

Local Market Update – December 2025

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

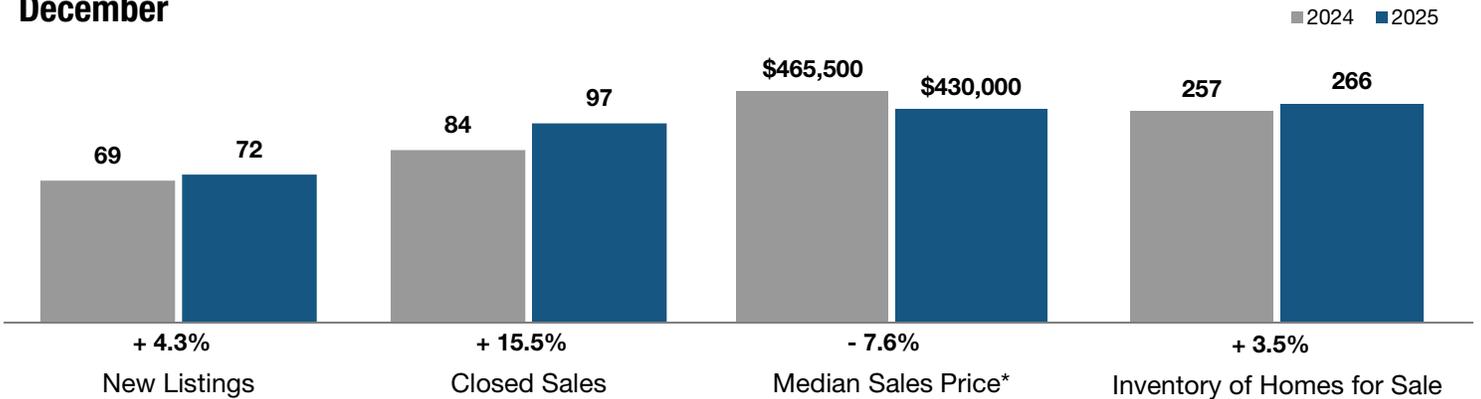


Bluffton General

| Key Metrics | December | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------------|--------------|-----------|----------------|
| | 2024 | 2025 | Percent Change | 2024 | 2025 | Percent Change |
| New Listings | 69 | 72 | + 4.3% | 1,262 | 1,445 | + 14.5% |
| Closed Sales | 84 | 97 | + 15.5% | 1,011 | 1,069 | + 5.7% |
| Median Sales Price* | \$465,500 | \$430,000 | - 7.6% | \$468,667 | \$460,000 | - 1.8% |
| Percent of List Price Received* | 97.6% | 97.2% | - 0.4% | 98.0% | 97.6% | - 0.4% |
| Days on Market Until Sale | 60 | 126 | + 110.0% | 47 | 93 | + 97.9% |
| Inventory of Homes for Sale | 257 | 266 | + 3.5% | -- | -- | -- |

* 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

