

# Local Market Update – January 2018

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



## Lower Mount Pleasant

Area 42

Single-Family Detached	January			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
<b>Key Metrics</b>						
New Listings	78	73	- 6.4%	78	73	- 6.4%
Closed Sales	31	63	+ 103.2%	31	63	+ 103.2%
Median Sales Price*	\$473,000	<b>\$535,000</b>	+ 13.1%	\$473,000	<b>\$535,000</b>	+ 13.1%
Average Sales Price*	\$574,190	<b>\$614,487</b>	+ 7.0%	\$574,190	<b>\$614,487</b>	+ 7.0%
Percent of Original List Price Received*	93.9%	<b>93.2%</b>	- 0.7%	93.9%	<b>93.2%</b>	- 0.7%
Days on Market Until Sale	64	<b>61</b>	- 4.7%	64	<b>61</b>	- 4.7%
Inventory of Homes for Sale	214	<b>167</b>	- 22.0%	--	--	--

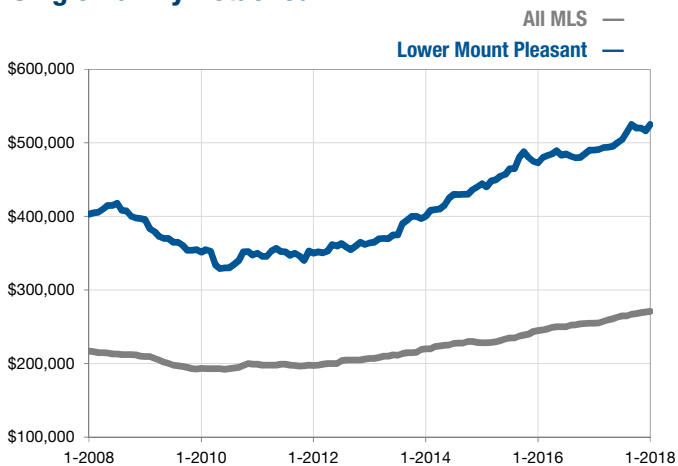
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	January			Year to Date		
	2017	2018	Percent Change	2017	2018	Percent Change
<b>Key Metrics</b>						
New Listings	44	36	- 18.2%	44	36	- 18.2%
Closed Sales	29	22	- 24.1%	29	22	- 24.1%
Median Sales Price*	\$257,000	<b>\$215,750</b>	- 16.1%	\$257,000	<b>\$215,750</b>	- 16.1%
Average Sales Price*	\$366,880	<b>\$324,977</b>	- 11.4%	\$366,880	<b>\$324,977</b>	- 11.4%
Percent of Original List Price Received*	97.3%	<b>96.3%</b>	- 1.0%	97.3%	<b>96.3%</b>	- 1.0%
Days on Market Until Sale	55	<b>65</b>	+ 18.2%	55	<b>65</b>	+ 18.2%
Inventory of Homes for Sale	104	<b>65</b>	- 37.5%	--	--	--

\* 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

