

# Local Market Update – March 2011

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



## Wando / Cainhoy Area

Area 78

**+ 21.7%**    **+ 100.0%**    **- 17.6%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

### Single-Family Detached

	March			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	19	22	+ 15.8%	65	55	- 15.4%
Closed Sales	5	9	+ 80.0%	14	22	+ 57.1%
Median Sales Price*	\$260,000	<b>\$155,000</b>	- 40.4%	\$267,500	<b>\$256,000</b>	- 4.3%
Average Sales Price*	\$238,245	<b>\$205,523</b>	- 13.7%	\$278,514	<b>\$300,607</b>	+ 7.9%
Percent of Original List Price Received*	94.9%	<b>89.8%</b>	- 5.3%	94.7%	<b>91.1%</b>	- 3.8%
Days on Market Until Sale	84	115	+ 37.0%	102	122	+ 19.8%
Inventory of Homes for Sale	105	102	- 2.9%	--	--	--

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

### Townhouse-Condo Attached

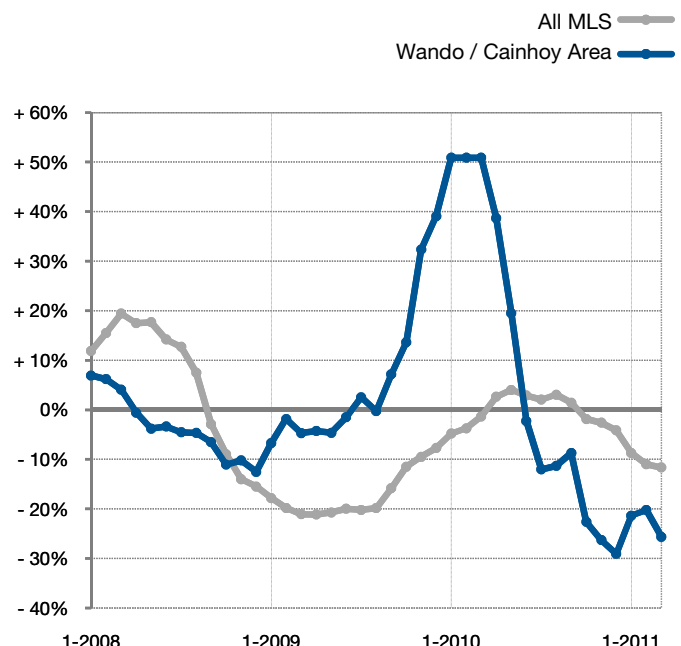
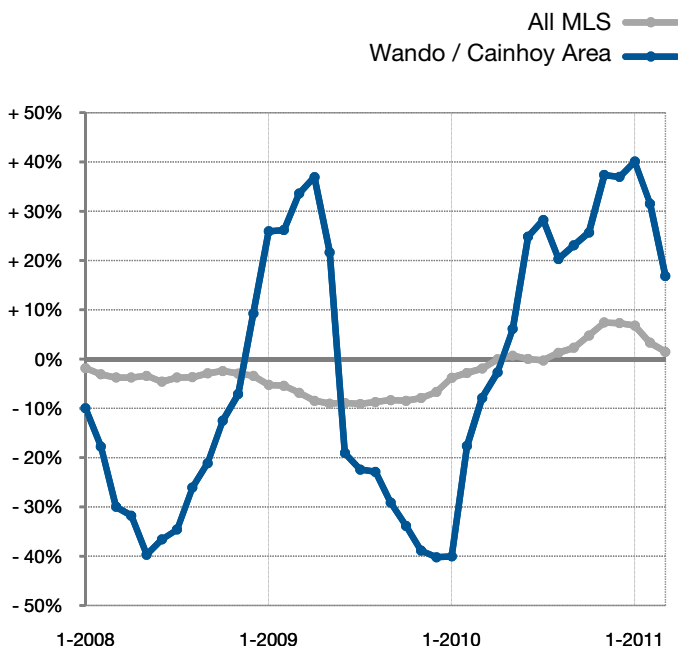
	March			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	4	6	+ 50.0%	18	8	- 55.6%
Closed Sales	0	1	--	0	7	--
Median Sales Price*	\$0	<b>\$154,990</b>	--	\$0	<b>\$112,000</b>	--
Average Sales Price*	\$0	<b>\$154,990</b>	--	\$0	<b>\$112,370</b>	--
Percent of Original List Price Received*	0.0%	<b>83.7%</b>	--	0.0%	<b>92.7%</b>	--
Days on Market Until Sale	0	413	--	0	91	--
Inventory of Homes for Sale	43	20	- 53.5%	--	--	--

\* 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.