

# Local Market Update – June 2024

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



## Lower Mount Pleasant

Area 42

Single-Family Detached	June			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
<b>Key Metrics</b>						
New Listings	60	56	- 6.7%	350	440	+ 25.7%
Closed Sales	48	56	+ 16.7%	249	294	+ 18.1%
Median Sales Price*	\$934,500	\$995,000	+ 6.5%	\$907,500	\$1,080,000	+ 19.0%
Average Sales Price*	\$1,350,750	\$1,337,376	- 1.0%	\$1,290,212	\$1,368,931	+ 6.1%
Percent of Original List Price Received*	96.0%	96.6%	+ 0.6%	96.1%	96.5%	+ 0.4%
Days on Market Until Sale	26	16	- 38.5%	26	22	- 15.4%
Inventory of Homes for Sale	80	98	+ 22.5%	--	--	--

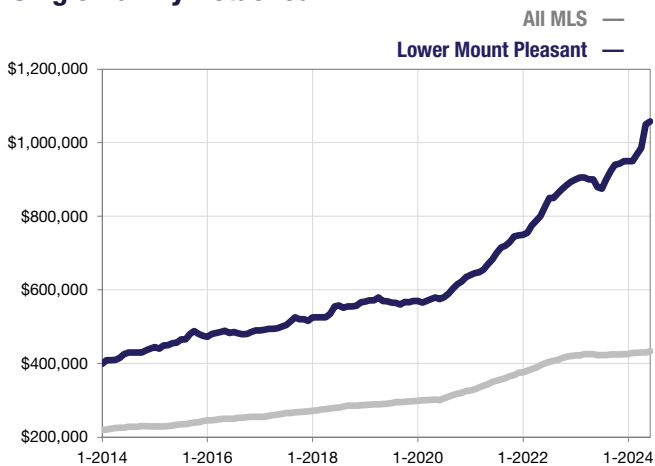
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	June			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
<b>Key Metrics</b>						
New Listings	31	37	+ 19.4%	160	188	+ 17.5%
Closed Sales	33	25	- 24.2%	129	142	+ 10.1%
Median Sales Price*	\$375,000	\$480,000	+ 28.0%	\$398,550	\$470,000	+ 17.9%
Average Sales Price*	\$464,733	\$671,020	+ 44.4%	\$495,555	\$618,968	+ 24.9%
Percent of Original List Price Received*	99.4%	98.1%	- 1.3%	98.0%	97.5%	- 0.5%
Days on Market Until Sale	8	18	+ 125.0%	20	22	+ 10.0%
Inventory of Homes for Sale	22	45	+ 104.5%	--	--	--

\* 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.

### Historical Median Sales Price Rolling 12-Month Calculation

#### Single-Family Detached



#### Townhouse-Condo Attached

