

# Local Market Update – May 2024

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

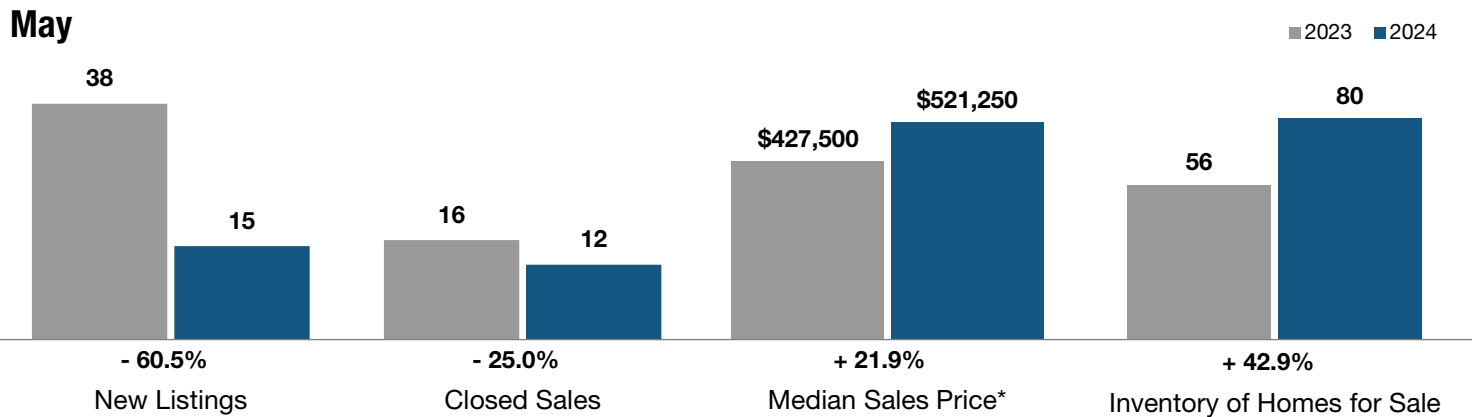


## Forest Beach

Condos / Villas Only

Key Metrics	May			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	38	15	- 60.5%	123	131	+ 6.5%
Closed Sales	16	12	- 25.0%	78	77	- 1.3%
Median Sales Price*	\$427,500	\$521,250	+ 21.9%	\$440,000	\$475,000	+ 8.0%
Percent of List Price Received*	95.7%	96.4%	+ 0.7%	96.5%	96.3%	- 0.3%
Cumulative Days on Market Until Sale	40	33	- 18.3%	64	77	+ 19.4%
Inventory of Homes for Sale	56	80	+ 42.9%	--	--	--

\* 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

