

Local Market Update – October 2013

A RESEARCH TOOL PROVIDED BY THE COASTAL CAROLINAS ASSOCIATION OF REALTORS®



Carolina Forest

+ 7.4%

Change in
New Listings
All Properties

+ 16.9%

Change in
Closed Sales
All Properties

- 13.7%

Change in
Inventory of Homes
All Properties

Single-Family Properties

	October			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	72	81	+ 12.5%	816	910	+ 11.5%
Closed Sales	51	64	+ 25.5%	476	614	+ 29.0%
Median Sales Price*	\$149,700	\$147,500	- 1.5%	\$144,000	\$156,000	+ 8.3%
Percent of Original List Price Received*	98.3%	97.6%	- 0.7%	97.1%	96.9%	- 0.2%
Days on Market Until Sale	154	152	- 1.2%	150	144	- 4.2%
Inventory of Homes for Sale	367	338	- 7.9%	--	--	--

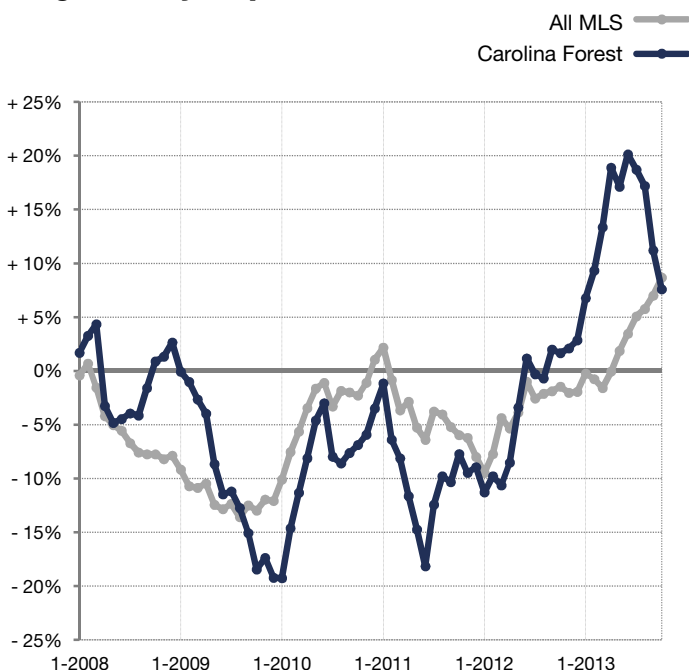
Condo Properties

	October			Year to Date		
	2012	2013	+ / -	2012	2013	+ / -
New Listings	22	20	- 9.1%	257	185	- 28.0%
Closed Sales	14	12	- 14.3%	154	131	- 14.9%
Median Sales Price*	\$80,250	\$82,000	+ 2.2%	\$81,000	\$84,700	+ 4.6%
Percent of Original List Price Received*	96.0%	96.0%	+ 0.0%	95.4%	95.9%	+ 0.6%
Days on Market Until Sale	203	199	- 2.2%	157	172	+ 9.3%
Inventory of Homes for Sale	131	92	- 29.8%	--	--	--

* 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 Properties



Condo Properties



** 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 Coastal Carolinas 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.