

Local Market Update – October 2014

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



Lower Mount Pleasant

Area 42

Key Metrics	October			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
New Listings	78	74	- 5.1%	892	853	- 4.4%
Closed Sales	49	64	+ 30.6%	716	664	- 7.3%
Median Sales Price*	\$415,350	\$438,000	+ 5.5%	\$400,000	\$440,000	+ 10.0%
Percent of Original List Price Received*	96.7%	95.2%	- 1.6%	95.1%	96.1%	+ 1.1%
Days on Market Until Sale	73	54	- 25.4%	69	62	- 10.2%
Inventory of Homes for Sale	246	218	- 11.4%	--	--	--

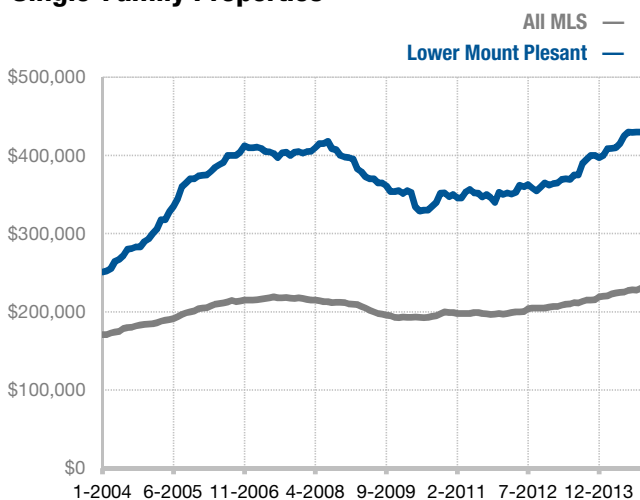
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Key Metrics	October			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
New Listings	33	27	- 18.2%	383	309	- 19.3%
Closed Sales	22	16	- 27.3%	277	251	- 9.4%
Median Sales Price*	\$177,200	\$180,250	+ 1.7%	\$167,000	\$186,000	+ 11.4%
Percent of Original List Price Received*	92.4%	93.5%	+ 1.2%	95.5%	96.6%	+ 1.1%
Days on Market Until Sale	41	64	+ 54.5%	67	60	- 10.3%
Inventory of Homes for Sale	81	76	- 6.2%	--	--	--

* 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 Properties



Condo Properties

