

Local Market Update for December 2024

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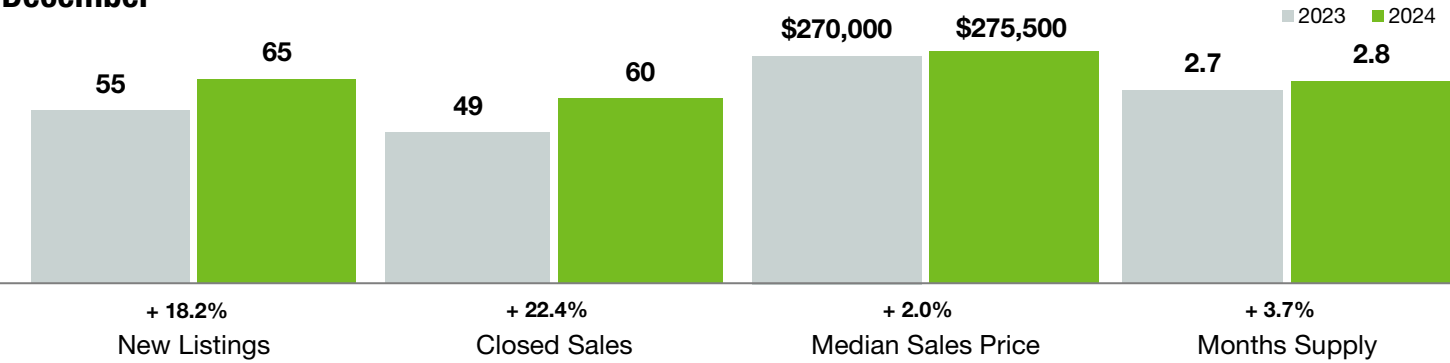
Town of Lancaster

South Carolina

Key Metrics	December			Year to Date		
	2023	2024	Percent Change	Thru 12-2023	Thru 12-2024	Percent Change
New Listings	55	65	+ 18.2%	947	976	+ 3.1%
Pending Sales	37	38	+ 2.7%	768	775	+ 0.9%
Closed Sales	49	60	+ 22.4%	781	757	- 3.1%
Median Sales Price*	\$270,000	\$275,500	+ 2.0%	\$305,000	\$318,950	+ 4.6%
Average Sales Price*	\$301,645	\$381,828	+ 26.6%	\$351,014	\$365,977	+ 4.3%
Percent of Original List Price Received*	90.7%	93.3%	+ 2.9%	96.5%	96.5%	0.0%
List to Close	99	105	+ 6.1%	90	91	+ 1.1%
Days on Market Until Sale	56	53	- 5.4%	41	44	+ 7.3%
Cumulative Days on Market Until Sale	54	59	+ 9.3%	45	47	+ 4.4%
Average List Price	\$276,239	\$392,868	+ 42.2%	\$362,460	\$385,072	+ 6.2%
Inventory of Homes for Sale	171	180	+ 5.3%	--	--	--
Months Supply of Inventory	2.7	2.8	+ 3.7%	--	--	--

* 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

