

Local Market Update – July 2024

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



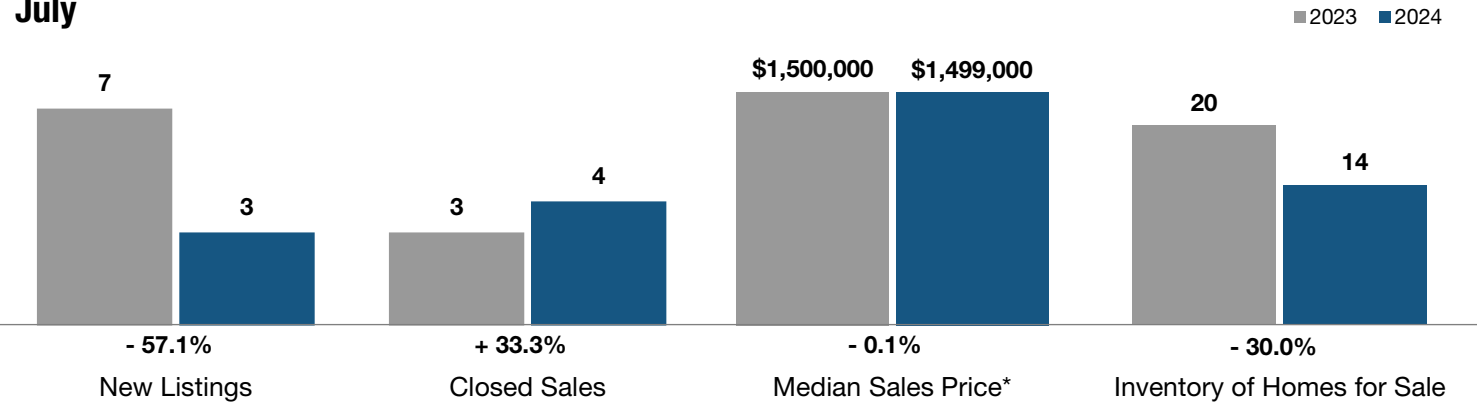
Forest Beach

Detached Homes Only

Key Metrics	July			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	7	3	- 57.1%	35	29	- 17.1%
Closed Sales	3	4	+ 33.3%	18	20	+ 11.1%
Median Sales Price*	\$1,500,000	\$1,499,000	- 0.1%	\$1,840,000	\$1,962,500	+ 6.7%
Percent of List Price Received*	94.3%	95.9%	+ 1.8%	93.2%	95.8%	+ 2.7%
Cumulative Days on Market Until Sale	153	44	- 71.6%	101	51	- 49.6%
Inventory of Homes for Sale	20	14	- 30.0%	--	--	--

* 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.

July



Historical Median Sales Price Rolling 12-Month Calculation

