on Market Until Sale	29	30	+ 3.4%	37	33	- 10.8%
Inventory of Homes for Sale	729	933	+ 28.0%	--	--	--

\* 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.

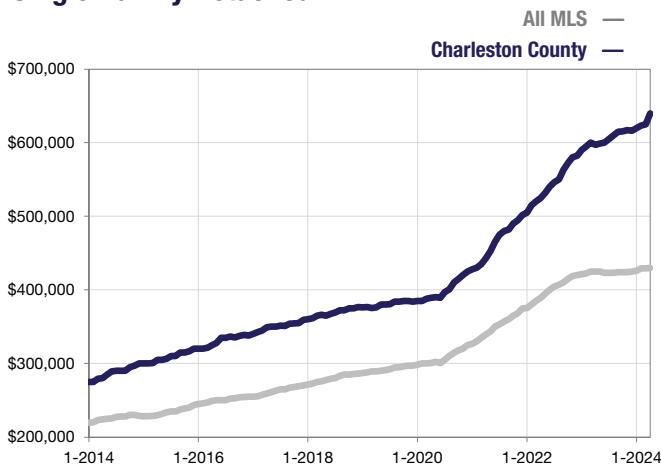
### Townhouse-Condo Attached

Key Metrics	April			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	205	237	+ 15.6%	703	909	+ 29.3%
Closed Sales	164	174	+ 6.1%	545	598	+ 9.7%
Median Sales Price*	\$405,000	\$444,000	+ 9.6%	\$385,000	\$422,750	+ 9.8%
Average Sales Price*	\$501,312	\$668,253	+ 33.3%	\$485,450	\$598,368	+ 23.3%
Percent of Original List Price Received*	98.8%	96.8%	- 2.0%	97.4%	96.9%	- 0.5%
Days on Market Until Sale	20	33	+ 65.0%	33	34	+ 3.0%
Inventory of Homes for Sale	215	359	+ 67.0%	--	--	--

\* 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.

## Historical Median Sales Price Rolling 12-Month Calculation

### Single-Family Detached



### Townhouse-Condo Attached

