

Local Market Update – October 2023

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



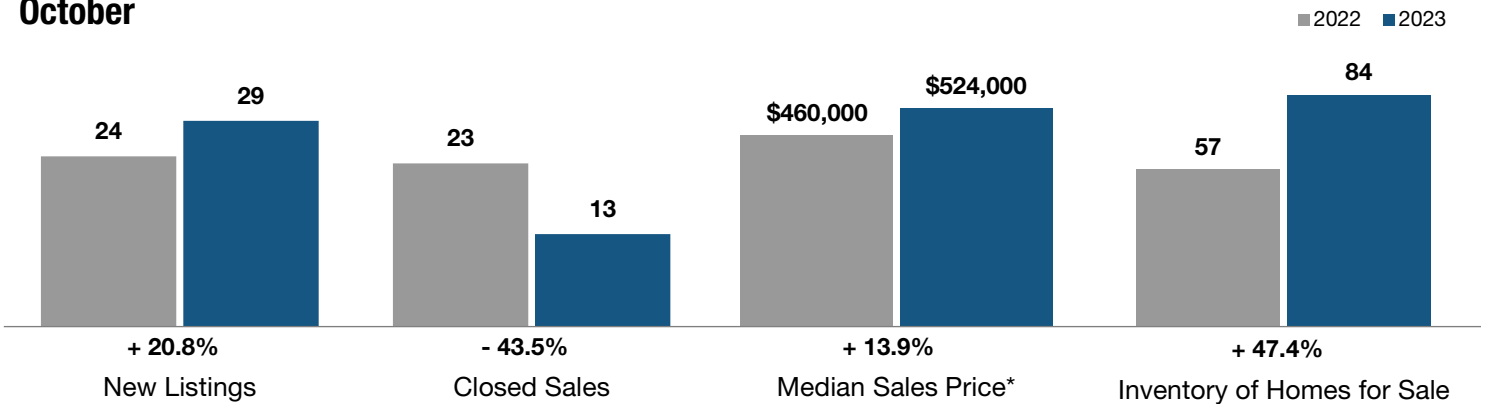
Forest Beach

Condos / Villas Only

Key Metrics	October			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	24	29	+ 20.8%	238	243	+ 2.1%
Closed Sales	23	13	- 43.5%	209	159	- 23.9%
Median Sales Price*	\$460,000	\$524,000	+ 13.9%	\$430,000	\$455,000	+ 5.8%
Percent of List Price Received*	98.3%	97.1%	- 1.2%	99.3%	96.8%	- 2.5%
Days on Market Until Sale	78	108	+ 38.1%	76	92	+ 21.3%
Inventory of Homes for Sale	57	84	+ 47.4%	--	--	--

* 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

