

# Local Market Update – November 2024

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



## Lower Mount Pleasant

Area 42

Single-Family Detached	November			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
<b>Key Metrics</b>						
New Listings	48	61	+ 27.1%	624	820	+ 31.4%
Closed Sales	41	36	- 12.2%	463	530	+ 14.5%
Median Sales Price*	\$1,160,000	\$1,132,394	- 2.4%	\$950,000	\$1,120,000	+ 17.9%
Average Sales Price*	\$1,301,679	\$1,378,866	+ 5.9%	\$1,325,694	\$1,391,175	+ 4.9%
Percent of Original List Price Received*	94.5%	95.1%	+ 0.6%	95.9%	95.6%	- 0.3%
Days on Market Until Sale	18	23	+ 27.8%	25	25	0.0%
Inventory of Homes for Sale	78	134	+ 71.8%	--	--	--

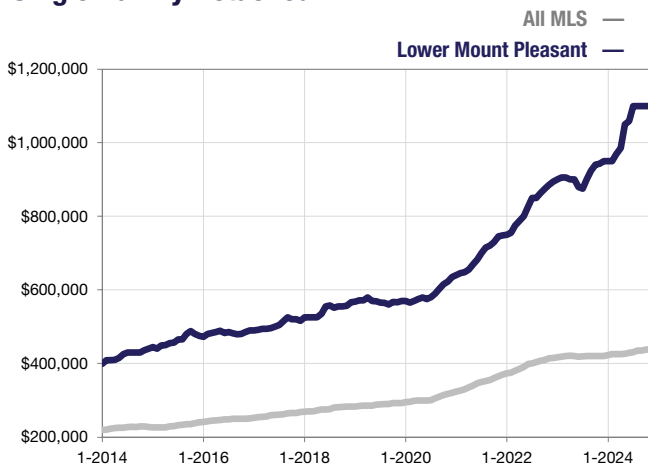
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

Townhouse-Condo Attached	November			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
<b>Key Metrics</b>						
New Listings	21	24	+ 14.3%	285	323	+ 13.3%
Closed Sales	27	17	- 37.0%	238	234	- 1.7%
Median Sales Price*	\$465,000	\$430,000	- 7.5%	\$420,000	\$470,000	+ 11.9%
Average Sales Price*	\$622,866	\$519,950	- 16.5%	\$549,672	\$629,523	+ 14.5%
Percent of Original List Price Received*	96.0%	95.7%	- 0.3%	97.9%	97.0%	- 0.9%
Days on Market Until Sale	26	25	- 3.8%	20	23	+ 15.0%
Inventory of Homes for Sale	29	59	+ 103.4%	--	--	--

\* 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.

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

#### Single-Family Detached



#### Townhouse-Condo Attached

