Local Market Update – July 2023

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





HH General

Detached Homes Only

\$700,000

\$600,000

\$500,000

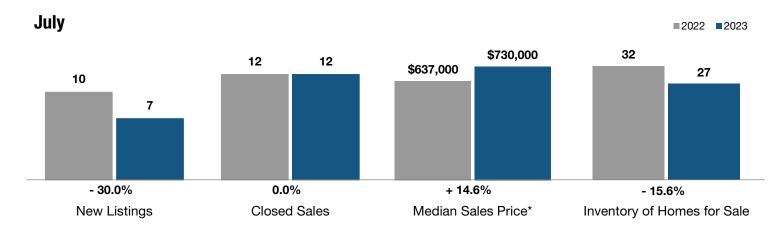
\$400,000

\$300,000

\$200,000

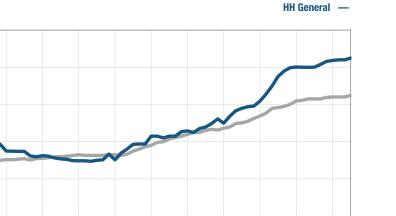
	July			Year to Date		
Key Metrics	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	10	7	- 30.0%	114	70	- 38.6%
Closed Sales	12	12	0.0%	101	42	- 58.4%
Median Sales Price*	\$637,000	\$730,000	+ 14.6%	\$599,500	\$627,750	+ 4.7%
Percent of List Price Received*	101.6%	99.6%	- 2.0%	100.5%	98.9%	- 1.6%
Days on Market Until Sale	89	61	- 31.5%	96	66	- 31.4%
Inventory of Homes for Sale	32	27	- 15.6%			

^{*} 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.



4-2014 10-2014 4-2015 10-2015 4-2016 10-2016 4-2017 10-2017 4-2018 10-2018 4-2019 10-2019 4-2020 10-2020 4-2021 10-2021 4-2022 10-2022 4-2023

Historical Median Sales Price Rolling 12-Month Calculation



All MLS -