

Local Market Update – January 2019

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



Upper Mount Pleasant

Area 41

| Single-Family Detached | January | | | Year to Date | | |
|--|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2018 | 2019 | Percent Change | 2018 | 2019 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 106 | 141 | + 33.0% | 106 | 141 | + 33.0% |
| Closed Sales | 60 | 43 | - 28.3% | 60 | 43 | - 28.3% |
| Median Sales Price* | \$525,260 | \$594,440 | + 13.2% | \$525,260 | \$594,440 | + 13.2% |
| Average Sales Price* | \$589,151 | \$595,164 | + 1.0% | \$589,151 | \$595,164 | + 1.0% |
| Percent of Original List Price Received* | 96.2% | 96.1% | - 0.1% | 96.2% | 96.1% | - 0.1% |
| Days on Market Until Sale | 97 | 60 | - 38.1% | 97 | 60 | - 38.1% |
| Inventory of Homes for Sale | 400 | 380 | - 5.0% | -- | -- | -- |

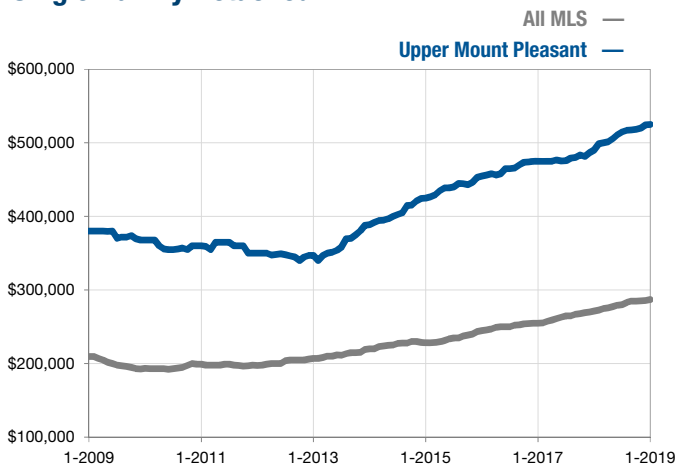
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

| Townhouse-Condo Attached | January | | | Year to Date | | |
|--|-----------|------------------|----------------|--------------|------------------|----------------|
| | 2018 | 2019 | Percent Change | 2018 | 2019 | Percent Change |
| Key Metrics | | | | | | |
| New Listings | 32 | 39 | + 21.9% | 32 | 39 | + 21.9% |
| Closed Sales | 18 | 18 | 0.0% | 18 | 18 | 0.0% |
| Median Sales Price* | \$316,190 | \$339,500 | + 7.4% | \$316,190 | \$339,500 | + 7.4% |
| Average Sales Price* | \$298,426 | \$336,461 | + 12.7% | \$298,426 | \$336,461 | + 12.7% |
| Percent of Original List Price Received* | 97.9% | 94.1% | - 3.9% | 97.9% | 94.1% | - 3.9% |
| Days on Market Until Sale | 93 | 73 | - 21.5% | 93 | 73 | - 21.5% |
| Inventory of Homes for Sale | 82 | 94 | + 14.6% | -- | -- | -- |

* 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

