

Local Market Update – December 2019

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



Lower Mount Pleasant

Area 42

Single-Family Detached	December			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
Key Metrics						
New Listings	44	38	- 13.6%	1,122	1,148	+ 2.3%
Closed Sales	64	49	- 23.4%	817	791	- 3.2%
Median Sales Price*	\$551,471	\$640,000	+ 16.1%	\$565,940	\$570,000	+ 0.7%
Average Sales Price*	\$656,431	\$849,285	+ 29.4%	\$674,609	\$696,678	+ 3.3%
Percent of Original List Price Received*	96.2%	91.3%	- 5.1%	95.4%	94.1%	- 1.4%
Days on Market Until Sale	51	101	+ 98.0%	51	65	+ 27.5%
Inventory of Homes for Sale	245	223	- 9.0%	--	--	--

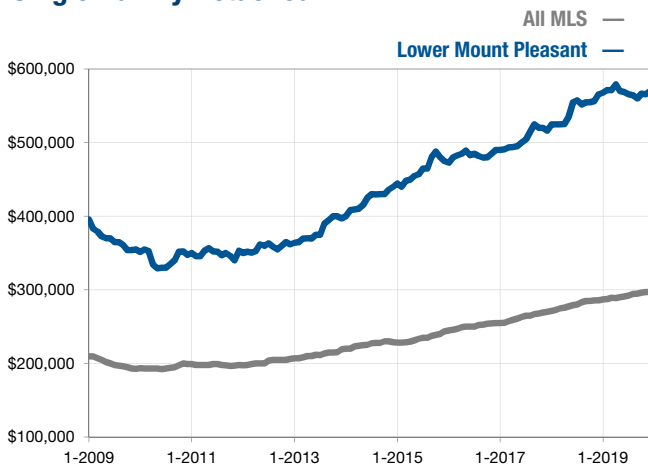
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2018	2019	Percent Change	2018	2019	Percent Change
Key Metrics						
New Listings	27	19	- 29.6%	468	402	- 14.1%
Closed Sales	23	28	+ 21.7%	352	329	- 6.5%
Median Sales Price*	\$197,500	\$245,000	+ 24.1%	\$240,000	\$248,000	+ 3.3%
Average Sales Price*	\$344,647	\$320,384	- 7.0%	\$341,605	\$341,550	- 0.0%
Percent of Original List Price Received*	92.9%	96.6%	+ 4.0%	96.5%	95.8%	- 0.7%
Days on Market Until Sale	51	47	- 7.8%	48	53	+ 10.4%
Inventory of Homes for Sale	107	77	- 28.0%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

