

Local Market Update – April 2020

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



Lower Mount Pleasant

Area 42

Single-Family Detached	April			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	103	99	- 3.9%	440	368	- 16.4%
Closed Sales	83	64	- 22.9%	240	238	- 0.8%
Median Sales Price*	\$579,000	\$623,250	+ 7.6%	\$582,000	\$592,500	+ 1.8%
Average Sales Price*	\$674,363	\$676,303	+ 0.3%	\$713,160	\$678,700	- 4.8%
Percent of Original List Price Received*	94.9%	95.8%	+ 0.9%	93.9%	94.6%	+ 0.7%
Days on Market Until Sale	71	45	- 36.6%	70	69	- 1.4%
Inventory of Homes for Sale	282	214	- 24.1%	--	--	--

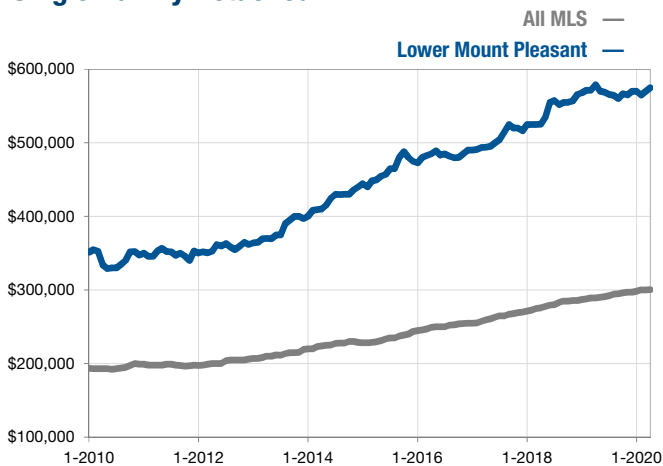
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	April			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	37	22	- 40.5%	151	163	+ 7.9%
Closed Sales	29	22	- 24.1%	97	96	- 1.0%
Median Sales Price*	\$239,000	\$285,000	+ 19.2%	\$252,500	\$247,700	- 1.9%
Average Sales Price*	\$322,777	\$370,450	+ 14.8%	\$371,436	\$298,358	- 19.7%
Percent of Original List Price Received*	96.1%	95.1%	- 1.0%	95.5%	95.9%	+ 0.4%
Days on Market Until Sale	57	62	+ 8.8%	58	61	+ 5.2%
Inventory of Homes for Sale	101	90	- 10.9%	--	--	--

* 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

