

Local Market Update – August 2021

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



Upper Mount Pleasant

Area 41

Single-Family Detached	August			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	147	109	- 25.9%	1,065	980	- 8.0%
Closed Sales	134	111	- 17.2%	809	908	+ 12.2%
Median Sales Price*	\$577,000	\$655,000	+ 13.5%	\$535,000	\$627,161	+ 17.2%
Average Sales Price*	\$630,436	\$745,944	+ 18.3%	\$597,176	\$710,809	+ 19.0%
Percent of Original List Price Received*	97.0%	101.5%	+ 4.6%	97.2%	100.9%	+ 3.8%
Days on Market Until Sale	50	12	- 76.0%	61	17	- 72.1%
Inventory of Homes for Sale	234	79	- 66.2%	--	--	--

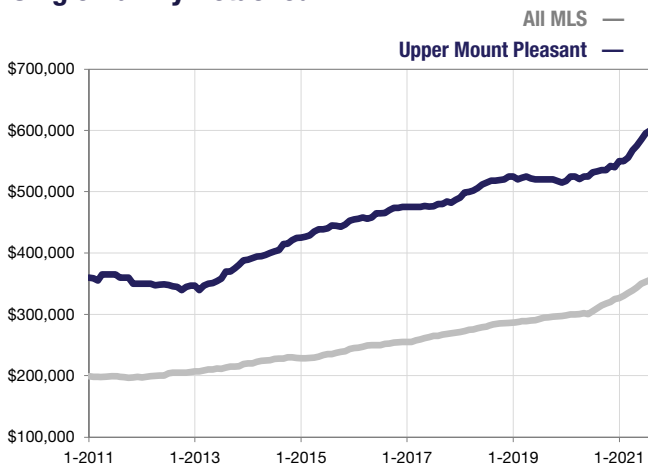
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	August			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	37	25	- 32.4%	303	257	- 15.2%
Closed Sales	48	26	- 45.8%	229	233	+ 1.7%
Median Sales Price*	\$319,500	\$382,450	+ 19.7%	\$310,000	\$332,500	+ 7.3%
Average Sales Price*	\$317,889	\$379,010	+ 19.2%	\$308,173	\$337,588	+ 9.5%
Percent of Original List Price Received*	97.3%	101.0%	+ 3.8%	97.1%	100.8%	+ 3.8%
Days on Market Until Sale	41	7	- 82.9%	57	14	- 75.4%
Inventory of Homes for Sale	44	15	- 65.9%	--	--	--

* 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

