

# Local Market Update – January 2020

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



## Lower Mount Pleasant

Area 42

Single-Family Detached	January			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	85	80	- 5.9%	85	80	- 5.9%
Closed Sales	34	46	+ 35.3%	34	46	+ 35.3%
Median Sales Price*	\$542,500	<b>\$564,000</b>	+ 4.0%	\$542,500	<b>\$564,000</b>	+ 4.0%
Average Sales Price*	\$649,676	<b>\$658,211</b>	+ 1.3%	\$649,676	<b>\$658,211</b>	+ 1.3%
Percent of Original List Price Received*	94.1%	<b>94.2%</b>	+ 0.1%	94.1%	<b>94.2%</b>	+ 0.1%
Days on Market Until Sale	60	<b>64</b>	+ 6.7%	60	<b>64</b>	+ 6.7%
Inventory of Homes for Sale	252	<b>210</b>	- 16.7%	--	--	--

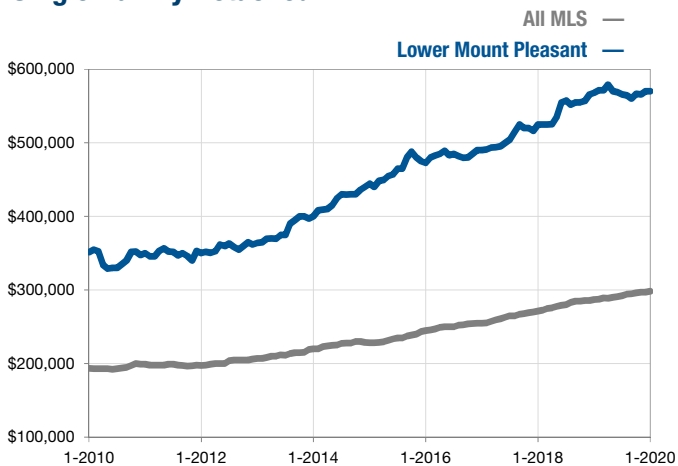
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	January			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	32	41	+ 28.1%	32	41	+ 28.1%
Closed Sales	13	12	- 7.7%	13	12	- 7.7%
Median Sales Price*	\$287,500	<b>\$227,250</b>	- 21.0%	\$287,500	<b>\$227,250</b>	- 21.0%
Average Sales Price*	\$441,708	<b>\$233,654</b>	- 47.1%	\$441,708	<b>\$233,654</b>	- 47.1%
Percent of Original List Price Received*	95.8%	<b>97.6%</b>	+ 1.9%	95.8%	<b>97.6%</b>	+ 1.9%
Days on Market Until Sale	55	<b>40</b>	- 27.3%	55	<b>40</b>	- 27.3%
Inventory of Homes for Sale	98	<b>81</b>	- 17.3%	--	--	--

\* 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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

