

Local Market Update for August 2026

A RESEARCH TOOL PROVIDED BY THE CANOPY REALTOR® ASSOCIATION
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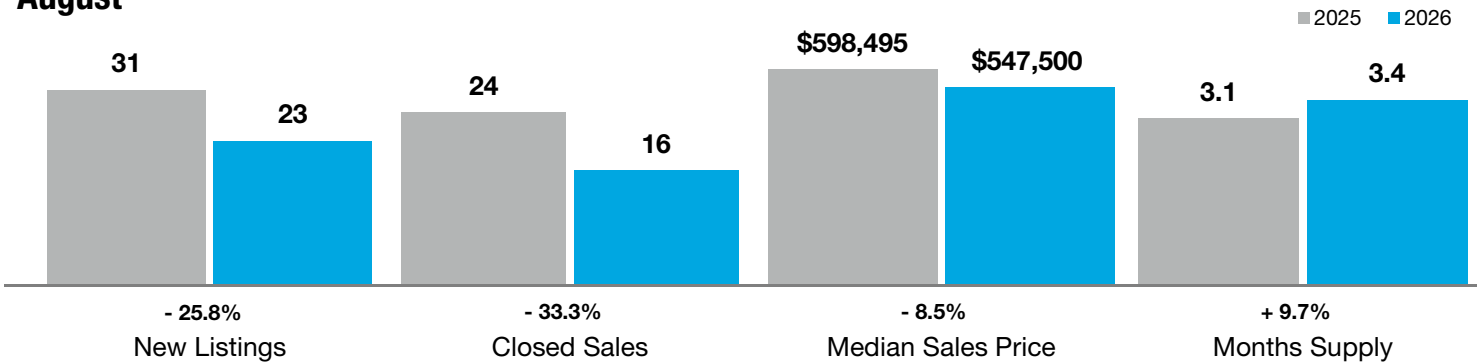
Tega Cay

South Carolina

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	Thru 8-2025	Thru 8-2026	Percent Change
New Listings	31	23	- 25.8%	219	199	- 9.1%
Pending Sales	28	20	- 28.6%	169	144	- 14.8%
Closed Sales	24	16	- 33.3%	148	137	- 7.4%
Median Sales Price*	\$598,495	\$547,500	- 8.5%	\$571,250	\$601,160	+ 5.2%
Average Sales Price*	\$659,810	\$610,531	- 7.5%	\$629,880	\$638,668	+ 1.4%
Percent of Original List Price Received*	92.4%	96.4%	+ 4.3%	95.9%	96.8%	+ 0.9%
List to Close	123	94	- 23.6%	103	101	- 1.9%
Days on Market Until Sale	91	44	- 51.6%	61	53	- 13.1%
Cumulative Days on Market Until Sale	75	70	- 6.7%	58	57	- 1.7%
Average List Price	\$575,295	\$634,590	+ 10.3%	\$663,892	\$640,629	- 3.5%
Inventory of Homes for Sale	58	57	- 1.7%	--	--	--
Months Supply of Inventory	3.1	3.4	+ 9.7%	--	--	--

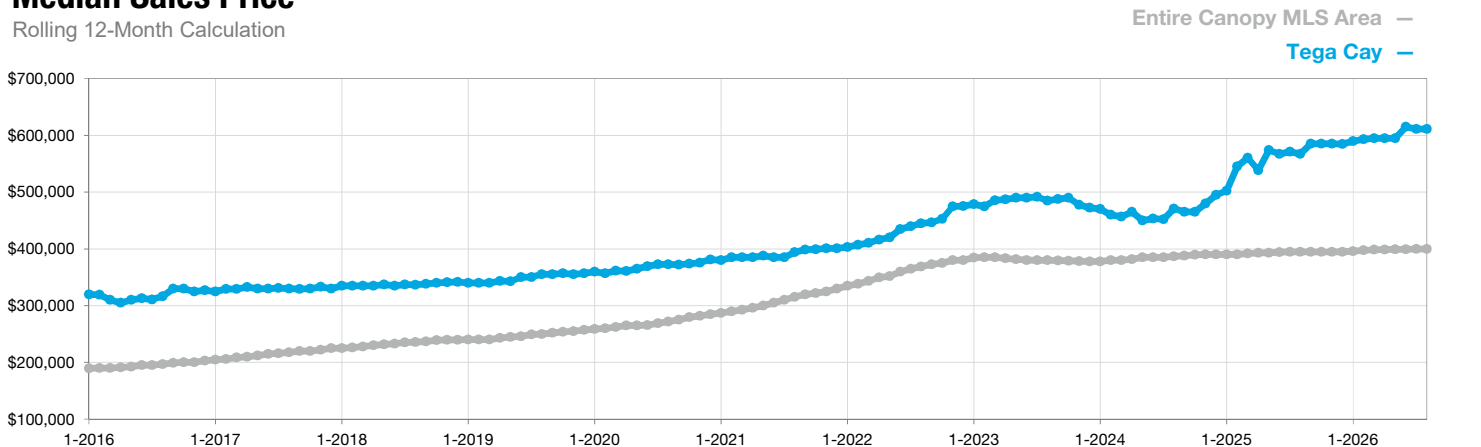
* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



Current as of September 5, 2026. All data from Canopy MLS, Inc. Report provided by the Canopy Realtor® Association. Report © 2026 ShowingTime Plus, LLC.