

# Local Market Update – September 2023

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



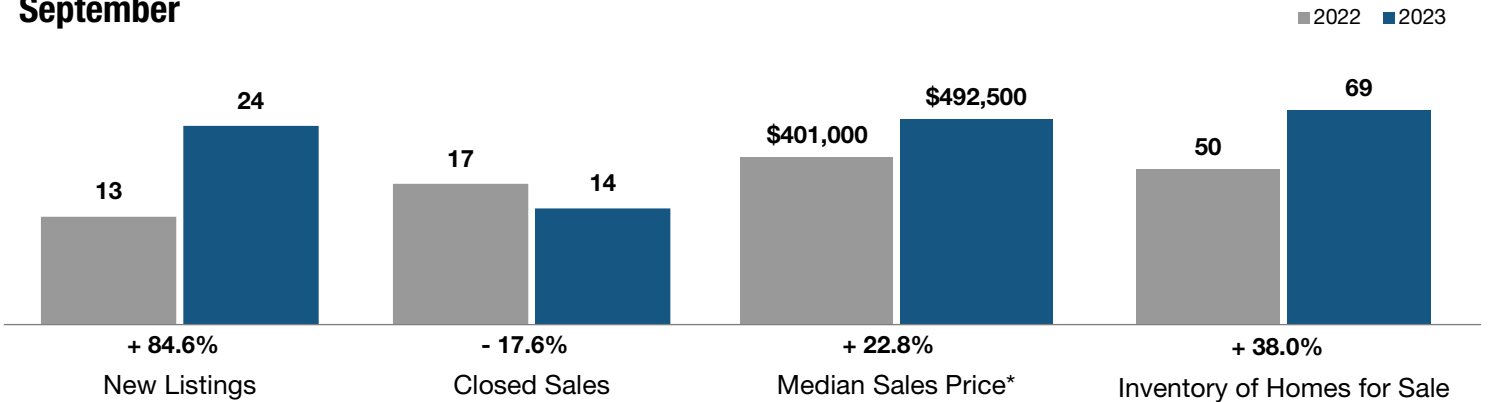
## Forest Beach

Condos / Villas Only

Key Metrics	September			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	13	24	+ 84.6%	214	214	0.0%
Closed Sales	17	14	- 17.6%	186	146	- 21.5%
Median Sales Price*	\$401,000	\$492,500	+ 22.8%	\$420,000	\$450,000	+ 7.1%
Percent of List Price Received*	98.2%	98.2%	- 0.0%	99.5%	96.8%	- 2.7%
Days on Market Until Sale	84	85	+ 1.5%	76	91	+ 19.9%
Inventory of Homes for Sale	50	69	+ 38.0%	--	--	--

\* 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.

### September



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

