

Local Market Update – April 2011

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



Dorchester County

County: DOR

- 27.8%

Change in
New Listings
All Properties

- 28.7%

Change in
Closed Sales
All Properties

- 15.2%

Change in
Inventory of Homes
All Properties

Single-Family Detached

	April			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	351	266	- 24.2%	1,370	1,077	- 21.4%
Closed Sales	165	118	- 28.5%	482	473	- 1.9%
Median Sales Price*	\$152,900	\$150,000	- 1.9%	\$155,000	\$155,123	+ 0.1%
Average Sales Price*	\$171,722	\$170,808	- 0.5%	\$169,039	\$167,573	- 0.9%
Percent of Original List Price Received*	92.5%	91.3%	- 1.3%	92.5%	90.7%	- 2.0%
Days on Market Until Sale	104	94	- 9.0%	91	106	+ 16.6%
Inventory of Homes for Sale	1,378	1,225	- 11.1%	--	--	--

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

Townhouse-Condo Attached

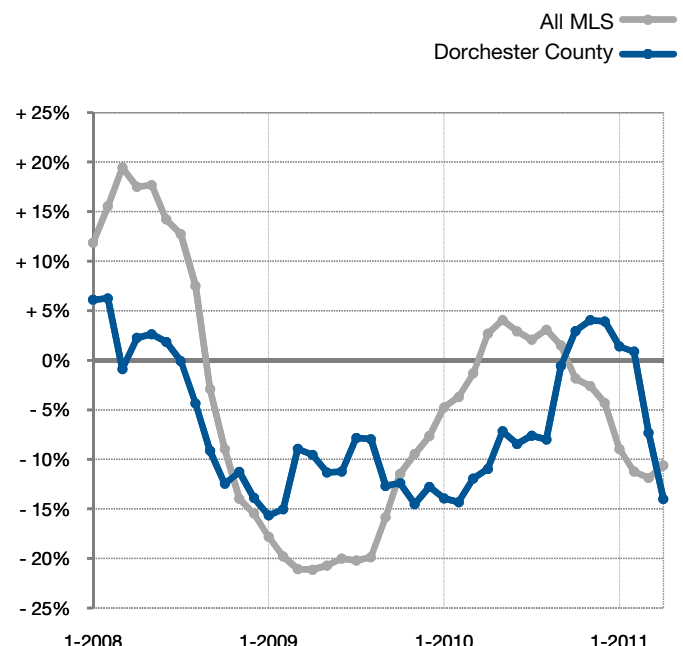
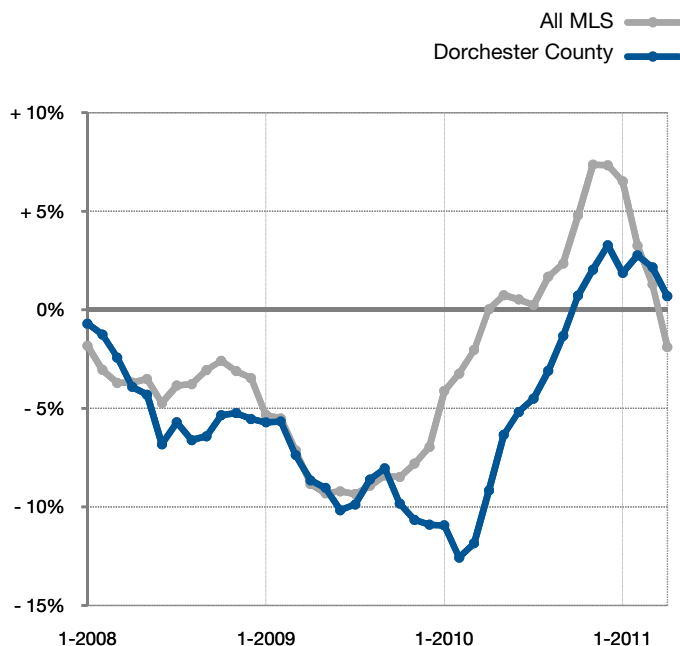
	April			Year to Date		
	2010	2011	+ / -	2010	2011	+ / -
New Listings	49	23	- 53.1%	139	102	- 26.6%
Closed Sales	16	11	- 31.3%	50	48	- 4.0%
Median Sales Price*	\$118,500	\$90,000	- 24.1%	\$115,400	\$99,400	- 13.9%
Average Sales Price*	\$134,764	\$95,595	- 29.1%	\$118,588	\$101,661	- 14.3%
Percent of Original List Price Received*	95.2%	88.4%	- 7.1%	95.1%	85.9%	- 9.7%
Days on Market Until Sale	85	134	+ 58.0%	107	139	+ 30.4%
Inventory of Homes for Sale	212	123	- 42.0%	--	--	--

* 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.