

Local Market Update – October 2017

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



Lower Mount Pleasant

Area 42

Single-Family Detached	October			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	63	108	+ 71.4%	1,013	1,058	+ 4.4%
Closed Sales	53	45	- 15.1%	750	708	- 5.6%
Median Sales Price*	\$540,000	\$475,000	- 12.0%	\$485,000	\$520,400	+ 7.3%
Average Sales Price*	\$609,460	\$567,725	- 6.8%	\$602,069	\$642,194	+ 6.7%
Percent of Original List Price Received*	94.4%	95.7%	+ 1.4%	94.9%	95.4%	+ 0.5%
Days on Market Until Sale	52	47	- 9.6%	59	55	- 6.8%
Inventory of Homes for Sale	246	268	+ 8.9%	--	--	--

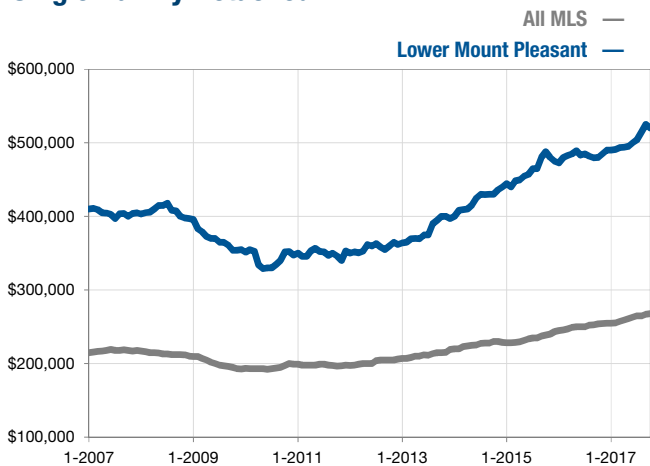
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	October			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	37	43	+ 16.2%	474	409	- 13.7%
Closed Sales	32	25	- 21.9%	344	380	+ 10.5%
Median Sales Price*	\$212,500	\$239,500	+ 12.7%	\$231,500	\$235,000	+ 1.5%
Average Sales Price*	\$325,838	\$495,861	+ 52.2%	\$368,711	\$346,652	- 6.0%
Percent of Original List Price Received*	95.7%	94.5%	- 1.3%	96.7%	96.4%	- 0.3%
Days on Market Until Sale	50	72	+ 44.0%	48	54	+ 12.5%
Inventory of Homes for Sale	127	73	- 42.5%	--	--	--

* 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

