

Local Market Update – December 2025

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



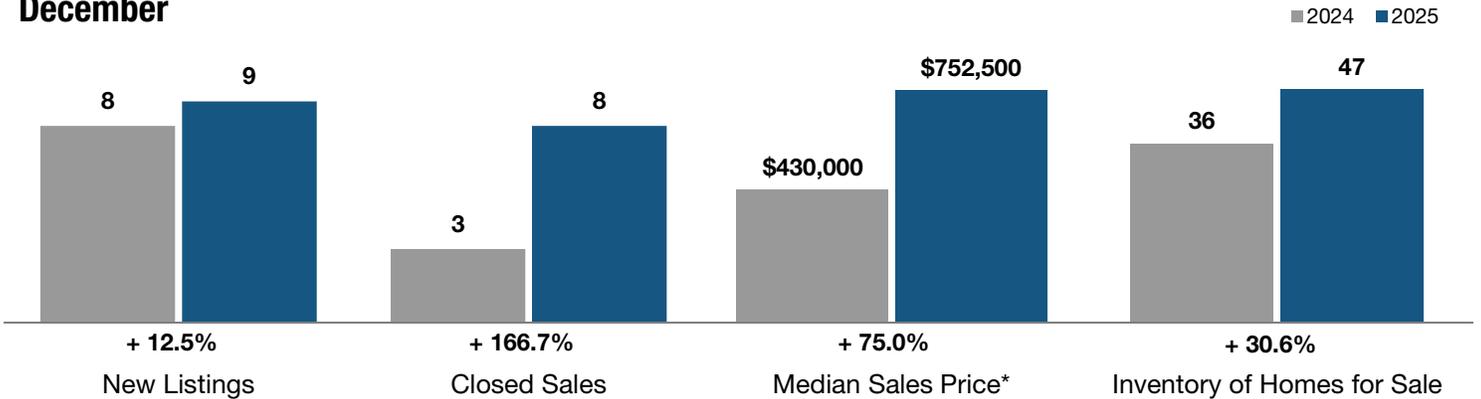
HH General

Detached Homes Only

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	8	9	+ 12.5%	117	164	+ 40.2%
Closed Sales	3	8	+ 166.7%	89	114	+ 28.1%
Median Sales Price*	\$430,000	\$752,500	+ 75.0%	\$710,000	\$682,500	- 3.9%
Percent of List Price Received*	100.4%	96.1%	- 4.3%	97.3%	97.0%	- 0.3%
Days on Market Until Sale	59	176	+ 200.4%	69	93	+ 34.6%
Inventory of Homes for Sale	36	47	+ 30.6%	--	--	--

* 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

