Local Market Update – October 2026

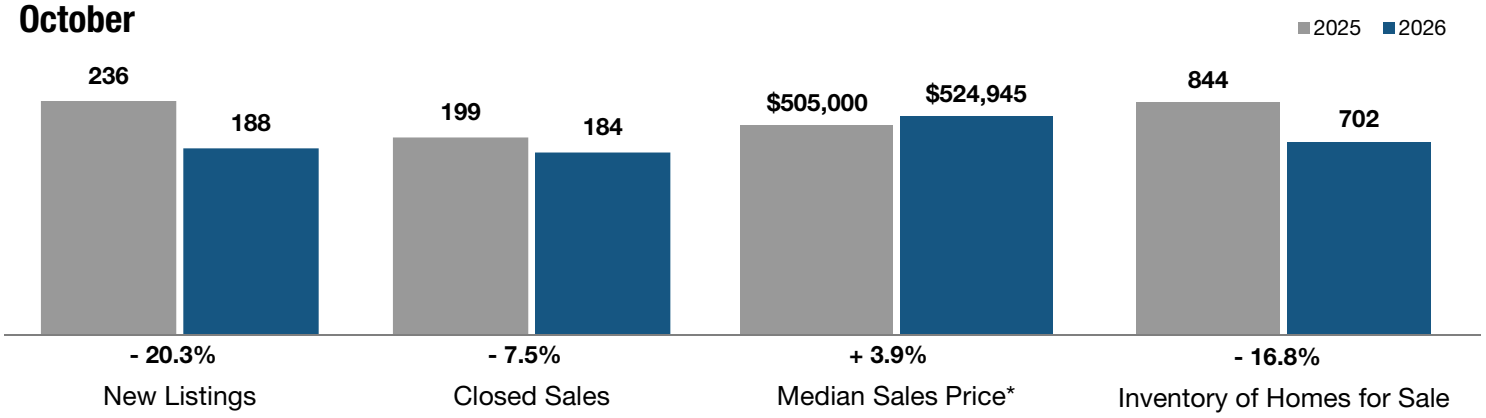
A Research Tool Provided by REsides, Inc. and the
Hilton Head Area Association of REALTORS®

Bluffton 29910 and 29909

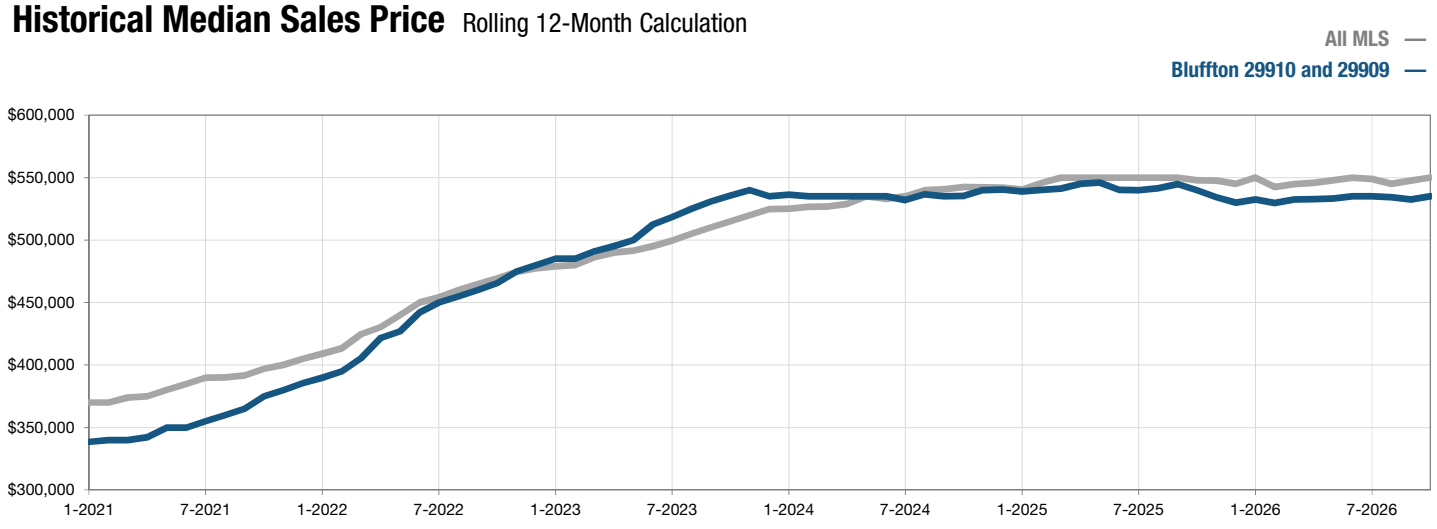
	October			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	236	**188**	- 20.3%	2,740	**2,433**	- 11.2%
Closed Sales	199	**184**	- 7.5%	1,912	**1,999**	+ 4.6%
Median Sales Price*	$505,000	**$524,945**	+ 3.9%	$532,500	**$535,000**	+ 0.5%
Percent of List Price Received*	96.9%	**96.6%**	- 0.3%	97.3%	**97.2%**	- 0.1%
Days on Market Until Sale	137	**133**	- 2.9%	91	**134**	+ 47.3%
Inventory of Homes for Sale	844	**702**	- 16.8%	--	**--**	--

* 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.

October



Historical Median Sales Price Rolling 12-Month Calculation



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