

Local Market Update – July 2012

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



Clemson

+ 33.3%

Change in
New Listings

+ 75.0%

Change in
Closed Sales

- 12.7%

Change in
Median Sales Price

July

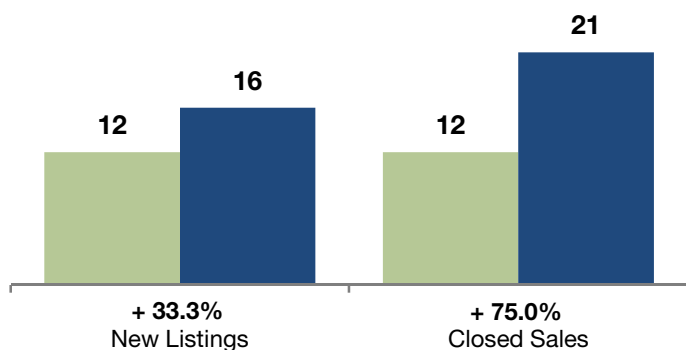
Year to Date

	2011	2012	+ / -	2011	2012	+ / -
New Listings	12	16	+ 33.3%	196	177	- 9.7%
Closed Sales	12	21	+ 75.0%	95	115	+ 21.1%
Median Sales Price*	\$177,000	\$154,500	- 12.7%	\$145,000	\$135,000	- 6.9%
Percent of List Price Received*	94.6%	94.3%	- 0.3%	91.3%	93.3%	+ 2.2%
Days on Market Until Sale	137	140	+ 2.4%	160	153	- 4.7%
Inventory of Homes for Sale	195	140	- 28.2%	--	--	--

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

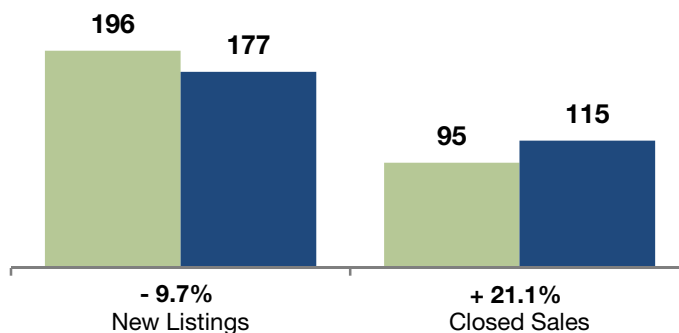
July

■ 2011 ■ 2012



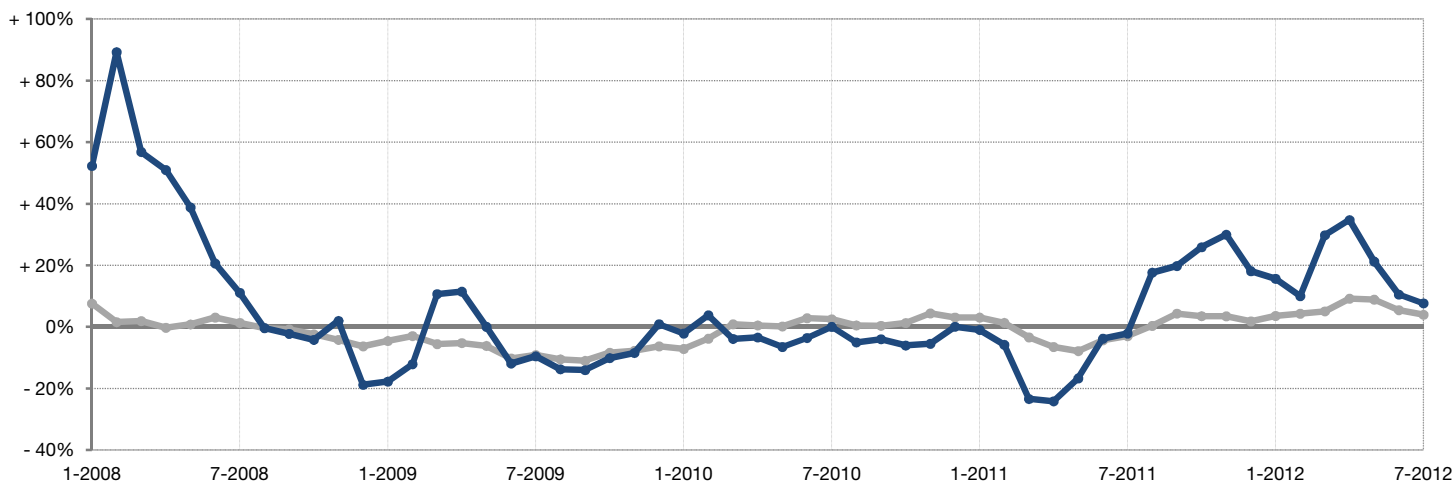
Year to Date

■ 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.