

Local Market Update – May 2020

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



Lower Mount Pleasant

Area 42

Single-Family Detached	May			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	153	99	- 35.3%	593	467	- 21.2%
Closed Sales	85	73	- 14.1%	325	310	- 4.6%
Median Sales Price*	\$535,000	\$565,000	+ 5.6%	\$570,000	\$585,000	+ 2.6%
Average Sales Price*	\$670,510	\$656,238	- 2.1%	\$702,006	\$673,544	- 4.1%
Percent of Original List Price Received*	94.5%	96.2%	+ 1.8%	94.0%	95.0%	+ 1.1%
Days on Market Until Sale	57	44	- 22.8%	67	63	- 6.0%
Inventory of Homes for Sale	306	231	- 24.5%	--	--	--

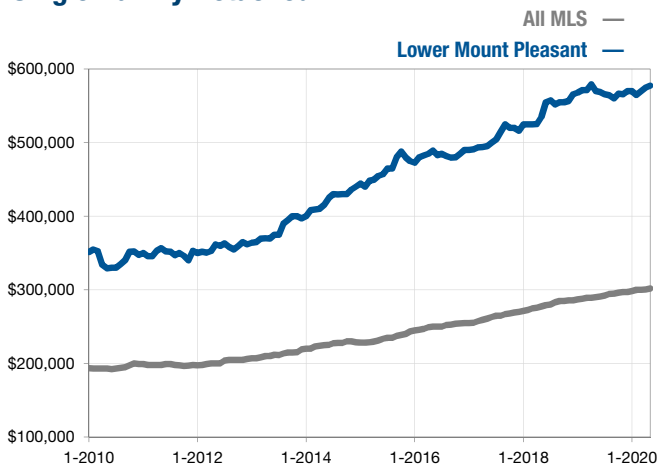
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	May			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	46	40	- 13.0%	197	203	+ 3.0%
Closed Sales	27	23	- 14.8%	124	119	- 4.0%
Median Sales Price*	\$279,900	\$228,000	- 18.5%	\$255,000	\$245,000	- 3.9%
Average Sales Price*	\$385,107	\$298,409	- 22.5%	\$374,413	\$298,368	- 20.3%
Percent of Original List Price Received*	95.2%	95.8%	+ 0.6%	95.5%	95.9%	+ 0.4%
Days on Market Until Sale	61	40	- 34.4%	58	57	- 1.7%
Inventory of Homes for Sale	101	83	- 17.8%	--	--	--

* 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

