

Local Market Update – January 2024

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



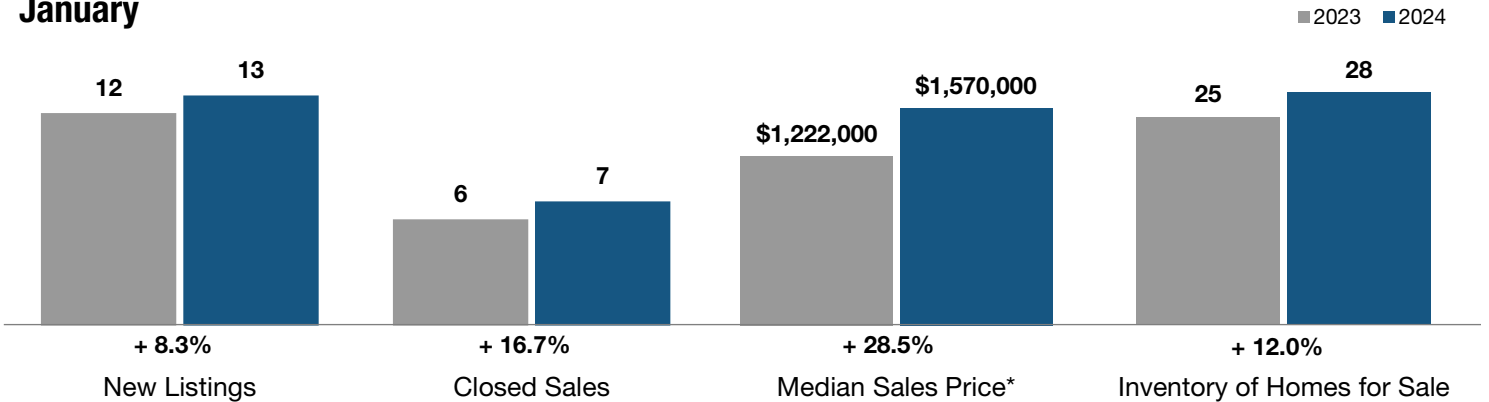
Sea Pines

Detached Homes Only

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	12	13	+ 8.3%	12	13	+ 8.3%
Closed Sales	6	7	+ 16.7%	6	7	+ 16.7%
Median Sales Price*	\$1,222,000	\$1,570,000	+ 28.5%	\$1,222,000	\$1,570,000	+ 28.5%
Percent of List Price Received*	99.1%	97.2%	- 1.9%	99.1%	97.2%	- 1.9%
Days on Market Until Sale	104	118	+ 13.5%	104	118	+ 13.5%
Inventory of Homes for Sale	25	28	+ 12.0%	--	--	--

* 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.

January



Historical Median Sales Price Rolling 12-Month Calculation

