

# Local Market Update – January 2020

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



## Upper Mount Pleasant

Area 41

Single-Family Detached	January			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	142	<b>123</b>	- 13.4%	142	<b>123</b>	- 13.4%
Closed Sales	43	<b>81</b>	+ 88.4%	43	<b>81</b>	+ 88.4%
Median Sales Price*	\$594,440	<b>\$532,535</b>	- 10.4%	\$594,440	<b>\$532,535</b>	- 10.4%
Average Sales Price*	\$597,016	<b>\$554,132</b>	- 7.2%	\$597,016	<b>\$554,132</b>	- 7.2%
Percent of Original List Price Received*	96.0%	<b>96.8%</b>	+ 0.8%	96.0%	<b>96.8%</b>	+ 0.8%
Days on Market Until Sale	60	<b>68</b>	+ 13.3%	60	<b>68</b>	+ 13.3%
Inventory of Homes for Sale	427	<b>289</b>	- 32.3%	--	--	--

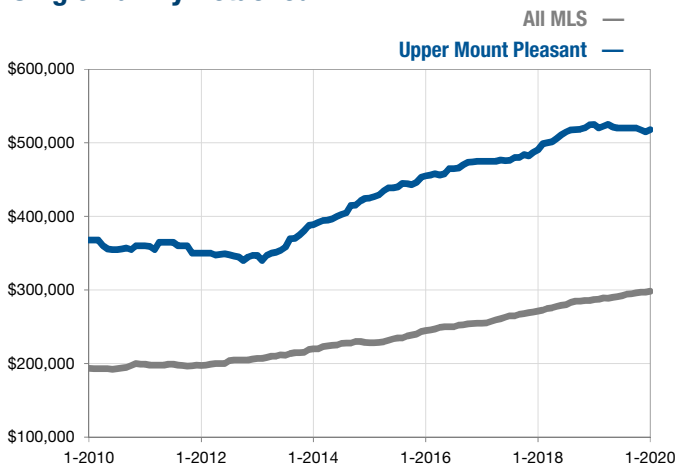
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	January			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
<b>Key Metrics</b>						
New Listings	39	<b>35</b>	- 10.3%	39	<b>35</b>	- 10.3%
Closed Sales	18	<b>13</b>	- 27.8%	18	<b>13</b>	- 27.8%
Median Sales Price*	\$339,500	<b>\$270,000</b>	- 20.5%	\$339,500	<b>\$270,000</b>	- 20.5%
Average Sales Price*	\$336,461	<b>\$293,998</b>	- 12.6%	\$336,461	<b>\$293,998</b>	- 12.6%
Percent of Original List Price Received*	94.1%	<b>97.2%</b>	+ 3.3%	94.1%	<b>97.2%</b>	+ 3.3%
Days on Market Until Sale	73	<b>84</b>	+ 15.1%	73	<b>84</b>	+ 15.1%
Inventory of Homes for Sale	105	<b>75</b>	- 28.6%	--	--	--

\* 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

