

Local Market Update – July 2020

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



Upper Mount Pleasant

Area 41

Single-Family Detached	July			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	125	214	+ 71.2%	1,035	917	- 11.4%
Closed Sales	126	141	+ 11.9%	671	669	- 0.3%
Median Sales Price*	\$507,733	\$565,000	+ 11.3%	\$510,000	\$535,000	+ 4.9%
Average Sales Price*	\$551,782	\$632,151	+ 14.6%	\$563,485	\$591,981	+ 5.1%
Percent of Original List Price Received*	96.5%	97.2%	+ 0.7%	96.6%	97.2%	+ 0.6%
Days on Market Until Sale	72	63	- 12.5%	69	63	- 8.7%
Inventory of Homes for Sale	417	248	- 40.5%	--	--	--

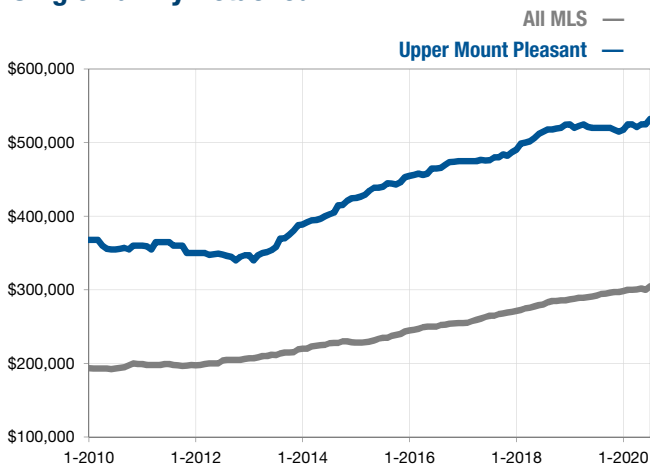
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	July			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	38	37	- 2.6%	299	266	- 11.0%
Closed Sales	32	45	+ 40.6%	201	181	- 10.0%
Median Sales Price*	\$318,500	\$292,500	- 8.2%	\$307,500	\$306,000	- 0.5%
Average Sales Price*	\$310,836	\$281,912	- 9.3%	\$295,622	\$305,596	+ 3.4%
Percent of Original List Price Received*	96.3%	96.9%	+ 0.6%	96.5%	97.1%	+ 0.6%
Days on Market Until Sale	58	41	- 29.3%	58	61	+ 5.2%
Inventory of Homes for Sale	110	63	- 42.7%	--	--	--

* 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.

Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

