

Local Market Update – April 2023

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



Upper Mount Pleasant

Area 41

Single-Family Detached	April			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
Key Metrics						
New Listings	104	100	- 3.8%	363	334	- 8.0%
Closed Sales	90	70	- 22.2%	287	236	- 17.8%
Median Sales Price*	\$814,180	\$911,033	+ 11.9%	\$775,000	\$845,000	+ 9.0%
Average Sales Price*	\$940,976	\$1,039,787	+ 10.5%	\$876,704	\$952,688	+ 8.7%
Percent of Original List Price Received*	101.8%	99.3%	- 2.5%	101.6%	96.1%	- 5.4%
Days on Market Until Sale	9	32	+ 255.6%	15	44	+ 193.3%
Inventory of Homes for Sale	64	86	+ 34.4%	--	--	--

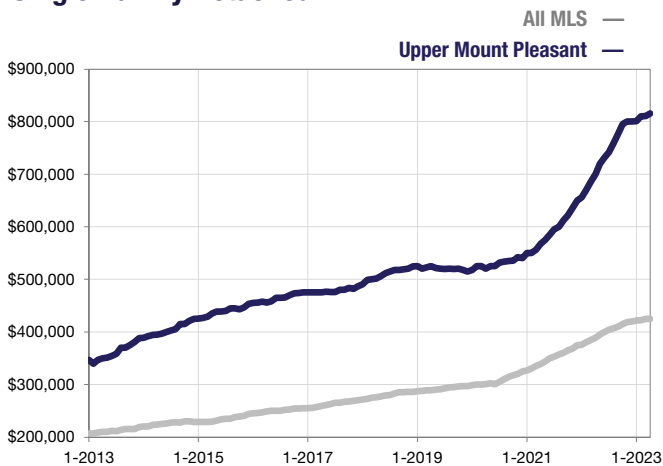
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	April			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
Key Metrics						
New Listings	33	29	- 12.1%	122	92	- 24.6%
Closed Sales	31	32	+ 3.2%	107	80	- 25.2%
Median Sales Price*	\$480,000	\$497,500	+ 3.6%	\$365,000	\$492,500	+ 34.9%
Average Sales Price*	\$461,034	\$484,150	+ 5.0%	\$399,235	\$477,755	+ 19.7%
Percent of Original List Price Received*	101.7%	98.4%	- 3.2%	102.8%	97.7%	- 5.0%
Days on Market Until Sale	5	28	+ 460.0%	12	31	+ 158.3%
Inventory of Homes for Sale	12	19	+ 58.3%	--	--	--

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Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached

