

Local Market Update – December 2025

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

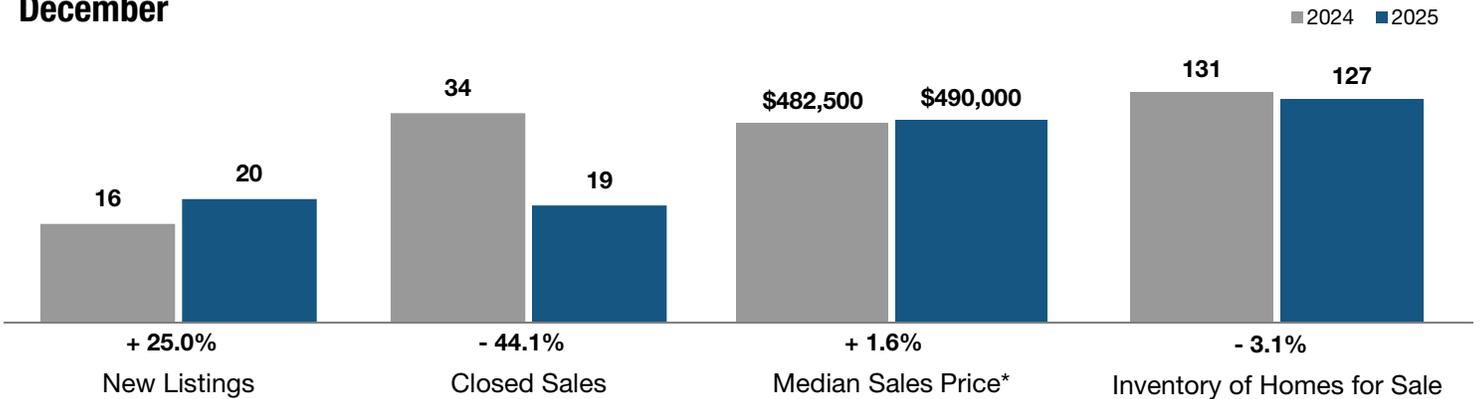


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Key Metrics	December			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	16	20	+ 25.0%	499	486	- 2.6%
Closed Sales	34	19	- 44.1%	702	473	- 32.6%
Median Sales Price*	\$482,500	\$490,000	+ 1.6%	\$490,000	\$472,311	- 3.6%
Percent of List Price Received*	98.0%	97.2%	- 0.8%	100.9%	100.0%	- 0.9%
Days on Market Until Sale	97	110	+ 13.4%	23	101	+ 339.1%
Inventory of Homes for Sale	131	127	- 3.1%	--	--	--

* 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.

December



Historical Median Sales Price Rolling 12-Month Calculation

