

Local Market Update – August 2025

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



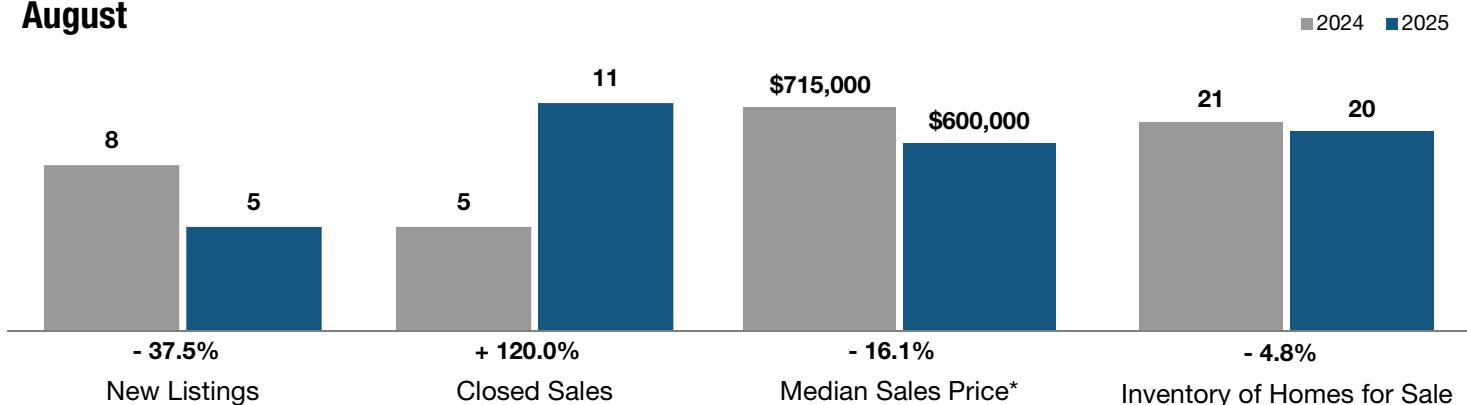
Shipyard

Condos / Villas Only

Key Metrics	August			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	8	5	- 37.5%	63	63	0.0%
Closed Sales	5	11	+ 120.0%	61	48	- 21.3%
Median Sales Price*	\$715,000	\$600,000	- 16.1%	\$620,000	\$607,450	- 2.0%
Percent of List Price Received*	96.4%	96.1%	- 0.3%	97.3%	96.7%	- 0.6%
Days on Market Until Sale	56	134	+ 137.9%	65	98	+ 50.7%
Inventory of Homes for Sale	21	20	- 4.8%	--	--	--

* 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.

August



Historical Median Sales Price Rolling 12-Month Calculation

