

Local Market Update – February 2015

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



Upper Mount Pleasant

Area 41

Single-Family Detached	February			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	102	94	- 7.8%	199	210	+ 5.5%
Closed Sales	63	57	- 9.5%	109	102	- 6.4%
Median Sales Price*	\$415,000	\$445,000	+ 7.2%	\$400,000	\$436,000	+ 9.0%
Average Sales Price*	\$447,704	\$490,006	+ 9.4%	\$438,695	\$464,876	+ 6.0%
Percent of Original List Price Received*	96.5%	99.1%	+ 2.6%	96.5%	99.0%	+ 2.6%
Days on Market Until Sale	77	73	- 4.3%	79	62	- 20.5%
Inventory of Homes for Sale	298	301	+ 1.0%	--	--	--

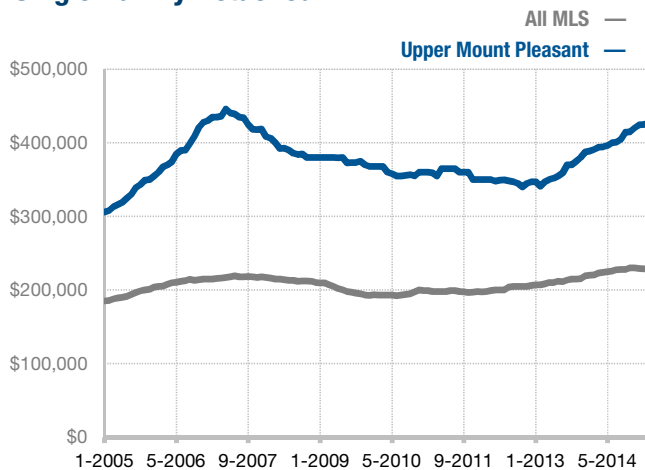
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	February			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	22	33	+ 50.0%	48	64	+ 33.3%
Closed Sales	22	23	+ 4.5%	39	37	- 5.1%
Median Sales Price*	\$242,250	\$178,000	- 26.5%	\$182,500	\$210,000	+ 15.1%
Average Sales Price*	\$258,320	\$207,872	- 19.5%	\$234,493	\$224,598	- 4.2%
Percent of Original List Price Received*	100.5%	97.2%	- 3.3%	98.9%	97.2%	- 1.7%
Days on Market Until Sale	82	56	- 32.1%	84	50	- 40.8%
Inventory of Homes for Sale	74	73	- 1.4%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

