

Local Market Update – August 2020

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



Upper Mount Pleasant

Area 41

Single-Family Detached	August			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	119	147	+ 23.5%	1,154	1,066	- 7.6%
Closed Sales	127	131	+ 3.1%	798	806	+ 1.0%
Median Sales Price*	\$538,000	\$554,000	+ 3.0%	\$514,520	\$535,000	+ 4.0%
Average Sales Price*	\$604,460	\$628,564	+ 4.0%	\$570,006	\$596,749	+ 4.7%
Percent of Original List Price Received*	96.2%	97.0%	+ 0.8%	96.5%	97.2%	+ 0.7%
Days on Market Until Sale	79	50	- 36.7%	70	61	- 12.9%
Inventory of Homes for Sale	377	217	- 42.4%	--	--	--

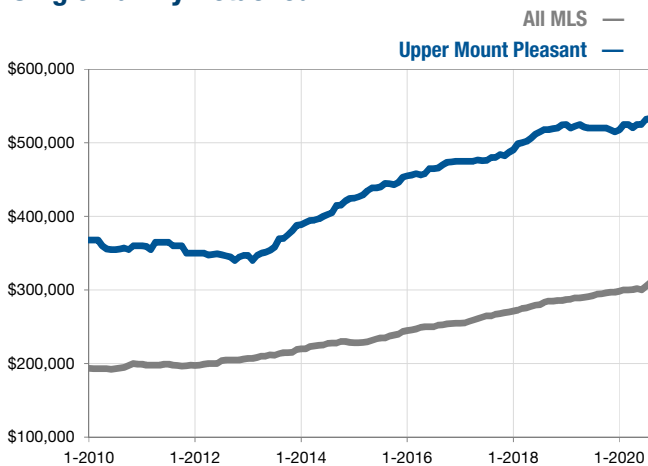
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	August			Year to Date		
	2019	2020	Percent Change	2019	2020	Percent Change
Key Metrics						
New Listings	36	37	+ 2.8%	335	303	- 9.6%
Closed Sales	43	48	+ 11.6%	244	229	- 6.1%
Median Sales Price*	\$309,900	\$319,500	+ 3.1%	\$307,750	\$310,000	+ 0.7%
Average Sales Price*	\$299,579	\$317,889	+ 6.1%	\$296,319	\$308,173	+ 4.0%
Percent of Original List Price Received*	96.1%	97.3%	+ 1.2%	96.4%	97.1%	+ 0.7%
Days on Market Until Sale	75	41	- 45.3%	61	57	- 6.6%
Inventory of Homes for Sale	108	44	- 59.3%	--	--	--

* 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

