

# Local Market Update – December 2021

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



## Lower Mount Pleasant

Area 42

Single-Family Detached	December			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
<b>Key Metrics</b>						
New Listings	65	39	- 40.0%	1,095	973	- 11.1%
Closed Sales	76	73	- 3.9%	950	958	+ 0.8%
Median Sales Price*	\$764,500	<b>\$785,000</b>	+ 2.7%	\$635,000	<b>\$747,843</b>	+ 17.8%
Average Sales Price*	\$964,832	<b>\$1,122,223</b>	+ 16.3%	\$773,100	<b>\$940,759</b>	+ 21.7%
Percent of Original List Price Received*	97.0%	<b>99.3%</b>	+ 2.4%	95.9%	<b>98.6%</b>	+ 2.8%
Days on Market Until Sale	63	14	- 77.8%	55	22	- 60.0%
Inventory of Homes for Sale	106	34	- 67.9%	--	--	--

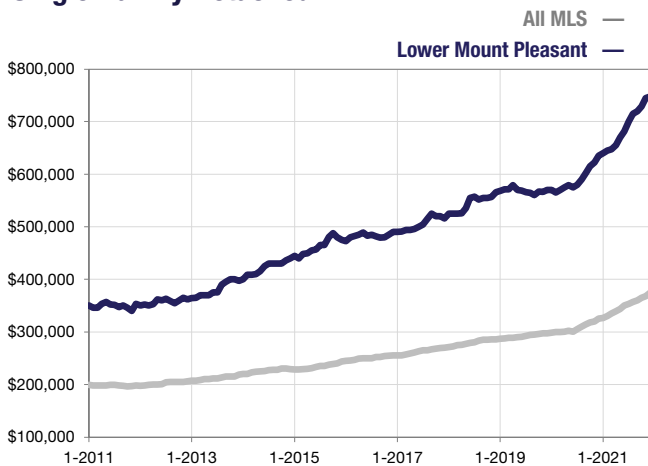
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	December			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
<b>Key Metrics</b>						
New Listings	21	21	0.0%	484	553	+ 14.3%
Closed Sales	44	35	- 20.5%	419	553	+ 32.0%
Median Sales Price*	\$264,500	<b>\$400,000</b>	+ 51.2%	\$250,000	<b>\$315,000</b>	+ 26.0%
Average Sales Price*	\$394,342	<b>\$520,693</b>	+ 32.0%	\$328,819	<b>\$424,818</b>	+ 29.2%
Percent of Original List Price Received*	95.8%	<b>99.3%</b>	+ 3.7%	96.2%	<b>99.8%</b>	+ 3.7%
Days on Market Until Sale	55	31	- 43.6%	50	21	- 58.0%
Inventory of Homes for Sale	46	4	- 91.3%	--	--	--

\* 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

