

# Local Market Update for August 2025

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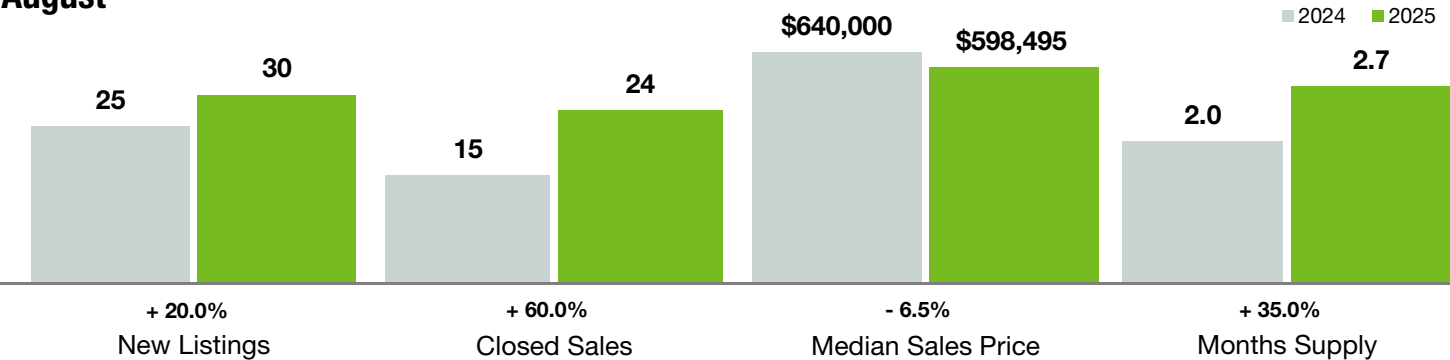
## Tega Cay

South Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	25	30	+ 20.0%	206	214	+ 3.9%
Pending Sales	12	30	+ 150.0%	163	170	+ 4.3%
Closed Sales	15	24	+ 60.0%	167	148	- 11.4%
Median Sales Price*	\$640,000	\$598,495	- 6.5%	\$495,000	\$571,250	+ 15.4%
Average Sales Price*	\$765,533	\$659,810	- 13.8%	\$573,974	\$629,880	+ 9.7%
Percent of Original List Price Received*	97.2%	92.4%	- 4.9%	97.2%	95.9%	- 1.3%
List to Close	51	123	+ 141.2%	72	103	+ 43.1%
Days on Market Until Sale	14	91	+ 550.0%	33	61	+ 84.8%
Cumulative Days on Market Until Sale	14	75	+ 435.7%	34	58	+ 70.6%
Average List Price	\$639,839	\$586,161	- 8.4%	\$641,104	\$668,011	+ 4.2%
Inventory of Homes for Sale	37	51	+ 37.8%	--	--	--
Months Supply of Inventory	2.0	2.7	+ 35.0%	--	--	--

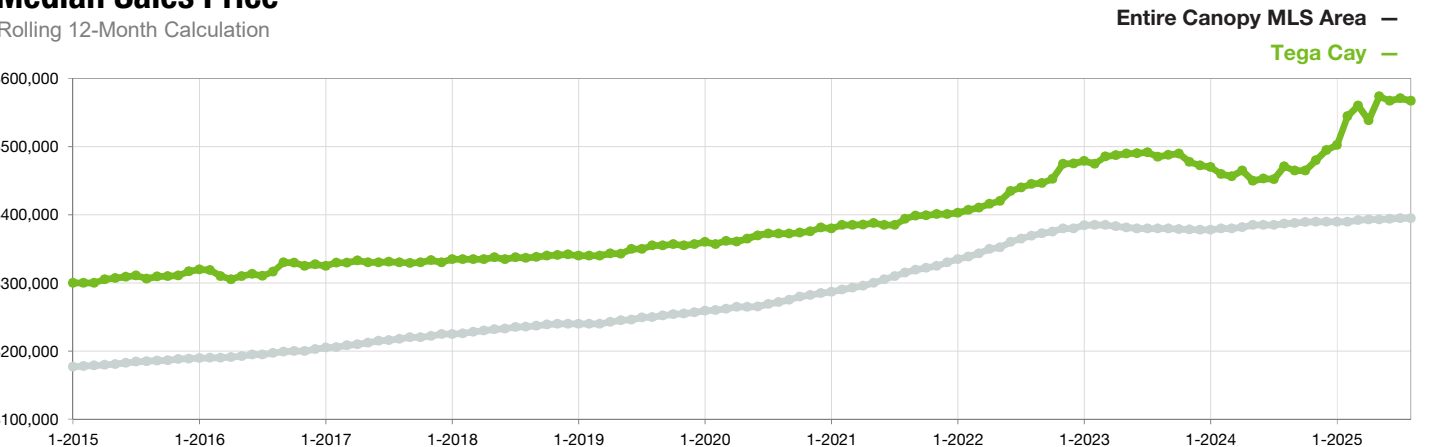
\* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

### August



### Median Sales Price

Rolling 12-Month Calculation



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