

Local Market Update – October 2025

A Research Tool Provided by REsides, Inc. and the Hilton Head Area Association of REALTORS®



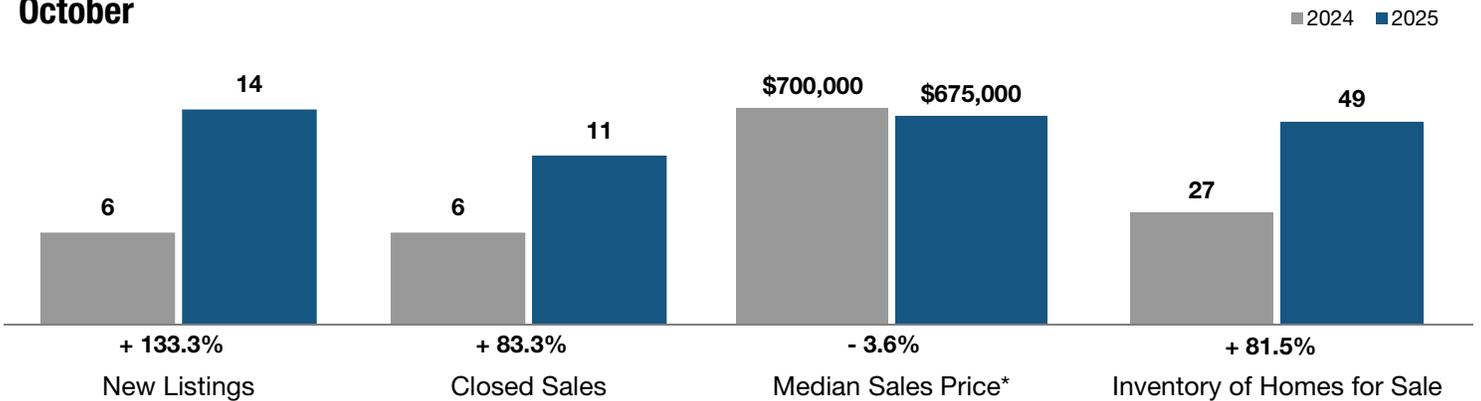
HH General

Detached Homes Only

Key Metrics	October			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	6	14	+ 133.3%	90	142	+ 57.8%
Closed Sales	6	11	+ 83.3%	79	99	+ 25.3%
Median Sales Price*	\$700,000	\$675,000	- 3.6%	\$710,000	\$675,000	- 4.9%
Percent of List Price Received*	97.3%	98.9%	+ 1.6%	97.3%	97.2%	- 0.1%
Days on Market Until Sale	31	106	+ 236.8%	71	82	+ 16.2%
Inventory of Homes for Sale	27	49	+ 81.5%	--	--	--

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

October



Historical Median Sales Price

Rolling 12-Month Calculation

