

Local Market Update – August 2015

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



Lower Mount Pleasant

Area 42

Single-Family Detached	August			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	70	78	+ 11.4%	697	783	+ 12.3%
Closed Sales	69	78	+ 13.0%	545	560	+ 2.8%
Median Sales Price*	\$430,000	\$459,625	+ 6.9%	\$440,000	\$476,000	+ 8.2%
Average Sales Price*	\$555,607	\$580,857	+ 4.5%	\$533,394	\$579,994	+ 8.7%
Percent of Original List Price Received*	96.2%	95.6%	- 0.6%	96.3%	95.5%	- 0.8%
Days on Market Until Sale	43	37	- 14.0%	64	50	- 21.9%
Inventory of Homes for Sale	234	211	- 9.8%	--	--	--

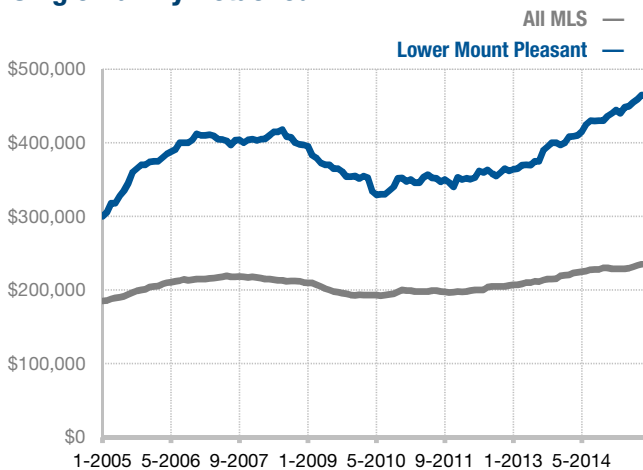
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	August			Year to Date		
	2014	2015	Percent Change	2014	2015	Percent Change
Key Metrics						
New Listings	17	27	+ 58.8%	259	326	+ 25.9%
Closed Sales	22	33	+ 50.0%	210	242	+ 15.2%
Median Sales Price*	\$157,500	\$185,000	+ 17.5%	\$186,500	\$195,000	+ 4.6%
Average Sales Price*	\$163,735	\$227,848	+ 39.2%	\$292,911	\$268,669	- 8.3%
Percent of Original List Price Received*	96.7%	97.3%	+ 0.6%	97.1%	95.8%	- 1.3%
Days on Market Until Sale	68	35	- 48.5%	59	46	- 22.0%
Inventory of Homes for Sale	89	70	- 21.3%	--	--	--

* 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

