

Local Market Update – December 2025

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

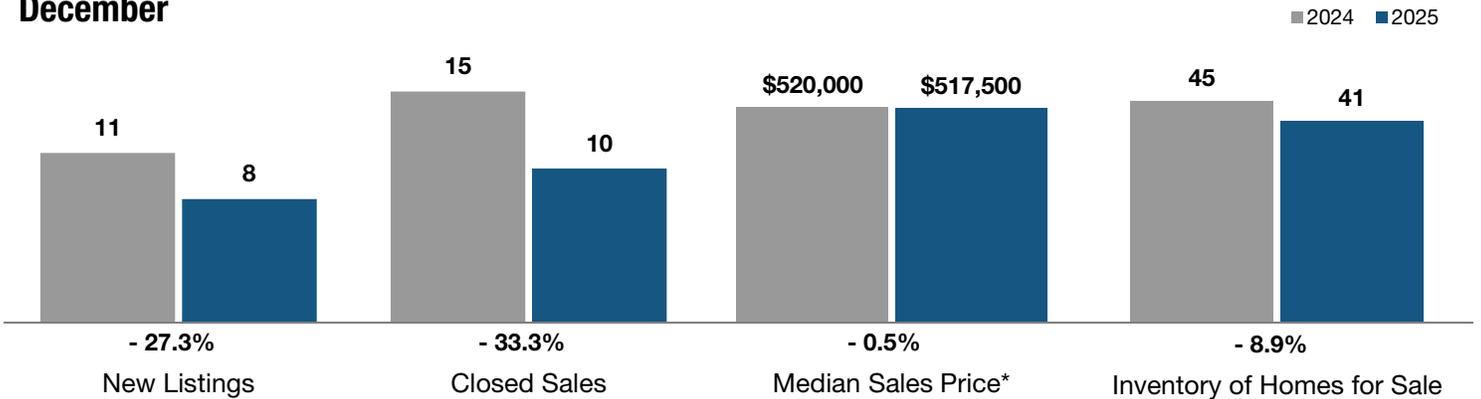


Latitude Margaritaville

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	11	8	- 27.3%	253	210	- 17.0%
Closed Sales	15	10	- 33.3%	560	253	- 54.8%
Median Sales Price*	\$520,000	\$517,500	- 0.5%	\$505,802	\$490,000	- 3.1%
Percent of List Price Received*	99.1%	96.9%	- 2.2%	101.5%	101.4%	- 0.1%
Days on Market Until Sale	48	100	+ 108.3%	14	81	+ 478.6%
Inventory of Homes for Sale	45	41	- 8.9%	--	--	--

* 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

