

# Local Market Update for February 2025

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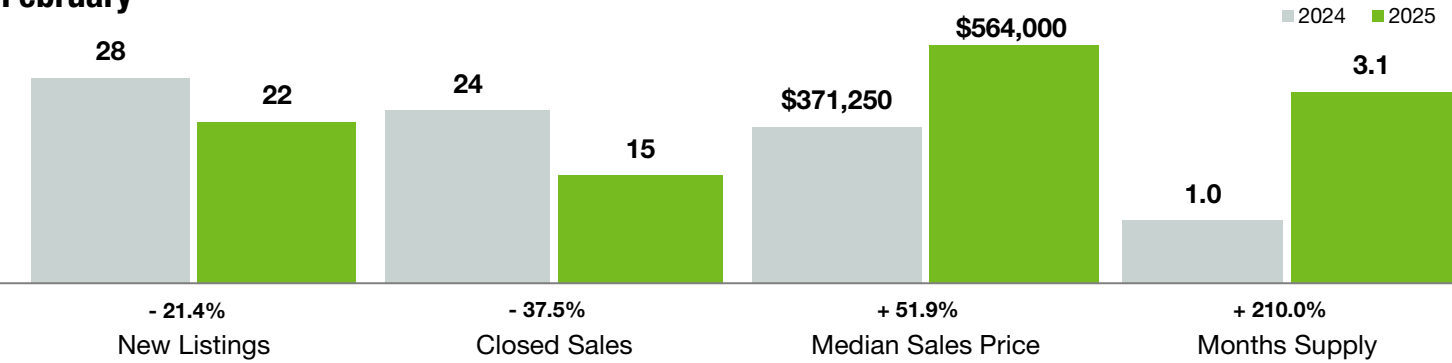
## Tega Cay

South Carolina

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	28	22	- 21.4%	47	42	- 10.6%
Pending Sales	20	11	- 45.0%	46	24	- 47.8%
Closed Sales	24	15	- 37.5%	39	26	- 33.3%
Median Sales Price*	\$371,250	\$564,000	+ 51.9%	\$390,000	\$527,750	+ 35.3%
Average Sales Price*	\$434,007	\$602,782	+ 38.9%	\$456,053	\$566,966	+ 24.3%
Percent of Original List Price Received*	97.2%	97.3%	+ 0.1%	95.9%	96.6%	+ 0.7%
List to Close	78	90	+ 15.4%	87	85	- 2.3%
Days on Market Until Sale	36	46	+ 27.8%	43	41	- 4.7%
Cumulative Days on Market Until Sale	46	49	+ 6.5%	52	45	- 13.5%
Average List Price	\$638,474	\$676,036	+ 5.9%	\$567,690	\$666,938	+ 17.5%
Inventory of Homes for Sale	22	49	+ 122.7%	--	--	--
Months Supply of Inventory	1.0	3.1	+ 210.0%	--	--	--

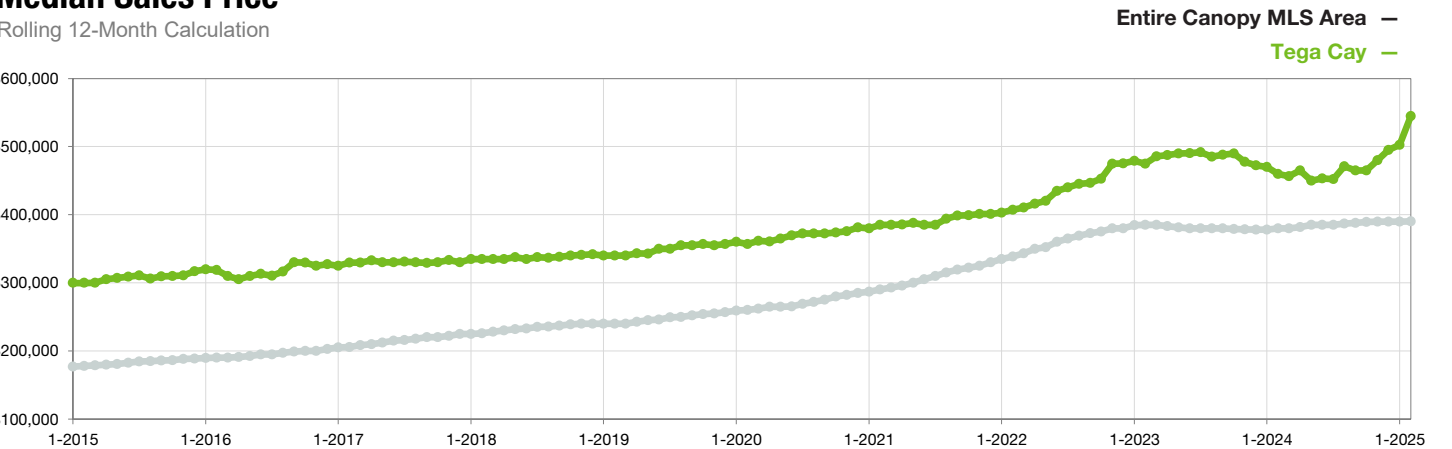
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### February



### Median Sales Price

Rolling 12-Month Calculation



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