

Local Market Update – October 2021

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



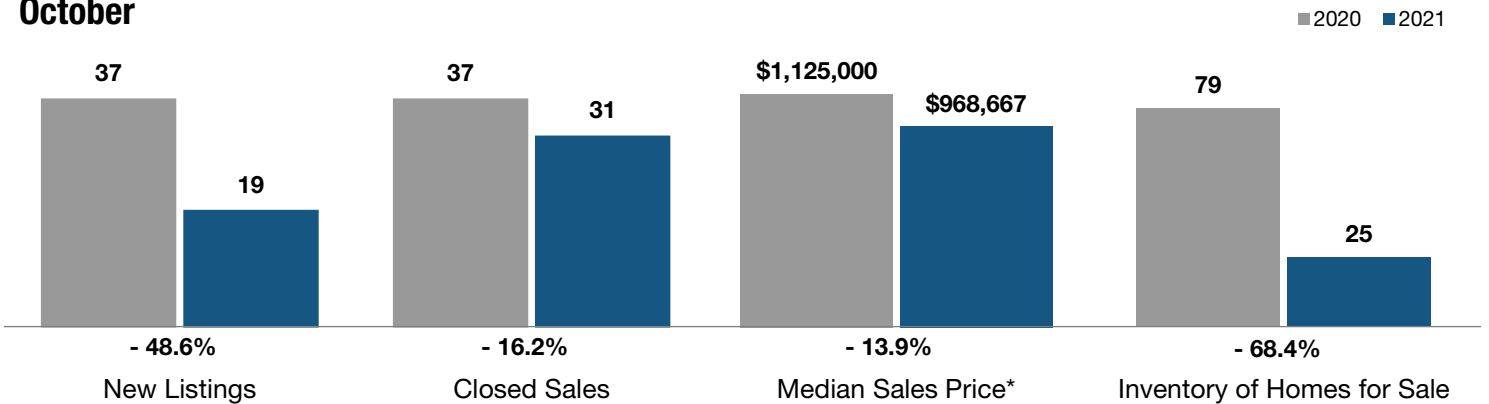
Sea Pines

Detached Homes Only

Key Metrics	October			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
New Listings	37	19	- 48.6%	336	276	- 17.9%
Closed Sales	37	31	- 16.2%	282	286	+ 1.4%
Median Sales Price*	\$1,125,000	\$968,667	- 13.9%	\$837,000	\$1,152,500	+ 37.7%
Percent of List Price Received*	96.4%	98.5%	+ 2.2%	95.8%	97.8%	+ 2.2%
Days on Market Until Sale	158	80	- 49.1%	168	99	- 41.5%
Inventory of Homes for Sale	79	25	- 68.4%	--	--	--

* 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

