

# Local Market Update – August 2012

A RESEARCH TOOL PROVIDED BY THE WESTERN UPSTATE ASSOCIATION OF REALTORS®



## Clemson

**- 29.6%**

Change in  
New Listings

**- 36.8%**

Change in  
Closed Sales

**- 2.2%**

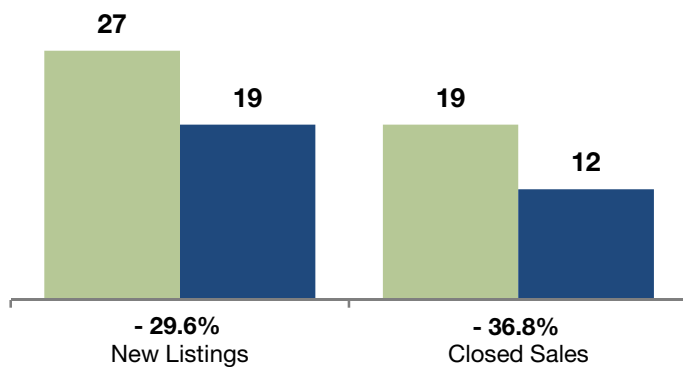
Change in  
Median Sales Price

	August			Year to Date		
	2011	2012	+ / -	2011	2012	+ / -
New Listings	27	19	- 29.6%	223	196	- 12.1%
Closed Sales	19	12	- 36.8%	114	127	+ 11.4%
Median Sales Price*	\$150,000	<b>\$146,750</b>	- 2.2%	\$145,000	<b>\$137,500</b>	- 5.2%
Percent of List Price Received*	90.6%	<b>94.3%</b>	+ 4.2%	91.2%	<b>93.4%</b>	+ 2.4%
Days on Market Until Sale	164	138	- 16.0%	161	151	- 5.9%
Inventory of Homes for Sale	173	141	- 18.5%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

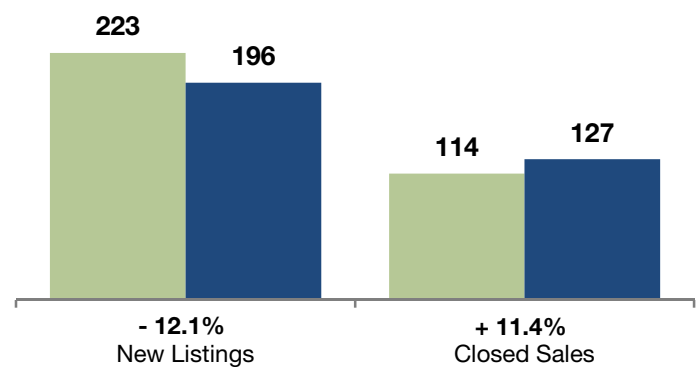
### August

■ 2011 ■ 2012



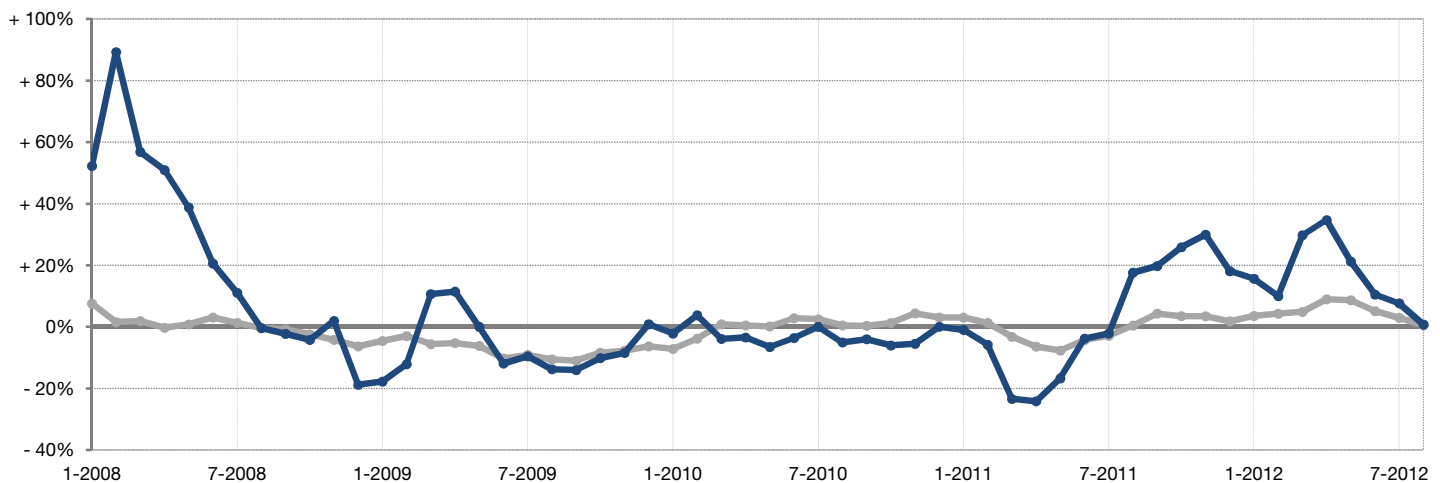
### Year to Date

■ 2011 ■ 2012



### Change in Median Sales Price from Prior Year (6-Month Average)\*\*

All MLS — Clemson —



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | All data from the Western Upstate Association of REALTORS® Multiple Listing Service. | Sponsored by South Carolina REALTORS®. | Powered by 10K Research and Marketing.