

Local Market Update for August 2025

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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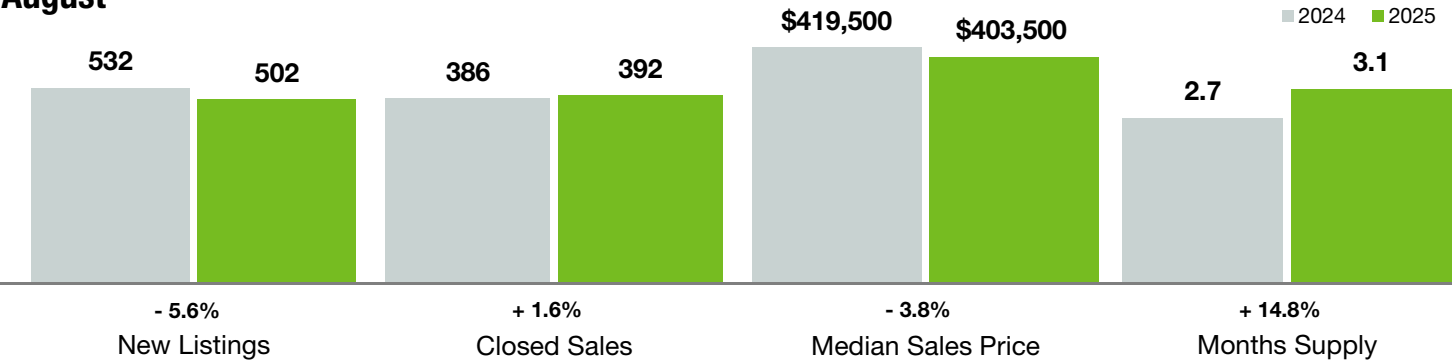
York County

South Carolina

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	Thru 8-2024	Thru 8-2025	Percent Change
New Listings	532	502	- 5.6%	3,847	4,305	+ 11.9%
Pending Sales	359	447	+ 24.5%	2,949	3,219	+ 9.2%
Closed Sales	386	392	+ 1.6%	2,788	2,999	+ 7.6%
Median Sales Price*	\$419,500	\$403,500	- 3.8%	\$393,000	\$410,000	+ 4.3%
Average Sales Price*	\$494,852	\$489,635	- 1.1%	\$462,015	\$482,802	+ 4.5%
Percent of Original List Price Received*	96.3%	95.4%	- 0.9%	97.0%	96.1%	- 0.9%
List to Close	75	88	+ 17.3%	80	92	+ 15.0%
Days on Market Until Sale	32	48	+ 50.0%	36	49	+ 36.1%
Cumulative Days on Market Until Sale	34	53	+ 55.9%	38	55	+ 44.7%
Average List Price	\$485,363	\$475,182	- 2.1%	\$487,450	\$508,684	+ 4.4%
Inventory of Homes for Sale	898	1,146	+ 27.6%	--	--	--
Months Supply of Inventory	2.7	3.1	+ 14.8%	--	--	--

* 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.

August



Median Sales Price

Rolling 12-Month Calculation

