

Local Market Update – October 2025

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



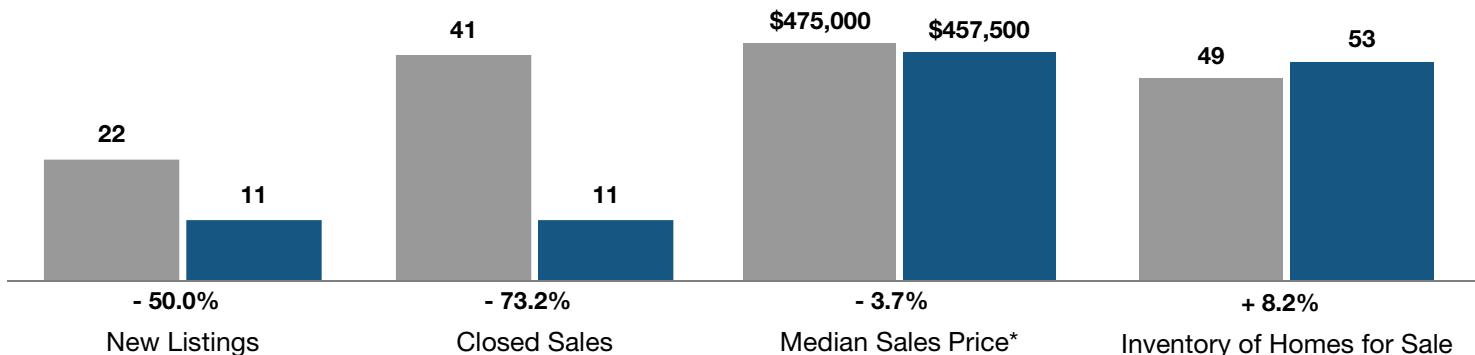
Latitude Margaritaville

Key Metrics	October			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	22	11	- 50.0%	225	181	- 19.6%
Closed Sales	41	11	- 73.2%	525	232	- 55.8%
Median Sales Price*	\$475,000	\$457,500	- 3.7%	\$510,235	\$489,068	- 4.1%
Percent of List Price Received*	102.1%	98.0%	- 4.0%	101.7%	101.6%	- 0.1%
Days on Market Until Sale	21	124	+ 490.5%	12	72	+ 500.0%
Inventory of Homes for Sale	49	53	+ 8.2%	--	--	--

* 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.

October

■ 2024 ■ 2025



Historical Median Sales Price Rolling 12-Month Calculation

All MLS —
Latitude Margaritaville —

