

Local Market Update – June 2021

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



Lower Mount Pleasant

Area 42

Single-Family Detached	June			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	101	115	+ 13.9%	570	548	- 3.9%
Closed Sales	80	112	+ 40.0%	394	529	+ 34.3%
Median Sales Price*	\$576,250	\$739,750	+ 28.4%	\$582,500	\$716,699	+ 23.0%
Average Sales Price*	\$740,031	\$930,108	+ 25.7%	\$688,757	\$884,362	+ 28.4%
Percent of Original List Price Received*	95.3%	100.3%	+ 5.2%	95.1%	98.7%	+ 3.8%
Days on Market Until Sale	58	11	- 81.0%	62	27	- 56.5%
Inventory of Homes for Sale	219	52	- 76.3%	--	--	--

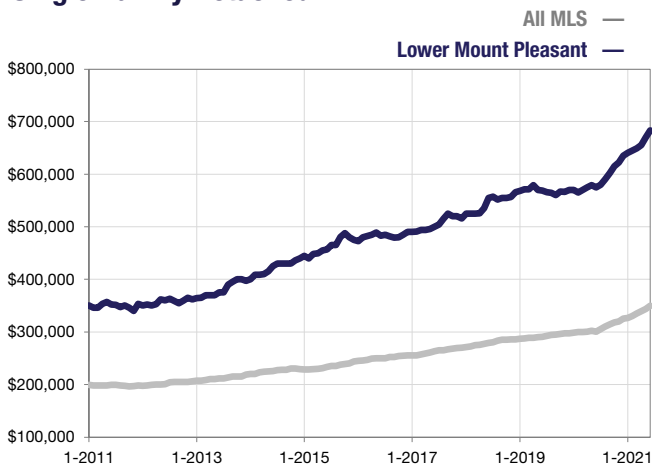
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	June			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	53	54	+ 1.9%	256	318	+ 24.2%
Closed Sales	42	48	+ 14.3%	161	297	+ 84.5%
Median Sales Price*	\$239,500	\$270,000	+ 12.7%	\$245,000	\$295,000	+ 20.4%
Average Sales Price*	\$322,701	\$322,794	+ 0.0%	\$304,716	\$401,327	+ 31.7%
Percent of Original List Price Received*	96.2%	103.6%	+ 7.7%	96.0%	99.8%	+ 4.0%
Days on Market Until Sale	44	5	- 88.6%	54	26	- 51.9%
Inventory of Homes for Sale	95	27	- 71.6%	--	--	--

* 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

