

Local Market Update – October 2014

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



Upper Mount Pleasant

Area 41

Key Metrics	October			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
New Listings	117	80	- 31.6%	1,163	1,204	+ 3.5%
Closed Sales	68	84	+ 23.5%	769	844	+ 9.8%
Median Sales Price*	\$396,000	\$430,513	+ 8.7%	\$379,500	\$417,000	+ 9.9%
Percent of Original List Price Received*	95.8%	98.0%	+ 2.3%	97.4%	97.5%	+ 0.1%
Days on Market Until Sale	72	70	- 3.1%	75	70	- 7.2%
Inventory of Homes for Sale	341	334	- 2.1%	--	--	--

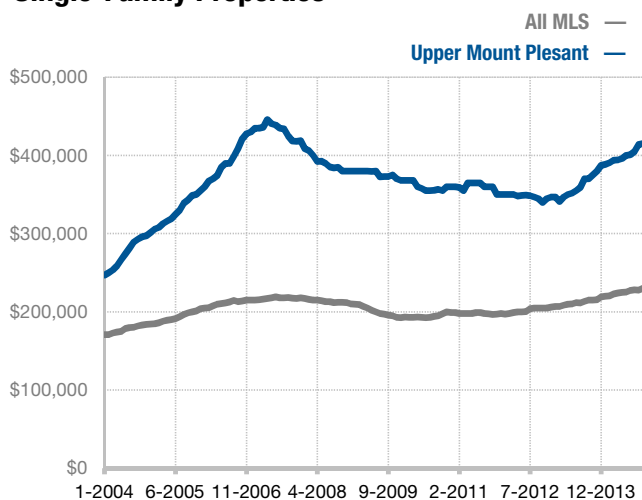
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Key Metrics	October			Year to Date		
	2013	2014	Percent Change	2013	2014	Percent Change
New Listings	18	25	+ 38.9%	281	336	+ 19.6%
Closed Sales	20	27	+ 35.0%	236	249	+ 5.5%
Median Sales Price*	\$180,750	\$240,000	+ 32.8%	\$226,450	\$207,500	- 8.4%
Percent of Original List Price Received*	97.0%	99.1%	+ 2.2%	98.3%	98.5%	+ 0.2%
Days on Market Until Sale	62	90	+ 45.5%	75	71	- 5.6%
Inventory of Homes for Sale	66	66	0.0%	--	--	--

* 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

