

Local Market Update – September 2021

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



Lower Mount Pleasant

Area 42

Single-Family Detached	September			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	89	74	- 16.9%	873	801	- 8.2%
Closed Sales	105	65	- 38.1%	712	749	+ 5.2%
Median Sales Price*	\$645,000	\$688,600	+ 6.8%	\$608,000	\$725,000	+ 19.2%
Average Sales Price*	\$853,608	\$963,543	+ 12.9%	\$741,020	\$897,561	+ 21.1%
Percent of Original List Price Received*	96.1%	97.9%	+ 1.9%	95.7%	98.7%	+ 3.1%
Days on Market Until Sale	50	17	- 66.0%	56	23	- 58.9%
Inventory of Homes for Sale	180	55	- 69.4%	--	--	--

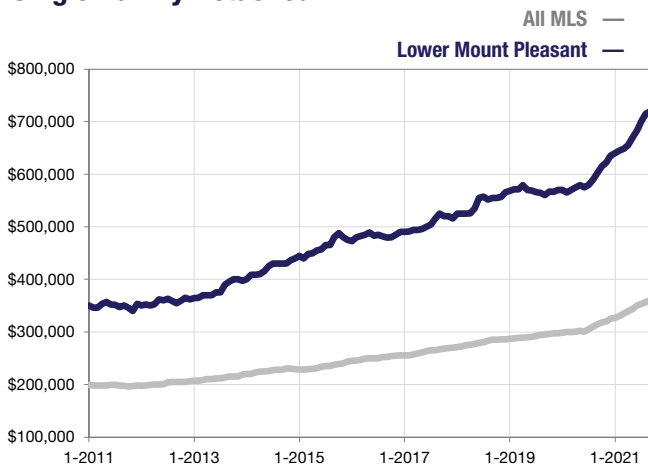
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	September			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
Key Metrics						
New Listings	44	36	- 18.2%	392	478	+ 21.9%
Closed Sales	58	47	- 19.0%	308	434	+ 40.9%
Median Sales Price*	\$266,250	\$310,000	+ 16.4%	\$249,950	\$301,606	+ 20.7%
Average Sales Price*	\$362,046	\$403,680	+ 11.5%	\$313,762	\$407,509	+ 29.9%
Percent of Original List Price Received*	96.2%	100.5%	+ 4.5%	96.2%	99.9%	+ 3.8%
Days on Market Until Sale	51	9	- 82.4%	50	22	- 56.0%
Inventory of Homes for Sale	64	29	- 54.7%	--	--	--

* 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

