

Local Market Update – December 2023

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



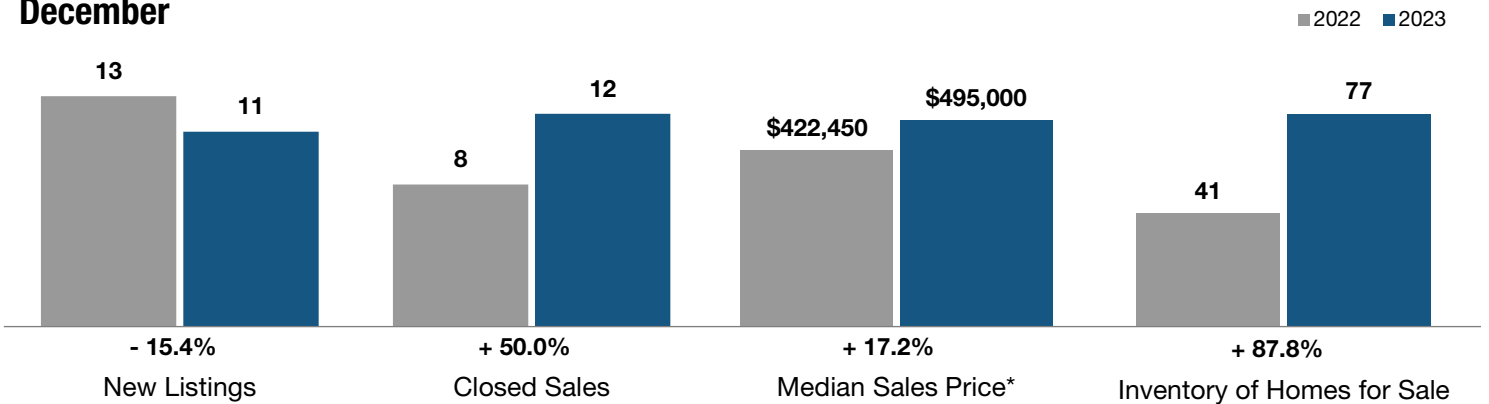
Forest Beach

Condos / Villas Only

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	13	11	- 15.4%	256	271	+ 5.9%
Closed Sales	8	12	+ 50.0%	230	184	- 20.0%
Median Sales Price*	\$422,450	\$495,000	+ 17.2%	\$430,000	\$465,000	+ 8.1%
Percent of List Price Received*	96.8%	97.5%	+ 0.7%	98.9%	96.8%	- 2.1%
Days on Market Until Sale	76	71	- 7.6%	77	91	+ 18.8%
Inventory of Homes for Sale	41	77	+ 87.8%	--	--	--

* 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.

December



Historical Median Sales Price Rolling 12-Month Calculation

