

Local Market Update – October 2023

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



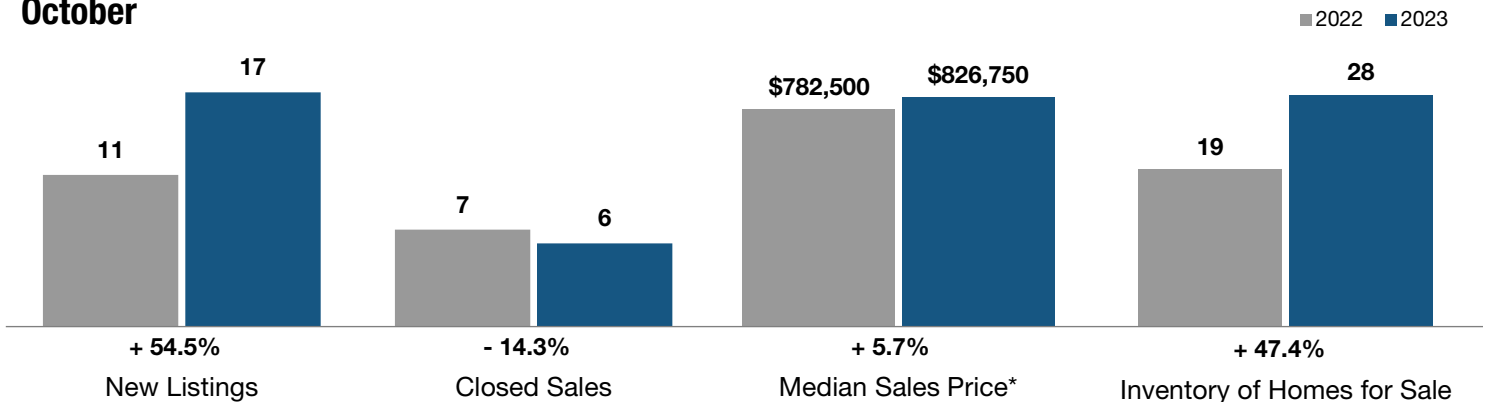
Sea Pines

Condos / Villas Only

Key Metrics	October			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	11	17	+ 54.5%	144	134	- 6.9%
Closed Sales	7	6	- 14.3%	129	98	- 24.0%
Median Sales Price*	\$782,500	\$826,750	+ 5.7%	\$756,200	\$749,500	- 0.9%
Percent of List Price Received*	95.8%	97.1%	+ 1.3%	100.7%	98.7%	- 2.0%
Days on Market Until Sale	78	93	+ 19.5%	66	78	+ 17.5%
Inventory of Homes for Sale	19	28	+ 47.4%	--	--	--

* 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

