

Local Market Update – October 2023

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



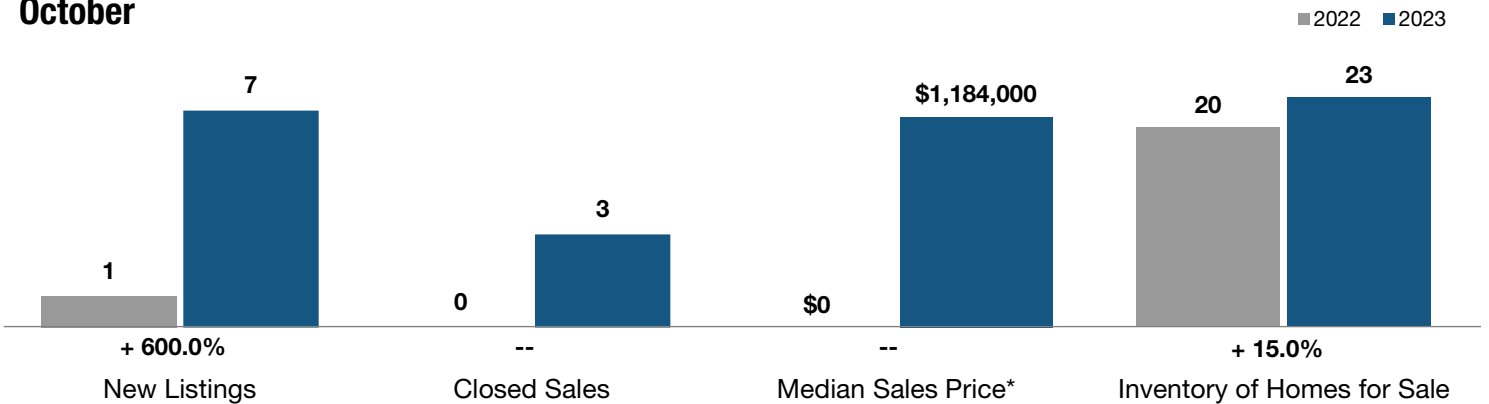
Forest Beach

Detached Homes Only

Key Metrics	October			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	1	7	+ 600.0%	38	48	+ 26.3%
Closed Sales	0	3	--	21	22	+ 4.8%
Median Sales Price*	\$0	\$1,184,000	--	\$1,500,000	\$1,840,000	+ 22.7%
Percent of List Price Received*	0.0%	91.7%	--	98.0%	93.3%	- 4.8%
Days on Market Until Sale	0	161	--	85	146	+ 71.6%
Inventory of Homes for Sale	20	23	+ 15.0%	--	--	--

* 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.

October



Historical Median Sales Price Rolling 12-Month Calculation

