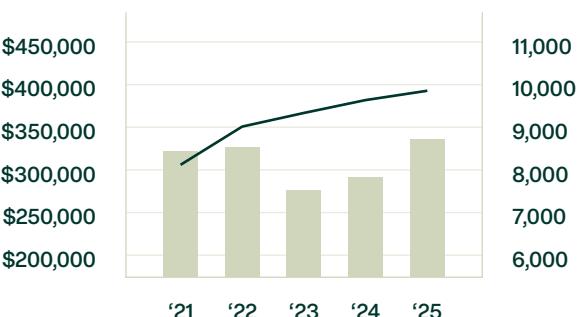


## GREENVILLE MSA OVERVIEW

	2025	2024	% CHG
Total Sales	8,735	7,979	9.5%
Price per Sq. Ft.	\$185	\$225	-17.8%
Days on Market	52	49	6.1%
Avg. Sales Price	\$394,765	\$379,377	4.1%
Total Volume	\$3,448,280,936	\$3,027,054,186	13.9%

— AVERAGE PRICE ■ TOTAL SALES



## FOUNTAIN INN

	2025	2024	% CHG
Total Sales	248	274	-9.5%
Price per Sq. Ft.	\$168	\$169	-0.6%
Days on Market	52	55	-5.5%
Avg. Sales Price	\$358,903	\$362,521	-1.0%
Total Volume	\$89,008,041	\$99,330,863	-10.4%

## GREER

	2025	2024	% CHG
Total Sales	714	621	15.0%
Price per Sq. Ft.	\$185	\$182	1.6%
Days on Market	48	49	-2.0%
Avg. Sales Price	\$426,348	\$411,868	3.5%
Total Volume	\$304,412,886	\$255,770,410	19.0%

## GREENVILLE, SC

# Market Performance at a Glance

The first half of 2025 brought signs of market normalization across our region. After years of tight inventory and rapid price growth, we're seeing more balance between buyers and sellers. New listings are up, and inventory has grown to a 4.6-month supply—giving buyers more options than they've had in years.

Even with this shift, homes are still moving. Median days on market remain steady, and prices continue to climb modestly. Higher interest rates have made buyers more selective, but also more strategic. This creates opportunities—for those who are prepared. Sellers need to make their listings stand out, especially against new construction. Clean presentation, strategic pricing, and savvy marketing matter more than ever.

At Nest Realty, our agents are equipped to help you navigate this evolving market with clarity and confidence. Whether you're buying or selling, our team is focused on your success—not just closing the deal. We'll make sure you're informed on every market trend that matters and help you position yourself for the best possible outcome.

## GREENVILLE

	2025	2024	% CHG
Total Sales	1,359	1,345	1.0%
Price per Sq. Ft.	\$237	\$228	3.9%
Days on Market	48	41	17.1%
Avg. Sales Price	\$502,646	\$469,800	7.0%
Total Volume	\$683,096,216	\$631,882,270	8.1%

## DOWNTOWN GREENVILLE

	2025	2024	% CHG
Total Sales	88	98	-10.2%
Price per Sq. Ft.	\$442	\$397	11.3%
Days on Market*	131	43	204.7%
Avg. Sales Price	\$862,144	\$722,064	19.4%
Total Volume	\$75,868,726	\$70,762,345	7.2%

\*Days on Market elevated due to delayed closings from long-listed condo projects.

## EASTSIDE

	2025	2024	% CHG
Total Sales	513	503	2.0%
Price per Sq. Ft.	\$191	\$193	-1.0%
Days on Market	38	38	0%
Avg. Sales Price	\$418,250	\$417,646	0.1%
Total Volume	\$214,562,684	\$210,075,974	2.1%

## ANDERSON

	2025	2024	% CHG
Total Sales	540	591	-8.6%
Price per Sq. Ft.	\$166	\$157	5.7%
Days on Market	67	53	26.4%
Avg. Sales Price	\$326,774	\$300,647	8.7%
Total Volume	\$176,457,960	\$177,682,372	-0.7%

## SIMPSONVILLE

	2025	2024	% CHG
Total Sales	831	849	-2.1%
Price per Sq. Ft.	\$178	\$177	0.6%
Days on Market	47	47	0%
Avg. Sales Price	\$433,629	\$409,309	5.9%
Total Volume	\$360,346,005	\$347,503,821	3.7%

## FIVE FORKS

	2025	2024	% CHG
Total Sales	460	485	-5.2%
Price per Sq. Ft.	\$184	\$181	1.7%
Days on Market	39	45	-13.3%
Avg. Sales Price	\$471,388	\$447,867	5.3%
Total Volume	\$216,838,704	\$212,215,751	2.2%

## TRAVELERS REST

	2025	2024	% CHG
Total Sales	193	142	35.9%
Price per Sq. Ft.	\$220	\$219	0.5%
Days on Market	44	35	25.7%
Avg. Sales Price	\$534,413	\$477,980	11.8%
Total Volume	\$103,141,722	\$67,873,257	52.0%

## GREATER SPARTANBURG

	2025	2024	% CHG
Total Sales	3,492	3,016	15.8%
Price per Sq. Ft.	\$162	\$171	-5.3%
Days on Market	43	38	13.2%
Avg. Sales Price	\$314,549	\$317,137	-0.8%
Total Volume	\$1,098,407,890	\$956,485,619	14.8%

## TOTAL SALES

**8,735**

+ 9.5% Year Over Year

## DAYS ON MARKET

**52**

+6.1% Year Over Year

## AVERAGE SALES PRICE

**\$394,765**

+4.1% Year Over Year

## NEW LISTINGS

**14,101**

+13.9% Year Over Year