

# Local Market Update for October 2025

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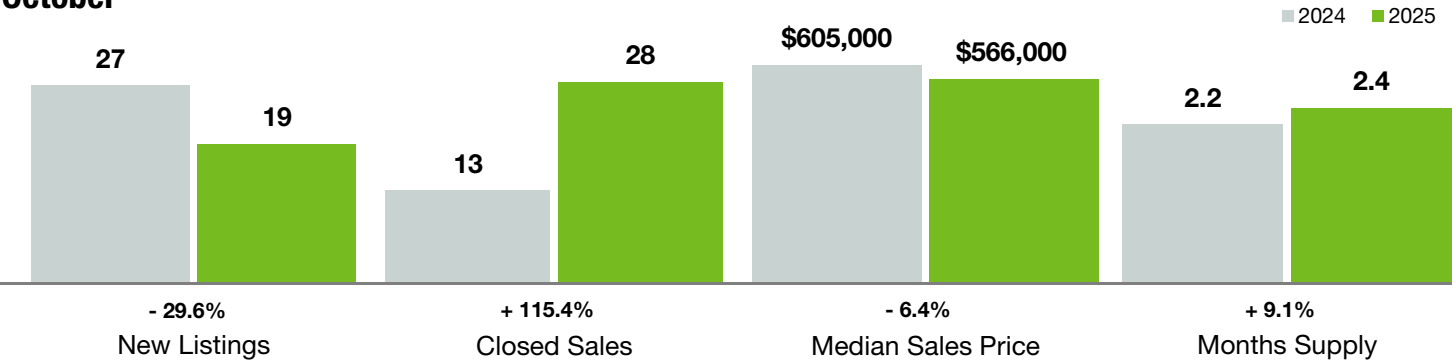
## Tega Cay

South Carolina

| Key Metrics                              | October   |           |                | Year to Date |              |                |
|------------------------------------------|-----------|-----------|----------------|--------------|--------------|----------------|
|                                          | 2024      | 2025      | Percent Change | Thru 10-2024 | Thru 10-2025 | Percent Change |
| New Listings                             | 27        | 19        | - 29.6%        | 254          | 261          | + 2.8%         |
| Pending Sales                            | 12        | 10        | - 16.7%        | 195          | 206          | + 5.6%         |
| Closed Sales                             | 13        | 28        | + 115.4%       | 193          | 211          | + 9.3%         |
| Median Sales Price*                      | \$605,000 | \$566,000 | - 6.4%         | \$495,000    | \$585,000    | + 18.2%        |
| Average Sales Price*                     | \$590,720 | \$639,049 | + 8.2%         | \$572,203    | \$655,963    | + 14.6%        |
| Percent of Original List Price Received* | 96.2%     | 94.6%     | - 1.7%         | 97.1%        | 95.4%        | - 1.8%         |
| List to Close                            | 63        | 128       | + 103.2%       | 70           | 108          | + 54.3%        |
| Days on Market Until Sale                | 24        | 91        | + 279.2%       | 32           | 65           | + 103.1%       |
| Cumulative Days on Market Until Sale     | 29        | 57        | + 96.6%        | 33           | 59           | + 78.8%        |
| Average List Price                       | \$601,431 | \$634,426 | + 5.5%         | \$635,704    | \$657,902    | + 3.5%         |
| Inventory of Homes for Sale              | 40        | 47        | + 17.5%        | --           | --           | --             |
| Months Supply of Inventory               | 2.2       | 2.4       | + 9.1%         | --           | --           | --             |

\* 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.

### October



### Median Sales Price

Rolling 12-Month Calculation

