

Local Market Update for December 2024

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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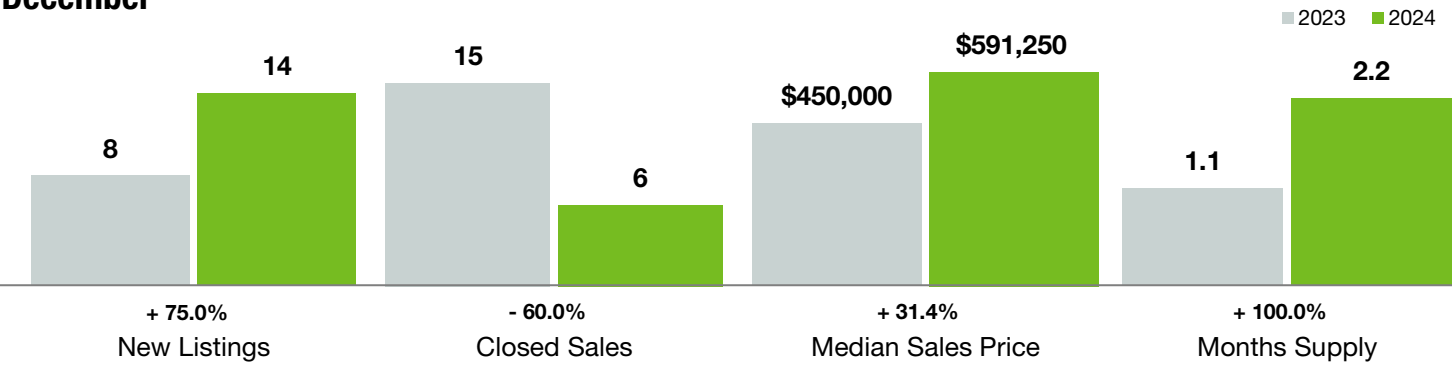
Tega Cay

South Carolina

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	8	14	+ 75.0%	293	275	- 6.1%
Pending Sales	10	11	+ 10.0%	257	212	- 17.5%
Closed Sales	15	6	- 60.0%	270	214	- 20.7%
Median Sales Price*	\$450,000	\$591,250	+ 31.4%	\$472,500	\$495,000	+ 4.8%
Average Sales Price*	\$494,385	\$645,833	+ 30.6%	\$537,783	\$573,834	+ 6.7%
Percent of Original List Price Received*	96.6%	98.4%	+ 1.9%	97.8%	97.1%	- 0.7%
List to Close	79	70	- 11.4%	98	71	- 27.6%
Days on Market Until Sale	25	27	+ 8.0%	27	32	+ 18.5%
Cumulative Days on Market Until Sale	27	28	+ 3.7%	35	33	- 5.7%
Average List Price	\$413,750	\$553,643	+ 33.8%	\$551,089	\$634,282	+ 15.1%
Inventory of Homes for Sale	24	38	+ 58.3%	--	--	--
Months Supply of Inventory	1.1	2.2	+ 100.0%	--	--	--

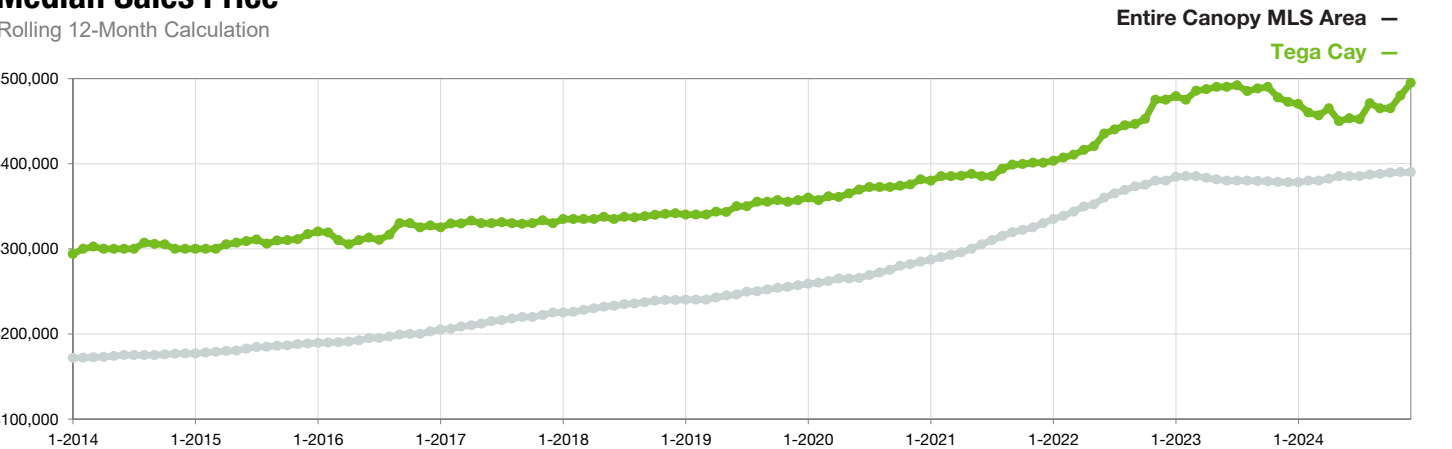
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

December



Median Sales Price

Rolling 12-Month Calculation



Current as of January 5, 2025. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2025 ShowingTime Plus, LLC.