

Local Market Update – August 2026

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



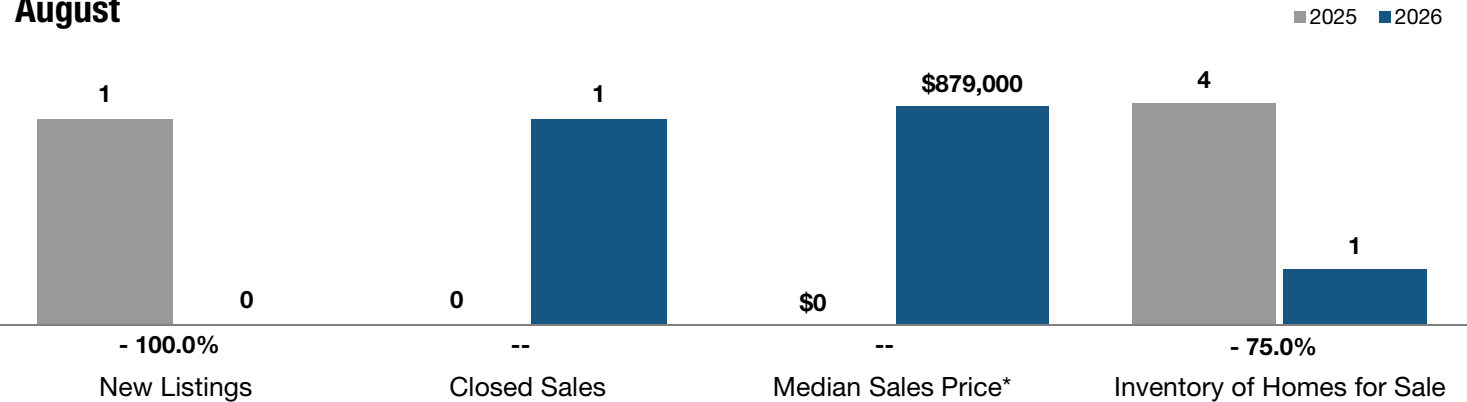
Shipyard

Detached Homes Only

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	1	0	- 100.0%	14	11	- 21.4%
Closed Sales	0	1	--	8	11	+ 37.5%
Median Sales Price*	\$0	\$879,000	--	\$899,950	\$1,110,000	+ 23.3%
Percent of List Price Received*	0.0%	97.8%	--	97.6%	96.4%	- 1.3%
Days on Market Until Sale	0	546	--	79	131	+ 66.0%
Inventory of Homes for Sale	4	1	- 75.0%	--	--	--

* 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.

August



Historical Median Sales Price

Rolling 12-Month Calculation

