

Local Market Update – September 2025

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

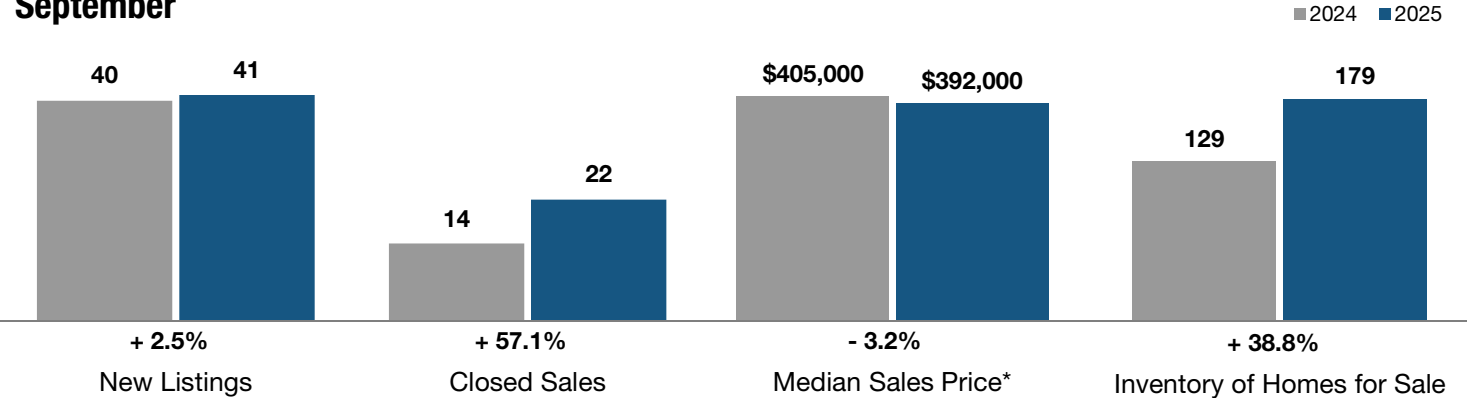


Northern Beaufort County

Key Metrics	September			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	40	41	+ 2.5%	412	448	+ 8.7%
Closed Sales	14	22	+ 57.1%	302	255	- 15.6%
Median Sales Price*	\$405,000	\$392,000	- 3.2%	\$470,350	\$465,750	- 1.0%
Percent of List Price Received*	96.7%	96.6%	- 0.1%	97.3%	97.0%	- 0.3%
Days on Market Until Sale	34	146	+ 329.4%	51	87	+ 70.6%
Inventory of Homes for Sale	129	179	+ 38.8%	--	--	--

* 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.

September



Historical Median Sales Price Rolling 12-Month Calculation

