

# Local Market Update – April 2024

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



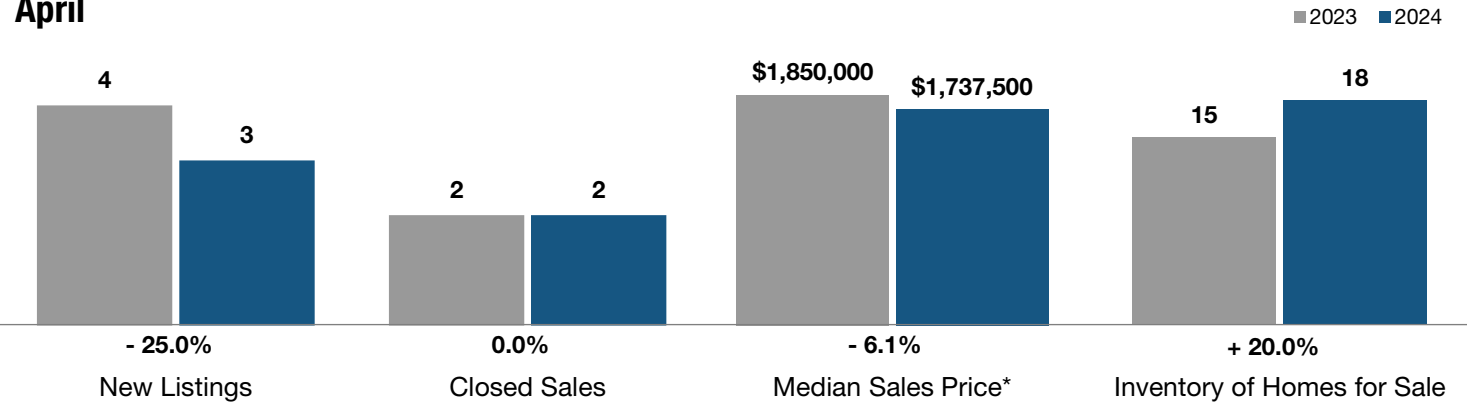
## Forest Beach

Detached Homes Only

Key Metrics	April			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	4	3	- 25.0%	20	21	+ 5.0%
Closed Sales	2	2	0.0%	5	11	+ 120.0%
Median Sales Price*	\$1,850,000	\$1,737,500	- 6.1%	\$1,600,000	\$1,950,000	+ 21.9%
Percent of List Price Received*	97.3%	95.4%	- 2.0%	95.3%	96.2%	+ 0.9%
Cumulative Days on Market Until Sale	34	30	- 13.2%	86	47	- 45.1%
Inventory of Homes for Sale	15	18	+ 20.0%	--	--	--

\* 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.

### April



### Historical Median Sales Price Rolling 12-Month Calculation

