

Local Market Update – August 2025

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



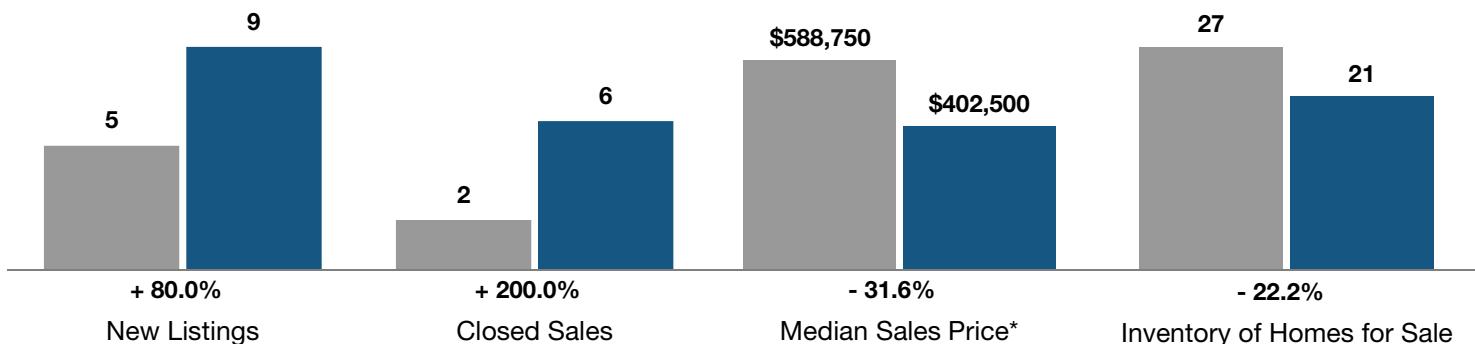
Hilton Head Lakes

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	5	9	+ 80.0%	63	67	+ 6.3%
Closed Sales	2	6	+ 200.0%	21	50	+ 138.1%
Median Sales Price*	\$588,750	\$402,500	- 31.6%	\$425,000	\$375,000	- 11.8%
Percent of List Price Received*	97.7%	98.8%	+ 1.1%	98.4%	98.9%	+ 0.5%
Days on Market Until Sale	56	95	+ 69.6%	39	69	+ 76.9%
Inventory of Homes for Sale	27	21	- 22.2%	--	--	--

* 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.

August

■ 2024 ■ 2025



Historical Median Sales Price Rolling 12-Month Calculation

All MLS —
Hilton Head Lakes —

