

Local Market Update – August 2017

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



Lower Mount Pleasant

Area 42

Single-Family Detached	August			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	92	79	- 14.1%	849	864	+ 1.8%
Closed Sales	92	65	- 29.3%	619	600	- 3.1%
Median Sales Price*	\$472,500	\$579,313	+ 22.6%	\$484,940	\$517,855	+ 6.8%
Average Sales Price*	\$604,609	\$698,982	+ 15.6%	\$603,203	\$648,790	+ 7.6%
Percent of Original List Price Received*	93.9%	96.3%	+ 2.6%	94.9%	95.5%	+ 0.6%
Days on Market Until Sale	61	53	- 13.1%	60	55	- 8.3%
Inventory of Homes for Sale	268	247	- 7.8%	--	--	--

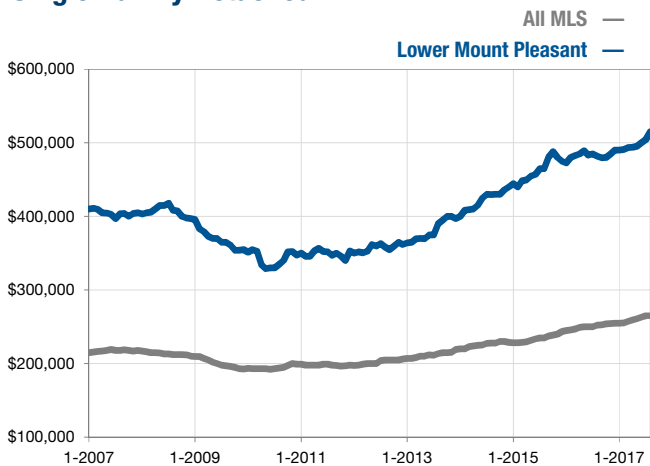
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	August			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	56	33	- 41.1%	373	341	- 8.6%
Closed Sales	50	38	- 24.0%	264	328	+ 24.2%
Median Sales Price*	\$458,158	\$213,250	- 53.5%	\$230,000	\$230,000	0.0%
Average Sales Price*	\$515,797	\$297,411	- 42.3%	\$351,278	\$333,950	- 4.9%
Percent of Original List Price Received*	97.2%	96.8%	- 0.4%	96.8%	96.7%	- 0.1%
Days on Market Until Sale	40	45	+ 12.5%	47	53	+ 12.8%
Inventory of Homes for Sale	127	68	- 46.5%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

