Housing Supply Overview

A RESEARCH TOOL PROVIDED BY SOUTH CAROLINA REALTORS®

GREATER GREENVILLE ASSOCIATION OF REALTORS®

October 2026

Pending home sales fell 11.3 percent from a year earlier in September and 7.3 percent from August, with declines in all four regions, according to the National Association of REALTORS®. The West had the largest decreases, down 15.0 percent from a year earlier and 9.2 percent from August. For the 12-month period spanning November 2025 through October 2026, Pending Sales in the Greater Greenville Association of REALTORS® region improved 1.5 percent overall. The price range with the largest pending sales gain was the $1,000,001 and Above range, where sales increased 16.2 percent.

The overall Median Sales Price were fairly even at $320,000. The property type with the largest gain was the Single-Family Homes segment, where prices rose 1.5 percent to $335,000. The price range that tended to sell the quickest was the $500,001 to $750,000 range at 51 days. The price range that tended to sell the slowest was the $1,000,001 and Above range at 66 days.

Market-wide, inventory levels increased 10.4 percent. The property type with the largest gain was the Condos segment, where the number of properties for sale were up 11.8 percent. That amounts to 4.4 months of inventory for Single-Family Homes and 4.9 months of inventory for Condos.

Quick Facts

+ 16.2%	+ 3.1%	+ 13.1%
Price Range with Strongest Sales: **$1,000,001 and Above**	Bedroom Count with Strongest Sales: **4 Bedrooms or More**	Property Type With Strongest Sales: **Condos**

Pending Sales	2
Closed Sales	3
Days On Market Until Sale	4
Median Sales Price	5
Percent of List Price Received	6
Inventory of Homes for Sale	7
Months Supply of Inventory	8

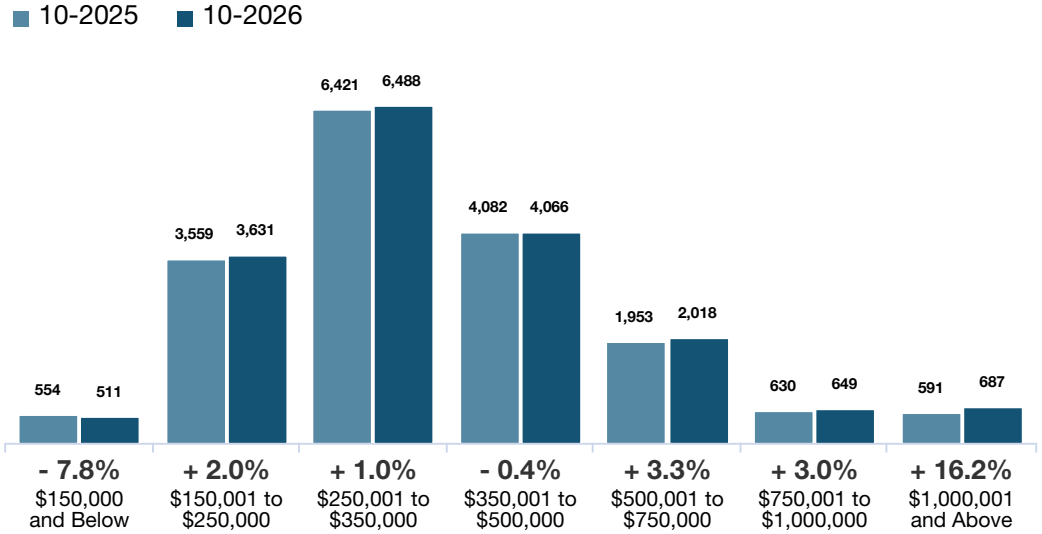
Current as of November 10, 2026. All data from the Greater Greenville Association of REALTORS® Multiple Listing Service. Provided by South Carolina REALTORS®. Report © 2026 ShowingTime Plus, LLC.

Pending Sales

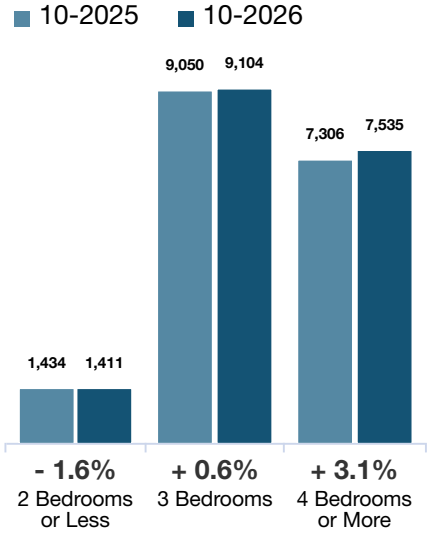
A count of properties on which offers have been accepted. **Based on a rolling 12-month total.**

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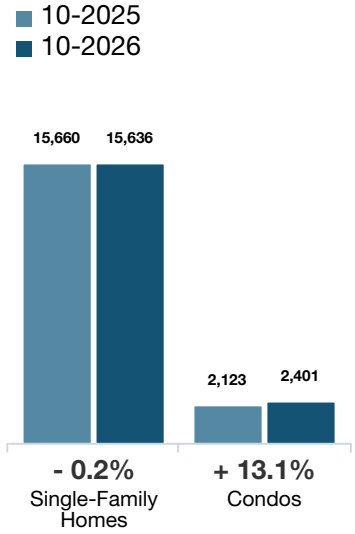
By Price Range



By Bedroom Count



By Property Type



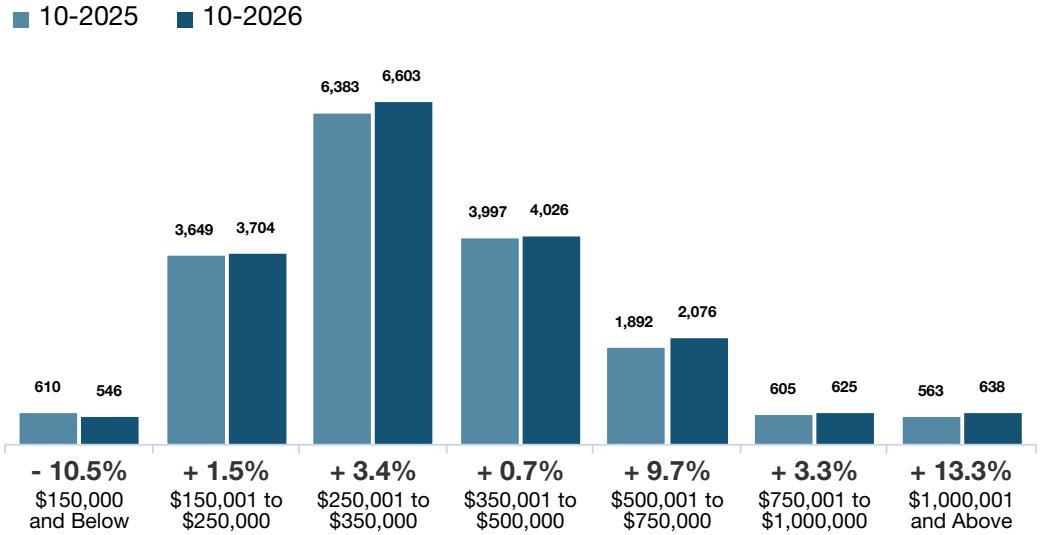
	All Properties			Single-Family Homes			Condos		
By Price Range	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
$150,000 and Below	554	511	- 7.8%	518	464	- 10.4%	36	46	+ 27.8%
$150,001 to $250,000	3,559	3,631	+ 2.0%	2,479	2,341	- 5.6%	1,079	1,286	+ 19.2%
$250,001 to $350,000	6,421	6,488	+ 1.0%	5,717	5,770	+ 0.9%	702	716	+ 2.0%
$350,001 to $500,000	4,082	4,066	- 0.4%	3,927	3,895	- 0.8%	155	170	+ 9.7%
$500,001 to $750,000	1,953	2,018	+ 3.3%	1,855	1,934	+ 4.3%	96	82	- 14.6%
$750,001 to $1,000,000	630	649	+ 3.0%	603	604	+ 0.2%	26	44	+ 69.2%
$1,000,001 and Above	591	687	+ 16.2%	561	628	+ 11.9%	29	57	+ 96.6%
All Price Ranges	**17,790**	**18,050**	**+ 1.5%**	**15,660**	**15,636**	**- 0.2%**	**2,123**	**2,401**	**+ 13.1%**
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	1,434	1,411	- 1.6%	1,027	983	- 4.3%	406	422	+ 3.9%
3 Bedrooms	9,050	9,104	+ 0.6%	7,449	7,227	- 3.0%	1,599	1,874	+ 17.2%
4 Bedrooms or More	7,306	7,535	+ 3.1%	7,184	7,426	+ 3.4%	118	105	- 11.0%
All Bedroom Counts	**17,790**	**18,050**	**+ 1.5%**	**15,660**	**15,636**	**- 0.2%**	**2,123**	**2,401**	**+ 13.1%**

Closed Sales

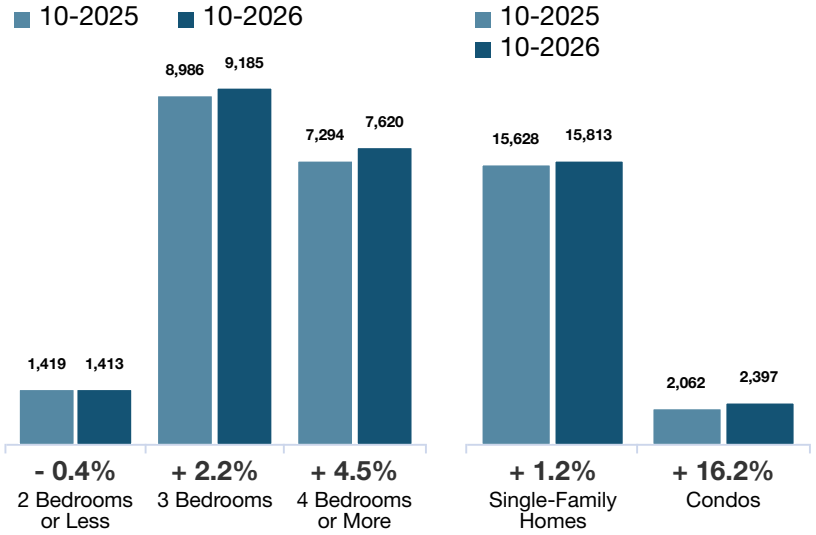
A count of the actual sales that closed. **Based on a rolling 12-month total.**

GREATER GREENVILLE ASSOCIATION OF REALTORS®

By Price Range



By Bedroom Count



By Property Type

	All Properties			Single-Family Homes			Condos		
By Price Range	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
$150,000 and Below	610	546	- 10.5%	561	488	- 13.0%	49	56	+ 14.3%
$150,001 to $250,000	3,649	3,704	+ 1.5%	2,603	2,404	- 7.6%	1,044	1,297	+ 24.2%
$250,001 to $350,000	6,383	6,603	+ 3.4%	5,706	5,876	+ 3.0%	676	727	+ 7.5%
$350,001 to $500,000	3,997	4,026	+ 0.7%	3,842	3,871	+ 0.8%	154	154	0.0%
$500,001 to $750,000	1,892	2,076	+ 9.7%	1,812	1,981	+ 9.3%	78	94	+ 20.5%
$750,001 to $1,000,000	605	625	+ 3.3%	577	589	+ 2.1%	27	36	+ 33.3%
$1,000,001 and Above	563	638	+ 13.3%	527	604	+ 14.6%	34	33	- 2.9%
All Price Ranges	**17,699**	**18,218**	**+ 2.9%**	**15,628**	**15,813**	**+ 1.2%**	**2,062**	**2,397**	**+ 16.2%**
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	1,419	1,413	- 0.4%	1,019	992	- 2.6%	398	418	+ 5.0%
3 Bedrooms	8,986	9,185	+ 2.2%	7,441	7,307	- 1.8%	1,543	1,875	+ 21.5%
4 Bedrooms or More	7,294	7,620	+ 4.5%	7,168	7,514	+ 4.8%	121	104	- 14.0%
All Bedroom Counts	**17,699**	**18,218**	**+ 2.9%**	**15,628**	**15,813**	**+ 1.2%**	**2,062**	**2,397**	**+ 16.2%**

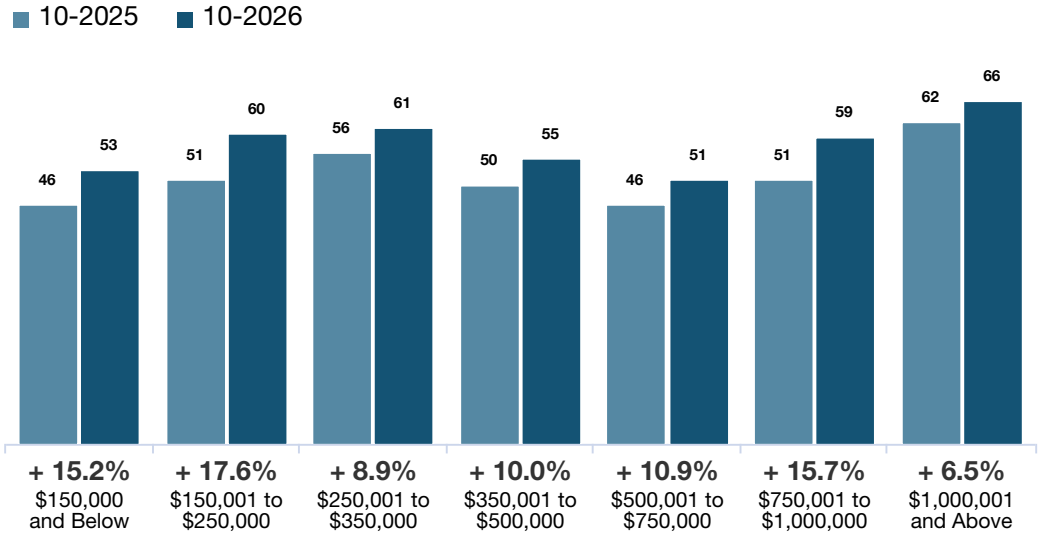
Days On Market Until Sale

Average number of days between when a property is listed and when an offer is accepted.

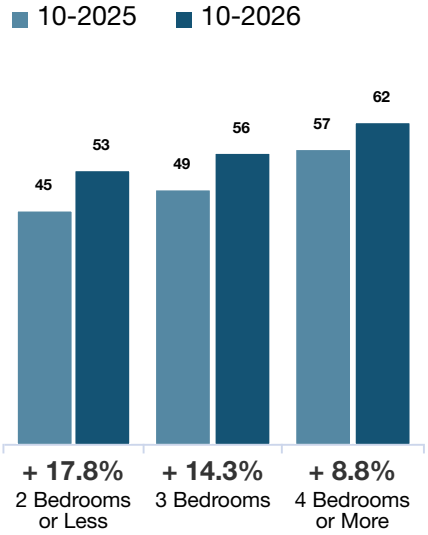
Based on a rolling 12-month average.

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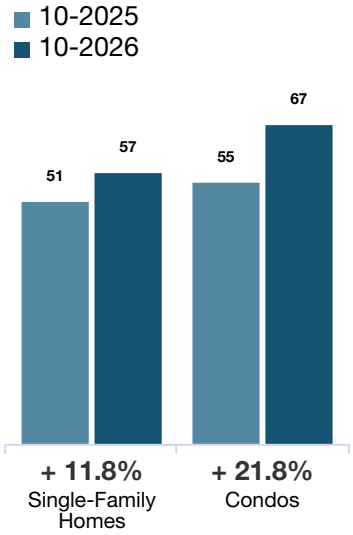
By Price Range



By Bedroom Count



By Property Type



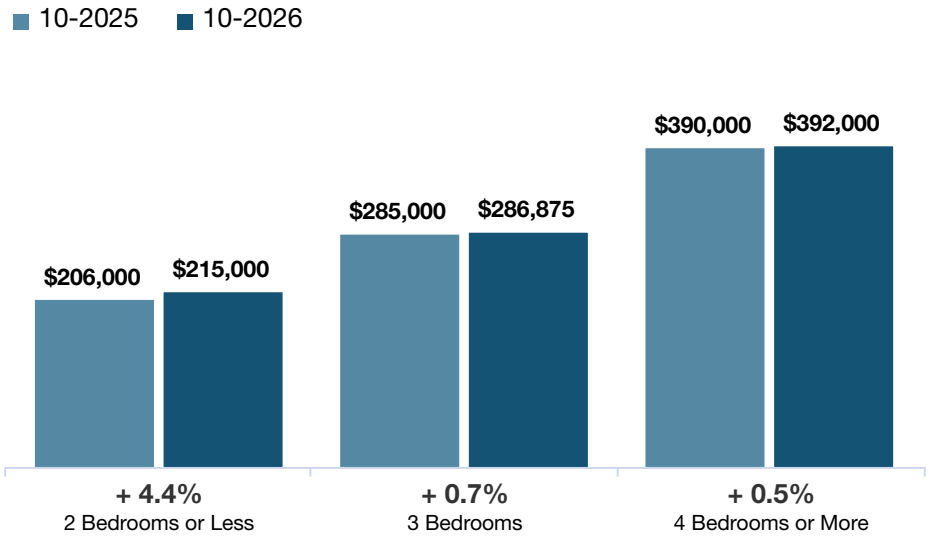
	All Properties			Single-Family Homes			Condos		
By Price Range	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
$150,000 and Below	46	53	+ 15.2%	44	52	+ 18.2%	75	64	- 14.7%
$150,001 to $250,000	51	60	+ 17.6%	48	54	+ 12.5%	56	70	+ 25.0%
$250,001 to $350,000	56	61	+ 8.9%	56	60	+ 7.1%	50	66	+ 32.0%
$350,001 to $500,000	50	55	+ 10.0%	49	55	+ 12.2%	55	56	+ 1.8%
$500,001 to $750,000	46	51	+ 10.9%	45	51	+ 13.3%	64	52	- 18.8%
$750,001 to $1,000,000	51	59	+ 15.7%	50	58	+ 16.0%	76	76	0.0%
$1,000,001 and Above	62	66	+ 6.5%	60	67	+ 11.7%	99	49	- 50.5%
All Price Ranges	**52**	**58**	**+ 11.5%**	**51**	**57**	**+ 11.8%**	**55**	**67**	**+ 21.8%**
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	45	53	+ 17.8%	41	50	+ 22.0%	54	59	+ 9.3%
3 Bedrooms	49	56	+ 14.3%	48	53	+ 10.4%	56	69	+ 23.2%
4 Bedrooms or More	57	62	+ 8.8%	57	62	+ 8.8%	48	61	+ 27.1%
All Bedroom Counts	**52**	**58**	**+ 11.5%**	**51**	**57**	**+ 11.8%**	**55**	**67**	**+ 21.8%**

Median Sales Price

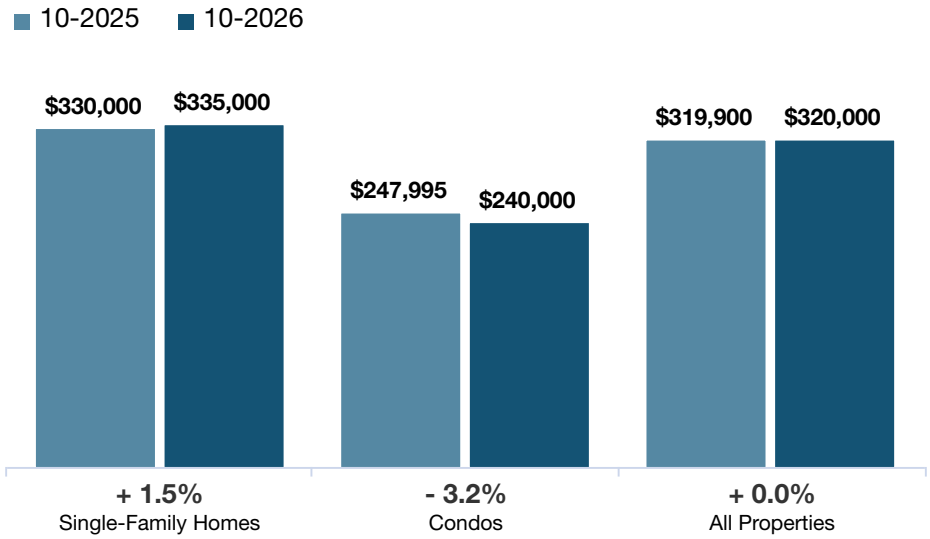
Median price point for all closed sales, not accounting for seller concessions. **Based on a rolling 12-month median.**

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By Bedroom Count



By Property Type



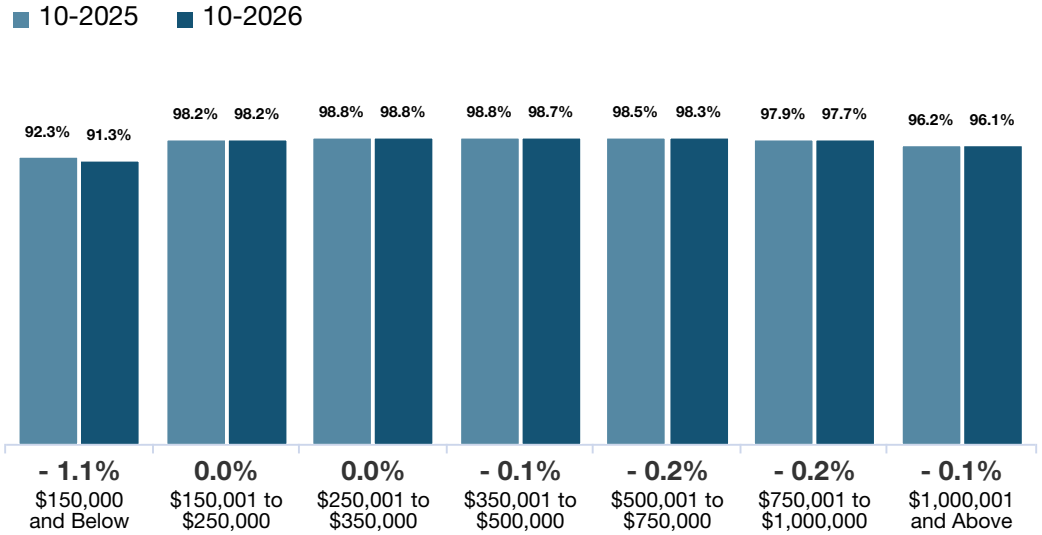
	All Properties			Single-Family Homes			Condos		
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	$206,000	$215,000	+ 4.4%	$200,000	$205,500	+ 2.8%	$225,000	$235,813	+ 4.8%
3 Bedrooms	$285,000	$286,875	+ 0.7%	$296,000	$300,000	+ 1.4%	$247,400	$239,900	- 3.0%
4 Bedrooms or More	$390,000	$392,000	+ 0.5%	$393,175	$394,957	+ 0.5%	$300,640	$313,250	+ 4.2%
All Bedroom Counts	**$319,900**	**$320,000**	**+ 0.0%**	**$330,000**	**$335,000**	**+ 1.5%**	**$247,995**	**$240,000**	**- 3.2%**

Percent of List Price Received

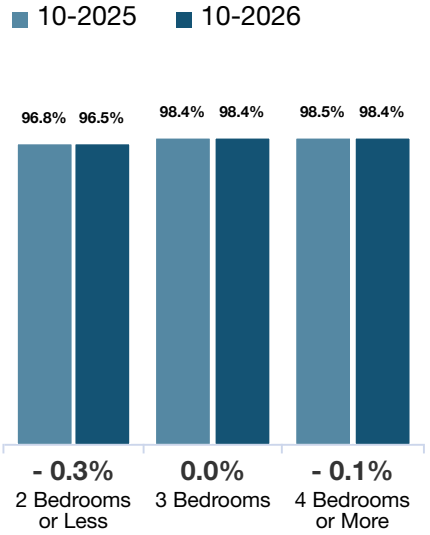
Percentage found when dividing a property's sales price by its last list price, then taking the average for all properties sold, not accounting for seller concessions. **Based on a rolling 12-month average.**

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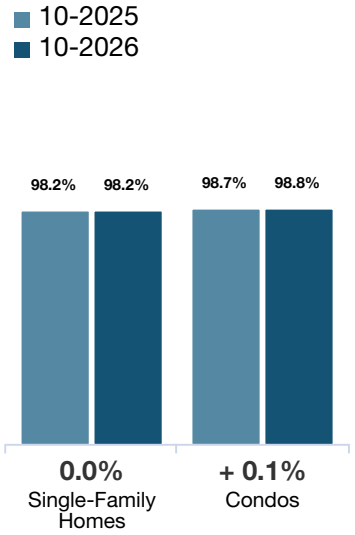
By Price Range



By Bedroom Count



By Property Type



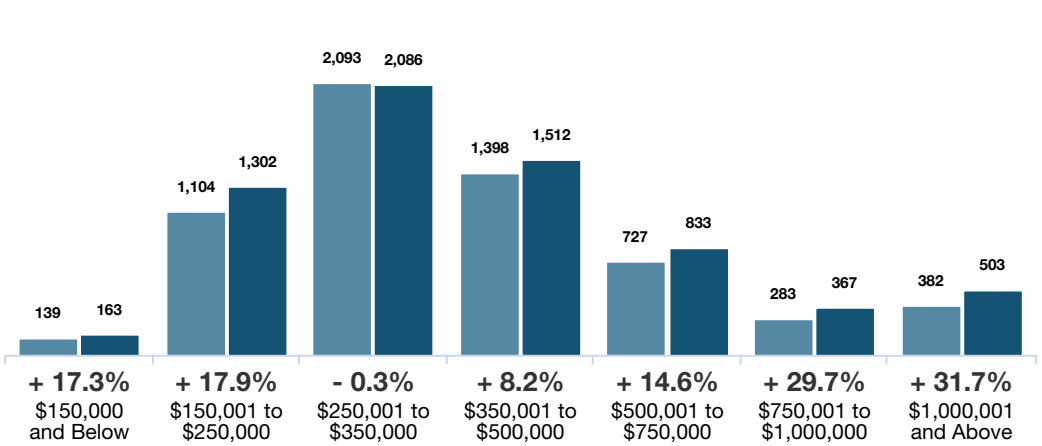
	All Properties			Single-Family Homes			Condos		
By Price Range	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
$150,000 and Below	92.3%	91.3%	- 1.1%	92.1%	91.2%	- 1.0%	94.2%	92.4%	- 1.9%
$150,001 to $250,000	98.2%	98.2%	0.0%	98.0%	97.8%	- 0.2%	98.6%	99.0%	+ 0.4%
$250,001 to $350,000	98.8%	98.8%	0.0%	98.7%	98.7%	0.0%	99.2%	99.4%	+ 0.2%
$350,001 to $500,000	98.8%	98.7%	- 0.1%	98.8%	98.7%	- 0.1%	98.7%	98.2%	- 0.5%
$500,001 to $750,000	98.5%	98.3%	- 0.2%	98.5%	98.3%	- 0.2%	99.1%	99.2%	+ 0.1%
$750,001 to $1,000,000	97.9%	97.7%	- 0.2%	97.9%	97.8%	- 0.1%	97.1%	96.8%	- 0.3%
$1,000,001 and Above	96.2%	96.1%	- 0.1%	96.1%	96.1%	0.0%	97.9%	96.0%	- 1.9%
All Price Ranges	**98.3%**	**98.2%**	**- 0.1%**	**98.2%**	**98.2%**	**0.0%**	**98.7%**	**98.8%**	**+ 0.1%**
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	96.8%	96.5%	- 0.3%	96.6%	96.3%	- 0.3%	97.5%	97.1%	- 0.4%
3 Bedrooms	98.4%	98.4%	0.0%	98.2%	98.1%	- 0.1%	99.0%	99.2%	+ 0.2%
4 Bedrooms or More	98.5%	98.4%	- 0.1%	98.5%	98.4%	- 0.1%	98.3%	98.4%	+ 0.1%
All Bedroom Counts	**98.3%**	**98.2%**	**- 0.1%**	**98.2%**	**98.2%**	**0.0%**	**98.7%**	**98.8%**	**+ 0.1%**

Inventory of Homes for Sale

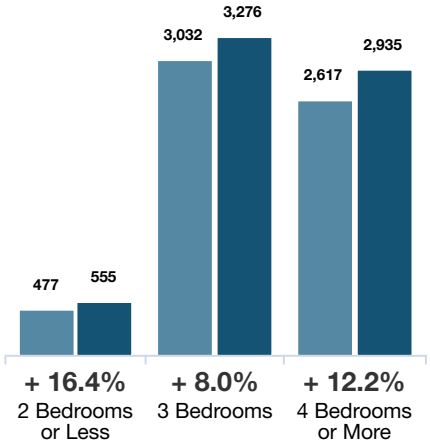
The number of properties available for sale in active status at the end of the most recent month. **Based on one month of activity.**

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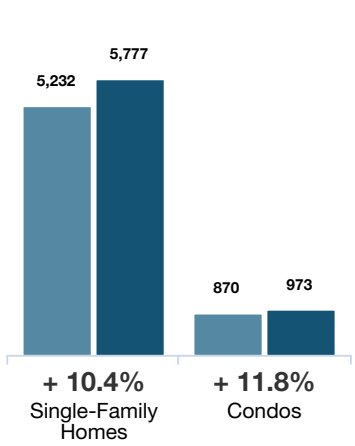
By Price Range



By Bedroom Count



By Property Type



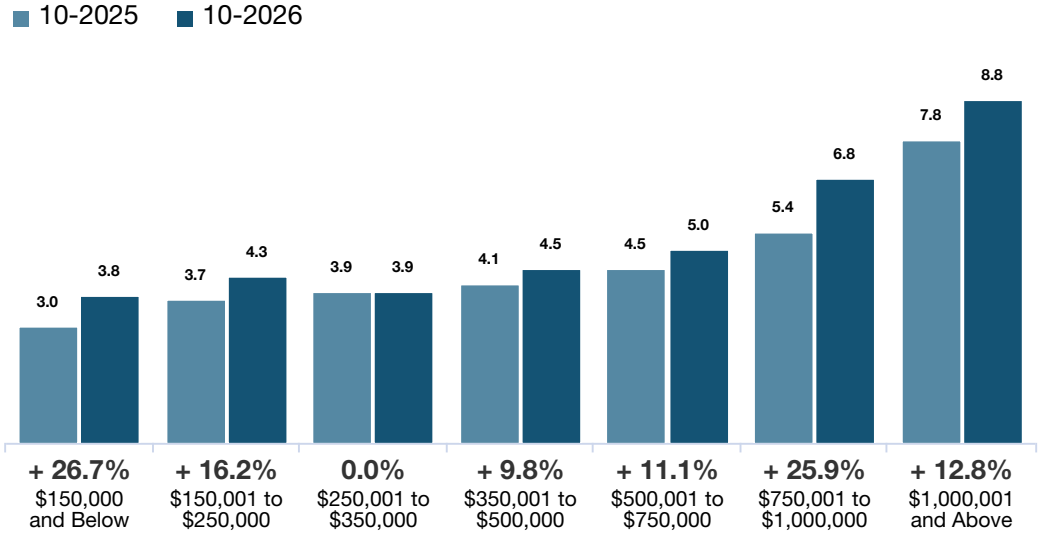
	All Properties			Single-Family Homes			Condos		
By Price Range	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
$150,000 and Below	139	163	+ 17.3%	119	150	+ 26.1%	15	12	- 20.0%
$150,001 to $250,000	1,104	1,302	+ 17.9%	683	806	+ 18.0%	418	495	+ 18.4%
$250,001 to $350,000	2,093	2,086	- 0.3%	1,815	1,792	- 1.3%	275	291	+ 5.8%
$350,001 to $500,000	1,398	1,512	+ 8.2%	1,310	1,437	+ 9.7%	83	74	- 10.8%
$500,001 to $750,000	727	833	+ 14.6%	691	784	+ 13.5%	35	46	+ 31.4%
$750,001 to $1,000,000	283	367	+ 29.7%	265	337	+ 27.2%	15	28	+ 86.7%
$1,000,001 and Above	382	503	+ 31.7%	349	471	+ 35.0%	29	27	- 6.9%
All Price Ranges	**6,126**	**6,766**	**+ 10.4%**	**5,232**	**5,777**	**+ 10.4%**	**870**	**973**	**+ 11.8%**
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	477	555	+ 16.4%	307	381	+ 24.1%	156	168	+ 7.7%
3 Bedrooms	3,032	3,276	+ 8.0%	2,340	2,528	+ 8.0%	685	743	+ 8.5%
4 Bedrooms or More	2,617	2,935	+ 12.2%	2,585	2,868	+ 10.9%	29	62	+ 113.8%
All Bedroom Counts	**6,126**	**6,766**	**+ 10.4%**	**5,232**	**5,777**	**+ 10.4%**	**870**	**973**	**+ 11.8%**

Months Supply of Inventory

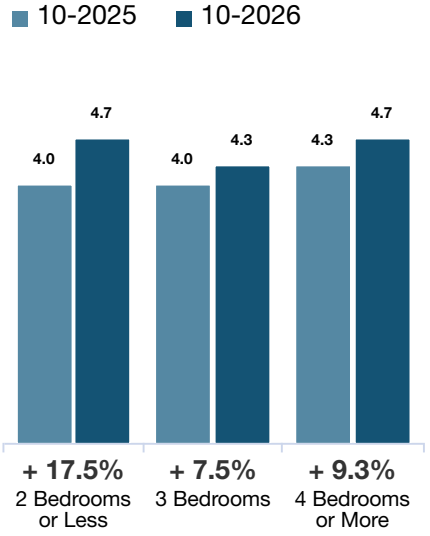
The inventory of homes for sale at the end of the most recent month, divided by the average monthly pending sales from the last 12 months. **Based on one month of activity.**

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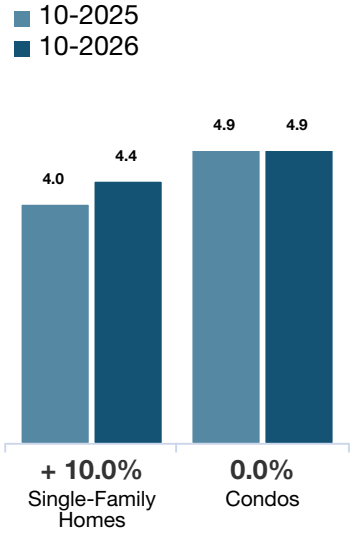
By Price Range



By Bedroom Count



By Property Type



	All Properties			Single-Family Homes			Condos		
By Price Range	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
$150,000 and Below	3.0	3.8	+ 26.7%	2.8	3.9	+ 39.3%	5.0	2.9	- 42.0%
$150,001 to $250,000	3.7	4.3	+ 16.2%	3.3	4.1	+ 24.2%	4.6	4.6	0.0%
$250,001 to $350,000	3.9	3.9	0.0%	3.8	3.7	- 2.6%	4.7	4.9	+ 4.3%
$350,001 to $500,000	4.1	4.5	+ 9.8%	4.0	4.4	+ 10.0%	6.4	5.2	- 18.8%
$500,001 to $750,000	4.5	5.0	+ 11.1%	4.5	4.9	+ 8.9%	4.4	6.7	+ 52.3%
$750,001 to $1,000,000	5.4	6.8	+ 25.9%	5.3	6.7	+ 26.4%	5.8	7.0	+ 20.7%
$1,000,001 and Above	7.8	8.8	+ 12.8%	7.5	9.0	+ 20.0%	11.0	5.7	- 48.2%
All Price Ranges	**4.1**	**4.5**	**+ 9.8%**	**4.0**	**4.4**	**+ 10.0%**	**4.9**	**4.9**	**0.0%**
By Bedroom Count	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**	**10-2025**	**10-2026**	**Change**
2 Bedrooms or Less	4.0	4.7	+ 17.5%	3.6	4.7	+ 30.6%	4.6	4.8	+ 4.3%
3 Bedrooms	4.0	4.3	+ 7.5%	3.8	4.2	+ 10.5%	5.1	4.8	- 5.9%
4 Bedrooms or More	4.3	4.7	+ 9.3%	4.3	4.6	+ 7.0%	2.9	7.1	+ 144.8%
All Bedroom Counts	**4.1**	**4.5**	**+ 9.8%**	**4.0**	**4.4**	**+ 10.0%**	**4.9**	**4.9**	**0.0%**