

Local Market Update – November 2021

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



West Ashley Area

Areas 11 & 12

Single-Family Detached

Key Metrics	November			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
New Listings	99	122	+ 23.2%	1,704	1,516	- 11.0%
Closed Sales	106	122	+ 15.1%	1,465	1,288	- 12.1%
Median Sales Price*	\$342,500	\$399,500	+ 16.6%	\$325,000	\$390,000	+ 20.0%
Average Sales Price*	\$421,961	\$431,032	+ 2.1%	\$371,346	\$444,869	+ 19.8%
Percent of Original List Price Received*	96.8%	97.8%	+ 1.0%	96.8%	99.0%	+ 2.3%
Days on Market Until Sale	37	23	- 37.8%	39	18	- 53.8%
Inventory of Homes for Sale	160	84	- 47.5%	--	--	--

* 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.

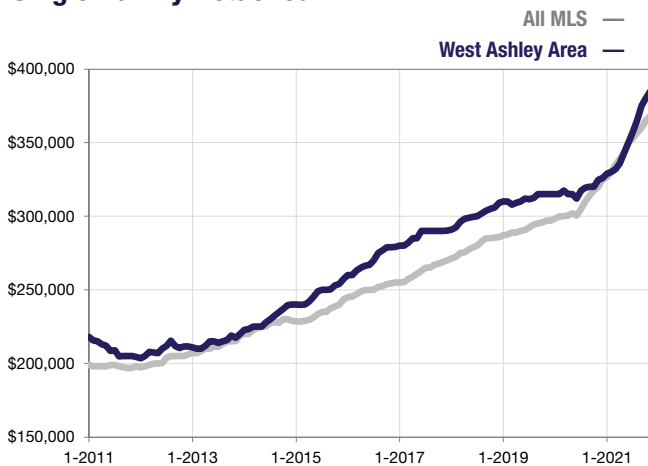
Townhouse-Condo Attached

Key Metrics	November			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
New Listings	34	29	- 14.7%	514	516	+ 0.4%
Closed Sales	42	31	- 26.2%	447	483	+ 8.1%
Median Sales Price*	\$206,950	\$252,000	+ 21.8%	\$214,000	\$246,800	+ 15.3%
Average Sales Price*	\$218,827	\$263,885	+ 20.6%	\$215,864	\$246,115	+ 14.0%
Percent of Original List Price Received*	98.0%	97.6%	- 0.4%	97.4%	99.9%	+ 2.6%
Days on Market Until Sale	24	17	- 29.2%	43	16	- 62.8%
Inventory of Homes for Sale	56	29	- 48.2%	--	--	--

* 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

