

Local Market Update – February 2017

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



Upper Mount Pleasant

Area 41

Single-Family Detached	February			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	143	139	- 2.8%	274	290	+ 5.8%
Closed Sales	59	89	+ 50.8%	111	147	+ 32.4%
Median Sales Price*	\$465,000	\$465,000	0.0%	\$455,000	\$464,345	+ 2.1%
Average Sales Price*	\$486,015	\$478,977	- 1.4%	\$492,835	\$480,121	- 2.6%
Percent of Original List Price Received*	97.2%	96.3%	- 0.9%	96.8%	96.6%	- 0.2%
Days on Market Until Sale	106	103	- 2.8%	90	98	+ 8.9%
Inventory of Homes for Sale	463	397	- 14.3%	--	--	--

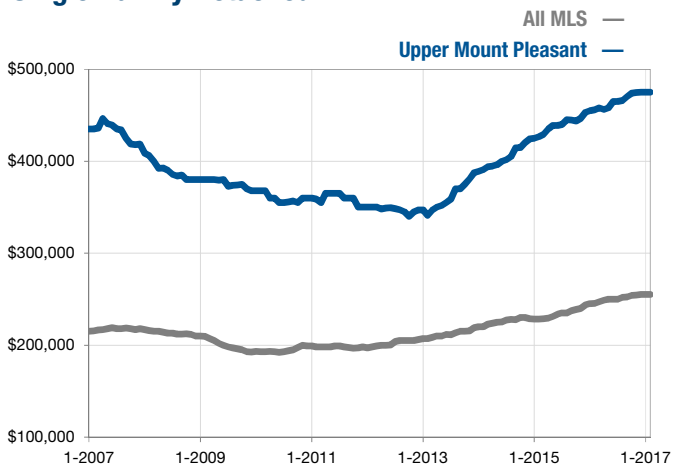
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	February			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	63	42	- 33.3%	99	65	- 34.3%
Closed Sales	38	22	- 42.1%	61	36	- 41.0%
Median Sales Price*	\$290,000	\$267,500	- 7.8%	\$254,900	\$270,000	+ 5.9%
Average Sales Price*	\$281,749	\$285,894	+ 1.5%	\$275,270	\$284,161	+ 3.2%
Percent of Original List Price Received*	98.1%	97.4%	- 0.7%	98.1%	96.8%	- 1.3%
Days on Market Until Sale	56	62	+ 10.7%	57	55	- 3.5%
Inventory of Homes for Sale	89	63	- 29.2%	--	--	--

* 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

