

Local Market Update – April 2017

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



Lower Mount Pleasant

Area 42

Single-Family Detached	April			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	120	119	- 0.8%	425	436	+ 2.6%
Closed Sales	90	66	- 26.7%	246	215	- 12.6%
Median Sales Price*	\$486,250	\$490,500	+ 0.9%	\$509,190	\$511,278	+ 0.4%
Average Sales Price*	\$595,322	\$560,876	- 5.8%	\$604,555	\$617,884	+ 2.2%
Percent of Original List Price Received*	96.2%	96.2%	0.0%	95.3%	94.9%	- 0.4%
Days on Market Until Sale	56	44	- 21.4%	65	63	- 3.1%
Inventory of Homes for Sale	265	254	- 4.2%	--	--	--

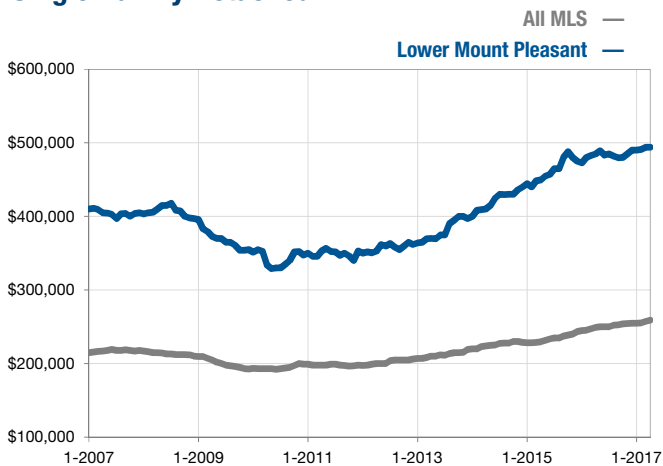
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	April			Year to Date		
	2016	2017	Percent Change	2016	2017	Percent Change
Key Metrics						
New Listings	38	53	+ 39.5%	177	180	+ 1.7%
Closed Sales	32	31	- 3.1%	108	160	+ 48.1%
Median Sales Price*	\$224,500	\$245,000	+ 9.1%	\$229,450	\$242,500	+ 5.7%
Average Sales Price*	\$266,259	\$358,053	+ 34.5%	\$332,686	\$345,435	+ 3.8%
Percent of Original List Price Received*	97.1%	95.5%	- 1.6%	96.3%	97.0%	+ 0.7%
Days on Market Until Sale	56	76	+ 35.7%	62	58	- 6.5%
Inventory of Homes for Sale	96	80	- 16.7%	--	--	--

* 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

