

Absorption Rates in the Most Active Areas

Total MLS closed sales through 9/30/25		12,519	
<u>Area</u>	<u>Sales</u>	<u>Absorption Rate (months)</u>	
MLS 41 Mt Pleasant North of IOP	829	2.4	
MLS 73 Goose Creek/Moncks Corner	400	2.5	
MLS 11 West Ashley Inside 526	373	2.5	
MLS 61 North Charleston/SV/Ladson	576	2.6	
MLS 12 West Ashley outside 526	609	2.8	
MLS 74 <u>Jedburg/Black Tom Road</u>	2,039	2.8	
MLS 72 Goose Creek	620	2.9	
MLS 42 Mt Pleasant/South of IOP	644	3.0	
MLS 21 James Island	506	3.1	
MLS 76 Moncks Corner above Oakley Rd	391	3.3	
MLS 63 Summerville/Ridgeville	1,402	3.3	
MLS 23 Johns Island	555	3.4	
MLS 32 North Charleston outside 526	552	3.8	
<u>MLS 62 Summerville/Ladson/Hwy 165</u>	<u>358</u>	<u>4.8</u>	
Total ALL MLS areas:		3.2	

**A balanced market is 5 months worth of inventory. We are well below that number.*