

Local Market Update – July 2026

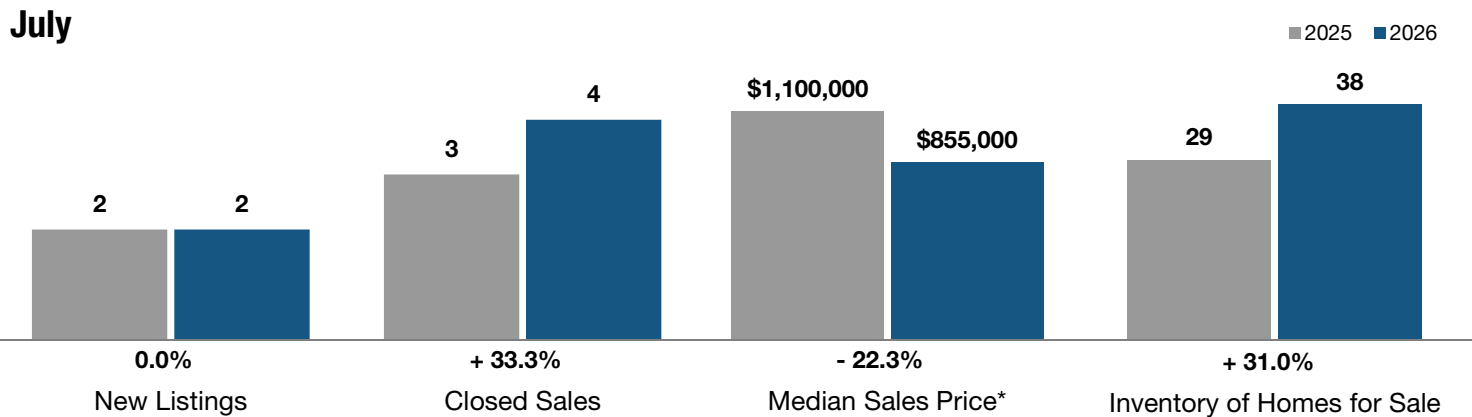
A Research Tool Provided by RESides, Inc. and the
Hilton Head Area REALTORS®



Callawassie Island

Key Metrics	July			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	2	2	0.0%	39	42	+ 7.7%
Closed Sales	3	4	+ 33.3%	21	18	- 14.3%
Median Sales Price*	\$1,100,000	\$855,000	- 22.3%	\$1,100,000	\$855,000	- 22.3%
Percent of List Price Received*	99.1%	92.6%	- 6.6%	94.9%	94.3%	- 0.6%
Days on Market Until Sale	77	278	+ 261.0%	157	169	+ 7.6%
Inventory of Homes for Sale	29	38	+ 31.0%	--	--	--

* 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.



Historical Median Sales Price Rolling 12-Month Calculation

