

# Local Market Update – April 2021

A Research Tool Provided by the Multiple Listing Service of Hilton Head Island and the Hilton Head Area Association of REALTORS®



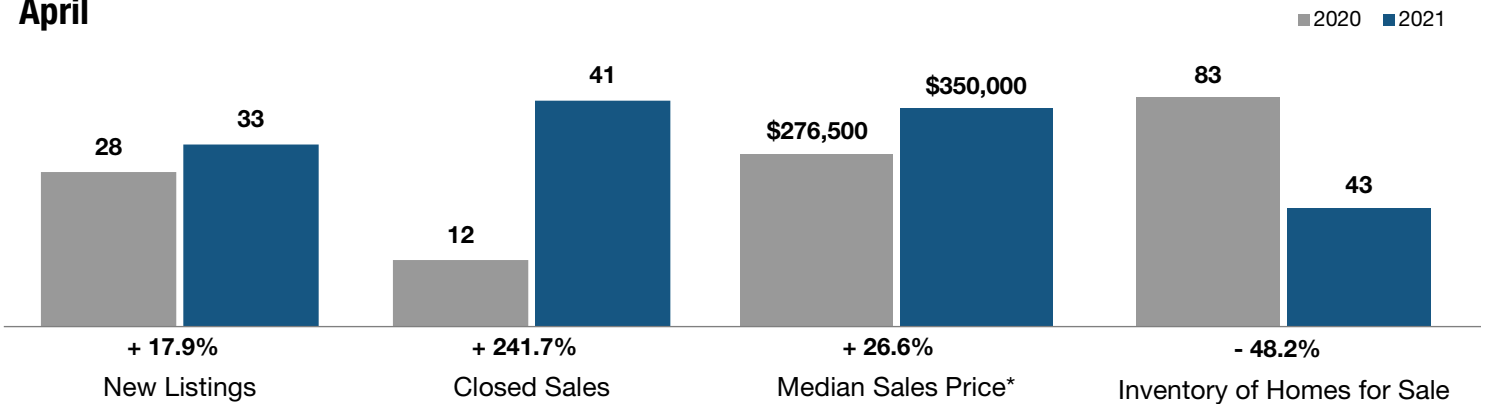
## 2: Forest Beach

Condos / Villas Only

Key Metrics	April			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
New Listings	28	33	+ 17.9%	85	132	+ 55.3%
Closed Sales	12	41	+ 241.7%	60	115	+ 91.7%
Median Sales Price*	\$276,500	\$350,000	+ 26.6%	\$256,000	\$304,000	+ 18.8%
Percent of List Price Received*	96.4%	98.5%	+ 2.2%	95.3%	98.2%	+ 3.1%
Days on Market Until Sale	163	69	- 57.7%	135	89	- 34.5%
Inventory of Homes for Sale	83	43	- 48.2%	--	--	--

\* 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.

### April



### Historical Median Sales Price Rolling 12-Month Calculation

