

Local Market Update – December 2023

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



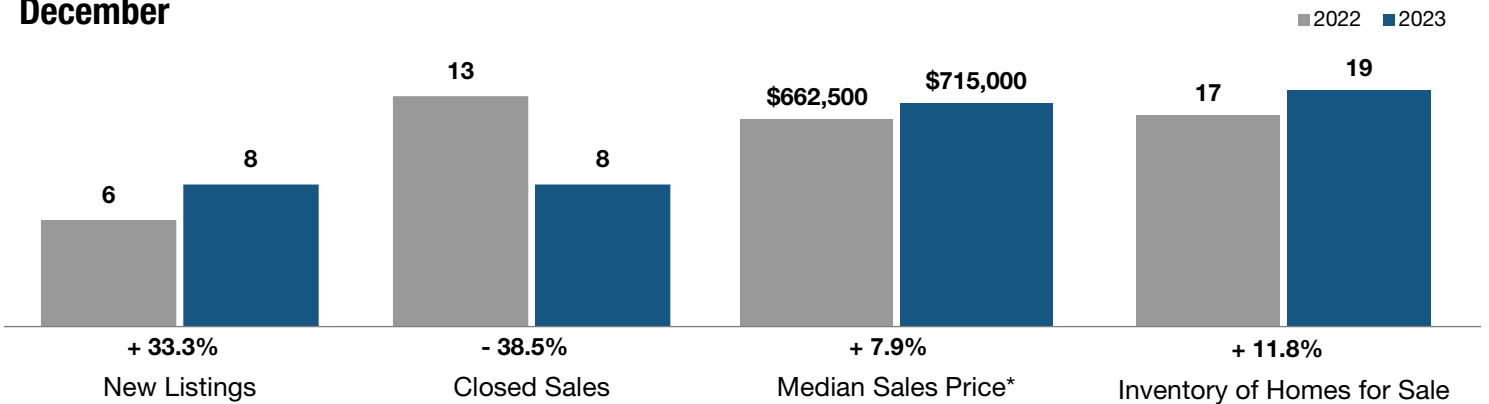
Sea Pines

Condos / Villas Only

Key Metrics	December			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	6	8	+ 33.3%	159	146	- 8.2%
Closed Sales	13	8	- 38.5%	150	117	- 22.0%
Median Sales Price*	\$662,500	\$715,000	+ 7.9%	\$755,600	\$740,040	- 2.1%
Percent of List Price Received*	98.3%	97.2%	- 1.1%	100.3%	98.4%	- 1.9%
Days on Market Until Sale	70	69	- 2.4%	68	76	+ 12.0%
Inventory of Homes for Sale	17	19	+ 11.8%	--	--	--

* 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

