

Local Market Update – December 2016

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



Upper Mount Pleasant

Area 41

Single-Family Detached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	72	51	- 29.2%	1,527	1,539	+ 0.8%
Closed Sales	131	96	- 26.7%	1,110	1,164	+ 4.9%
Median Sales Price*	\$458,175	\$474,950	+ 3.7%	\$453,108	\$475,000	+ 4.8%
Average Sales Price*	\$500,970	\$489,632	- 2.3%	\$491,172	\$519,272	+ 5.7%
Percent of Original List Price Received*	98.4%	96.1%	- 2.3%	97.9%	97.6%	- 0.3%
Days on Market Until Sale	49	94	+ 91.8%	62	70	+ 12.9%
Inventory of Homes for Sale	431	354	- 17.9%	--	--	--

* 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.

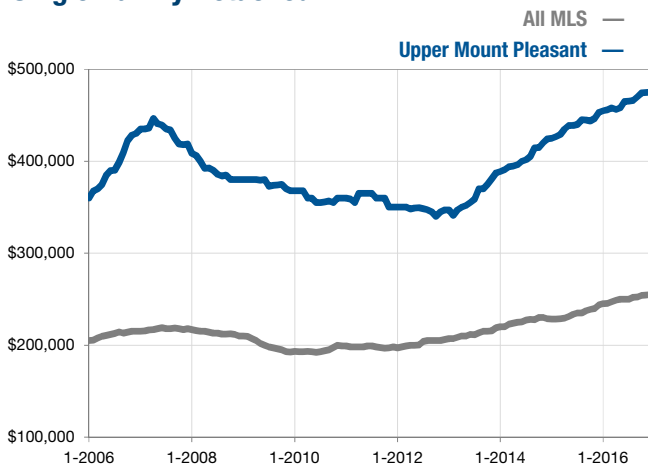
Townhouse-Condo Attached

Key Metrics	December			Year to Date		
	2015	2016	Percent Change	2015	2016	Percent Change
New Listings	26	34	+ 30.8%	439	479	+ 9.1%
Closed Sales	32	40	+ 25.0%	370	418	+ 13.0%
Median Sales Price*	\$325,293	\$342,750	+ 5.4%	\$268,183	\$269,000	+ 0.3%
Average Sales Price*	\$287,966	\$338,403	+ 17.5%	\$256,057	\$278,914	+ 8.9%
Percent of Original List Price Received*	99.0%	98.1%	- 0.9%	98.4%	98.0%	- 0.4%
Days on Market Until Sale	28	36	+ 28.6%	42	43	+ 2.4%
Inventory of Homes for Sale	79	66	- 16.5%	--	--	--

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Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

