

Local Market Update – October 2025

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

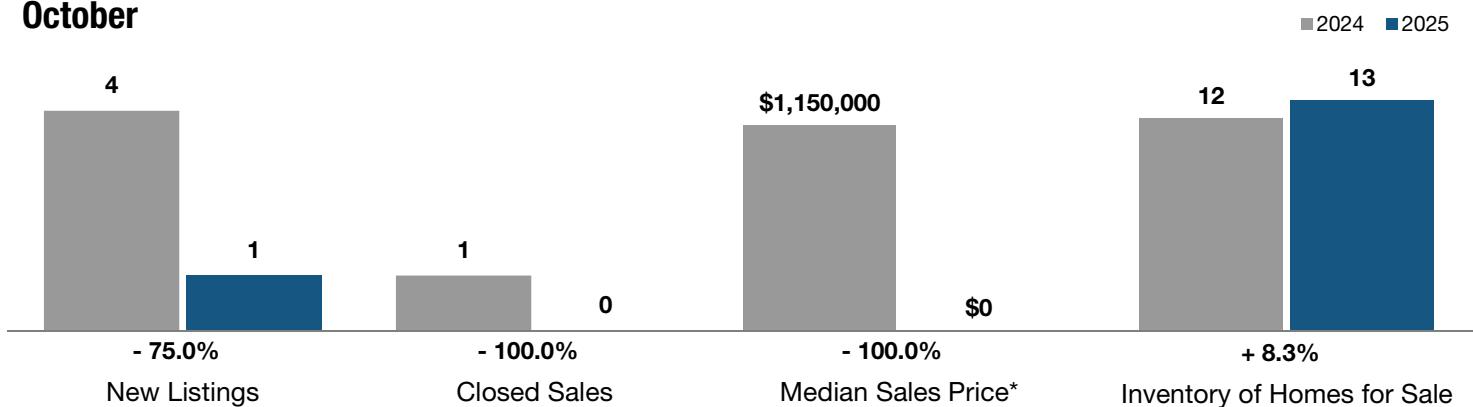


Long Cove

Key Metrics	October			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	4	1	- 75.0%	37	45	+ 21.6%
Closed Sales	1	0	- 100.0%	23	31	+ 34.8%
Median Sales Price*	\$1,150,000	\$0	- 100.0%	\$1,200,000	\$1,250,000	+ 4.2%
Percent of List Price Received*	96.6%	0.0%	- 100.0%	95.8%	95.0%	- 0.8%
Days on Market Until Sale	87	0	- 100.0%	62	102	+ 64.5%
Inventory of Homes for Sale	12	13	+ 8.3%	--	--	--

* 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



Historical Median Sales Price Rolling 12-Month Calculation

