

Local Market Update – May 2024

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

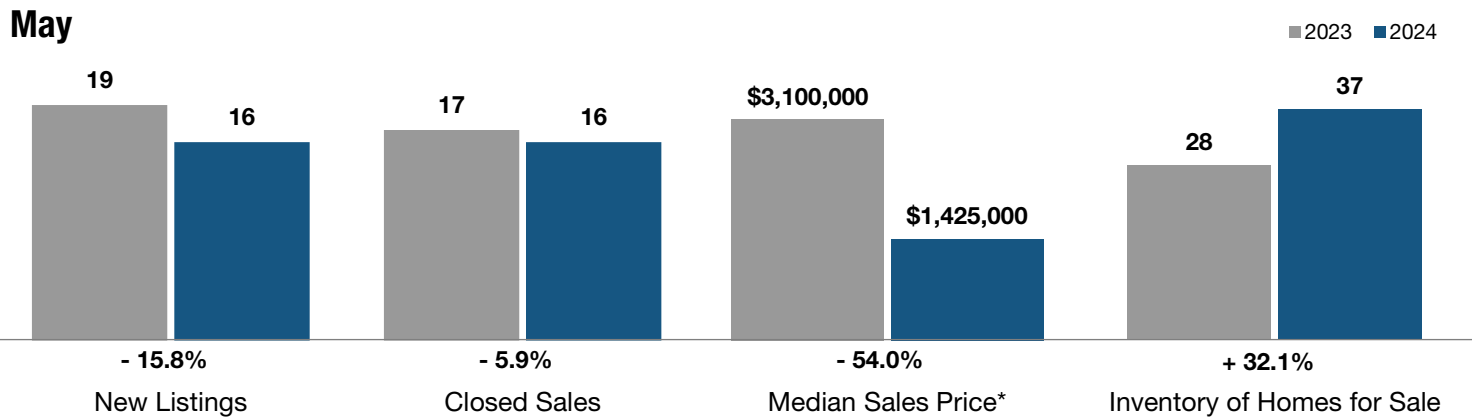


Sea Pines

Detached Homes Only

Key Metrics	May			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	19	16	- 15.8%	79	89	+ 12.7%
Closed Sales	17	16	- 5.9%	64	69	+ 7.8%
Median Sales Price*	\$3,100,000	\$1,425,000	- 54.0%	\$1,457,500	\$1,425,000	- 2.2%
Percent of List Price Received*	98.0%	96.9%	- 1.1%	98.4%	96.6%	- 1.8%
Cumulative Days on Market Until Sale	59	78	+ 32.0%	53	63	+ 18.3%
Inventory of Homes for Sale	28	37	+ 32.1%	--	--	--

* 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

