

Local Market Update – January 2024

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

Lower Mount Pleasant

Area 42

Single-Family Detached

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	46	66	+ 43.5%	46	66	+ 43.5%
Closed Sales	29	37	+ 27.6%	29	37	+ 27.6%
Median Sales Price*	\$907,500	\$986,000	+ 8.7%	\$907,500	\$986,000	+ 8.7%
Average Sales Price*	\$1,360,782	\$1,559,539	+ 14.6%	\$1,360,782	\$1,559,539	+ 14.6%
Percent of Original List Price Received*	96.9%	94.2%	- 2.8%	96.9%	94.2%	- 2.8%
Days on Market Until Sale	20	25	+ 25.0%	20	25	+ 25.0%
Inventory of Homes for Sale	70	60	- 14.3%	--	--	--

* 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.

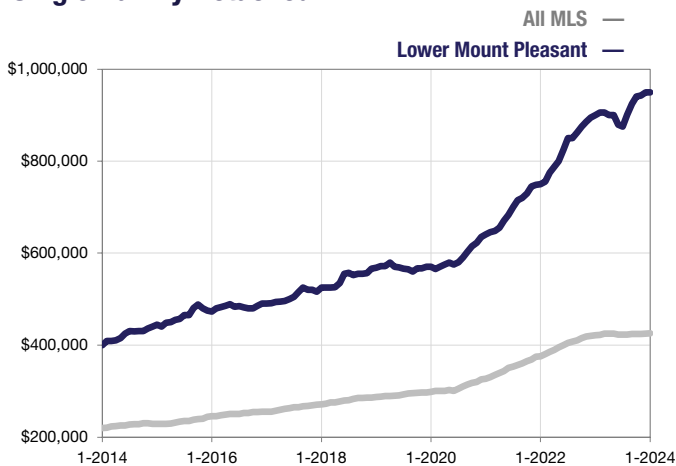
Townhouse-Condo Attached

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	17	24	+ 41.2%	17	24	+ 41.2%
Closed Sales	14	17	+ 21.4%	14	17	+ 21.4%
Median Sales Price*	\$360,000	\$420,000	+ 16.7%	\$360,000	\$420,000	+ 16.7%
Average Sales Price*	\$381,064	\$515,788	+ 35.4%	\$381,064	\$515,788	+ 35.4%
Percent of Original List Price Received*	97.2%	96.1%	- 1.1%	97.2%	96.1%	- 1.1%
Days on Market Until Sale	24	20	- 16.7%	24	20	- 16.7%
Inventory of Homes for Sale	21	24	+ 14.3%	--	--	--

* 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

