Local Market Update – June 2026

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

Upper Mount Pleasant

Area 41

Single-Family Detached

	June			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	97	**96**	- 1.0%	631	**620**	- 1.7%
Closed Sales	82	**101**	+ 23.2%	414	**415**	+ 0.2%
Median Sales Price*	$993,000	**$1,000,000**	+ 0.7%	$1,035,000	**$975,000**	- 5.8%
Average Sales Price*	$1,114,997	**$1,143,399**	+ 2.5%	$1,182,152	**$1,161,578**	- 1.7%
Percent of Original List Price Received*	97.3%	**96.4%**	- 0.9%	97.8%	**96.6%**	- 1.2%
Days on Market Until Sale	28	**30**	+ 7.1%	42	**37**	- 11.9%
Inventory of Homes for Sale	200	**165**	- 17.5%	--	**--**	--

* 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

	June			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	36	**23**	- 36.1%	178	**184**	+ 3.4%
Closed Sales	28	**25**	- 10.7%	126	**130**	+ 3.2%
Median Sales Price*	$573,750	**$540,000**	- 5.9%	$520,000	**$550,000**	+ 5.8%
Average Sales Price*	$546,214	**$547,356**	+ 0.2%	$524,966	**$547,475**	+ 4.3%
Percent of Original List Price Received*	97.0%	**96.7%**	- 0.3%	97.3%	**97.1%**	- 0.2%
Days on Market Until Sale	30	**58**	+ 93.3%	39	**41**	+ 5.1%
Inventory of Homes for Sale	53	**55**	+ 3.8%	--	**--**	--

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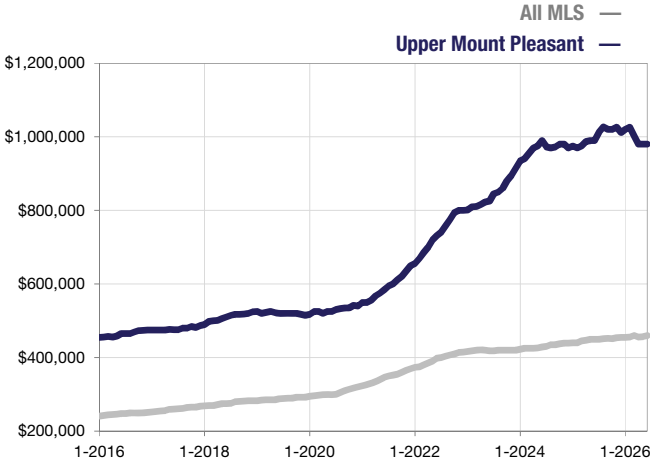
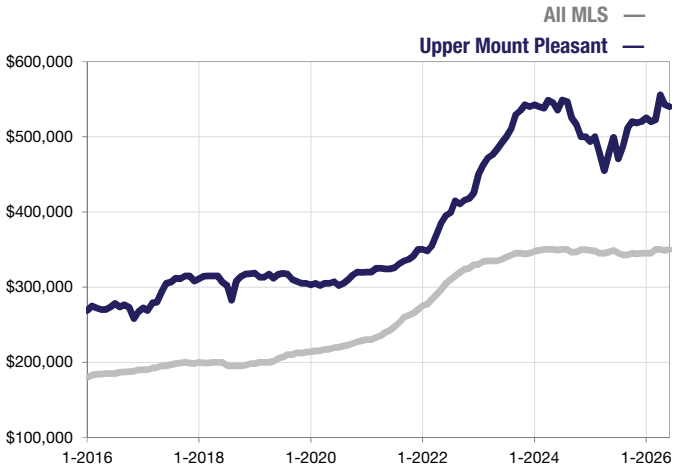
Historical Median Sales Price Rolling 12-Month Calculation

Single-Family Detached



Townhouse-Condo Attached



Current as of July 9, 2026. All data from the Charleston Trident Multiple Listing Service. | Sponsored by South Carolina REALTORS®.
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