

GREENVILLE-SPARTANBURG MARKET REPORT

GSP

MARKET INSIGHTS • 1Q24



3.1%

Greenville Unemployment Rate



31.0%

Greenville New Home Permits Up



86.3%

YoY New Home Closings Up

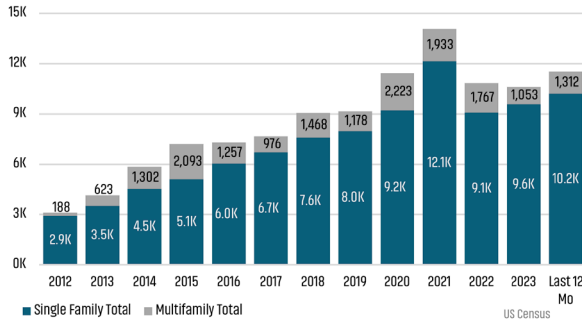


\$425,406

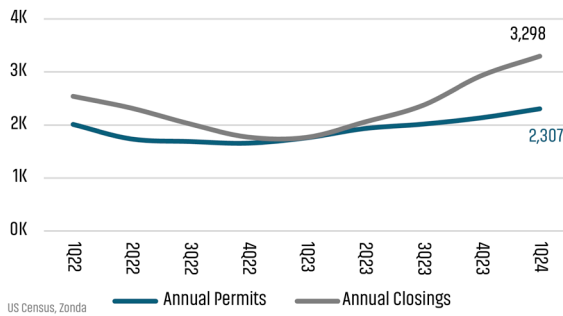
Median SF New Home Price

GREENVILLE NEW HOUSING TRENDS¹

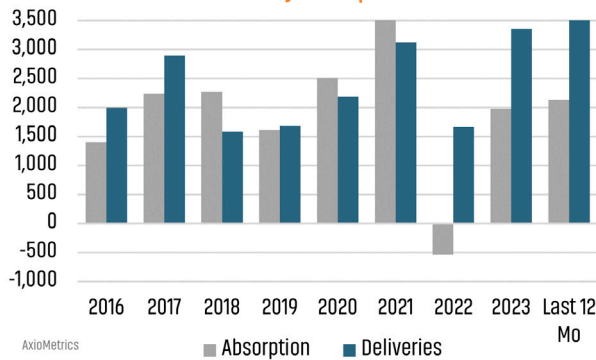
Greenville-Spartanburg Single & Multi-Family Permits



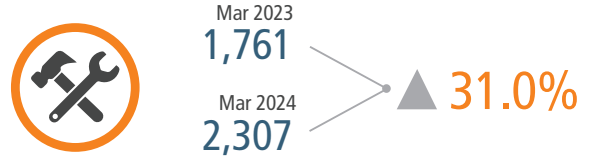
Greenville County Permits vs Closings



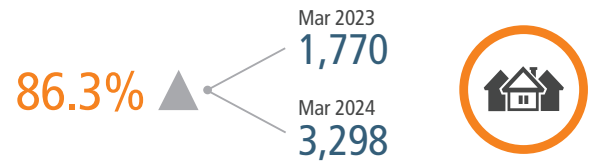
Greenville Multifamily Absorption & Deliveries



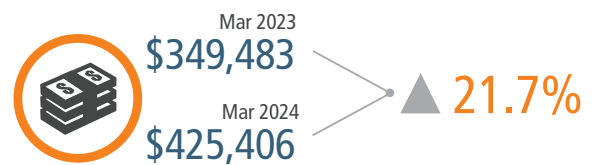
GREENVILLE COUNTY ANNUAL SF PERMITS



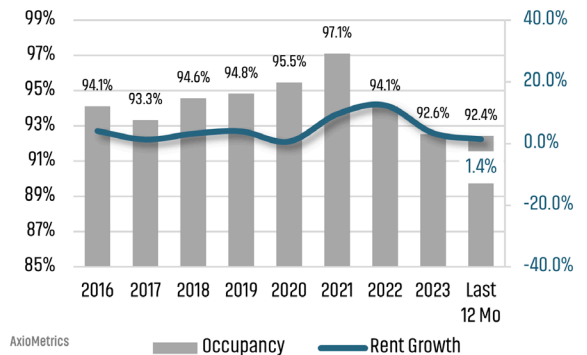
GREENVILLE COUNTY ANNUAL NEW SF CLOSINGS



GREENVILLE COUNTY MEDIAN NEW SF PRICE



Greenville Multifamily Occupancy & Rent Growth

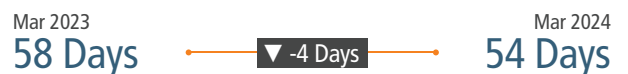


GREENVILLE MLS RESALE STATISTICS²

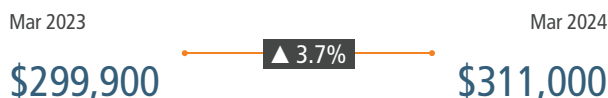
ANNUALIZED CLOSED SALES



SF DAYS ON MARKET



SF MEDIAN SALE PRICE



MONTHS OF INVENTORY



Sources: (1) AxioMetrics, County of Greenville, US Census, Zonda (2) Greater Greenville Association of Realtors®

ECONOMIC TRENDS³

UNEMPLOYMENT RATE (unadjusted)

GREENVILLE-SPARTANBURG

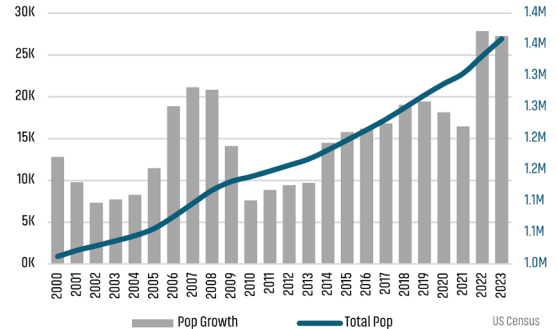
Mar 2023	Mar 2024
2.8%	3.1%
▲ 0.3%	

SOUTH CAROLINA

Mar 2023	Mar 2024
3.0%	3.1%
▲ 0.1%	



Greenville-Spartanburg Population Growth & Total



TOTAL NONFARM EMPLOYMENT (in thousands)

GREENVILLE-SPARTANBURG

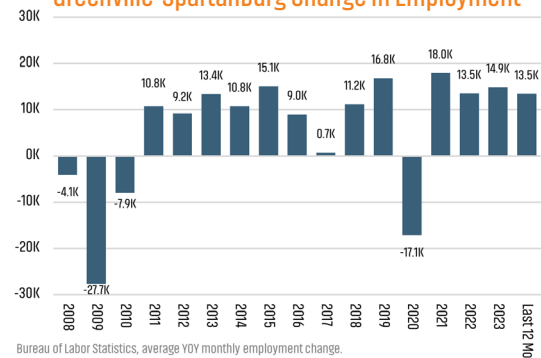
Mar 2023	Mar 2024
606.1	614.0
▲ 1.3%	

SOUTH CAROLINA

Mar 2023	Mar 2024
2,363	2,399
▲ 1.5%	



Greenville-Spartanburg Change in Employment



EMPLOYMENT CHANGE

GREENVILLE-SPARTANBURG

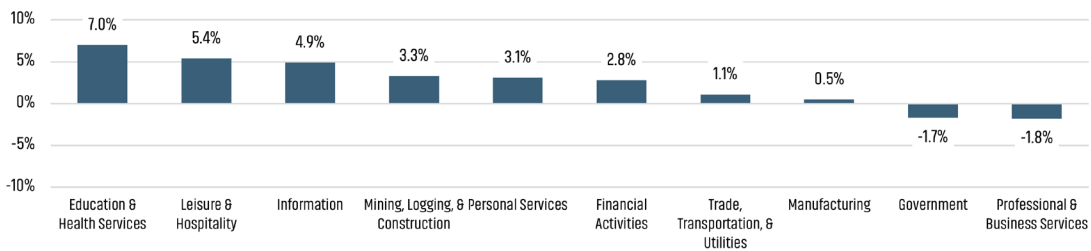
Annualized Employment Change
2.2%

SOUTH CAROLINA

Annualized Employment Change
2.6%



Greenville Change in Employment by Sector

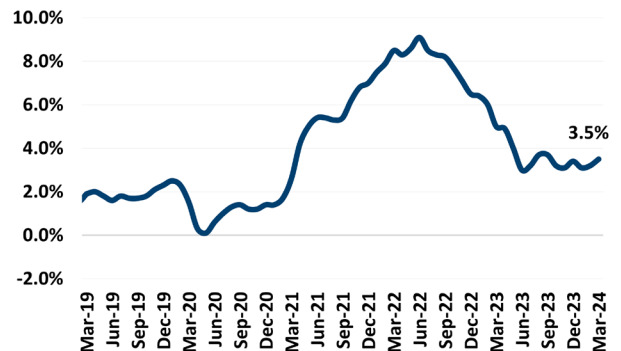


30 Year Fixed Mortgage Rate



St. Louis Fed

US Inflation Rate



US Bureau of Labor Statistics

THE NATION'S LEADING LAND BROKERAGE & ADVISORY FIRM



30 Offices Across the Nation



85+ Specialized Advisors



45+ Staff Professionals



\$15+ Billion in Sales Since 2017

PHOENIX, AZ (HQ)

CASA GRANDE, AZ

PRESCOTT, AZ

TUCSON, AZ

BAY AREA, CA

IRVINE, CA

LODI, CA

PASADENA, CA

ROSEVILLE, CA

SACRAMENTO VALLEY, CA

SAN DIEGO, CA

SANTA BARBARA, CA

VALENCIA, CA

DENVER, CO

JACKSONVILLE, FL

ORLANDO, FL

TAMPA, FL

ATLANTA, GA

BOISE, ID

KANSAS CITY, KS/MO

CHARLOTTE, NC

LAS VEGAS, NV

RENO, NV

GREENVILLE, SC

NASHVILLE, TN

AUSTIN, TX

DALLAS-FORT WORTH, TX

HOUSTON, TX

SALT LAKE CITY, UT

BELLEVUE, WA

FUTURE OFFICES

ALBUQUERQUE, NM

CHARLESTON, SC

COLORADO SPRINGS, CO

RALEIGH-DURHAM, NC

SAN ANTONIO, TX

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