

Local Market Update – June 2016

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



Lower Mount Pleasant

Area 42

Single-Family Detached	June			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	114	99	- 13.2%	595	647	+ 8.7%
Closed Sales	84	110	+ 31.0%	388	447	+ 15.2%
Median Sales Price*	\$485,000	\$455,950	- 6.0%	\$478,000	\$485,000	+ 1.5%
Average Sales Price*	\$564,859	\$570,253	+ 1.0%	\$573,598	\$600,519	+ 4.7%
Percent of Original List Price Received*	96.1%	94.9%	- 1.2%	95.5%	95.0%	- 0.5%
Days on Market Until Sale	39	46	+ 17.9%	56	60	+ 7.1%
Inventory of Homes for Sale	253	223	- 11.9%	--	--	--

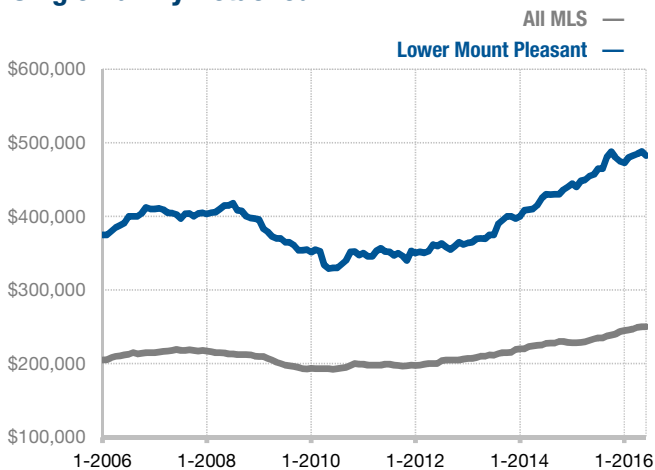
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	June			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
Key Metrics						
New Listings	39	45	+ 15.4%	252	280	+ 11.1%
Closed Sales	38	33	- 13.2%	173	182	+ 5.2%
Median Sales Price*	\$199,500	\$220,000	+ 10.3%	\$201,500	\$229,000	+ 13.6%
Average Sales Price*	\$260,072	\$328,492	+ 26.3%	\$287,607	\$325,727	+ 13.3%
Percent of Original List Price Received*	96.0%	98.8%	+ 2.9%	95.7%	96.9%	+ 1.3%
Days on Market Until Sale	28	40	+ 42.9%	48	51	+ 6.3%
Inventory of Homes for Sale	95	101	+ 6.3%	--	--	--

* 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

