

Local Market Update – August 2024

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



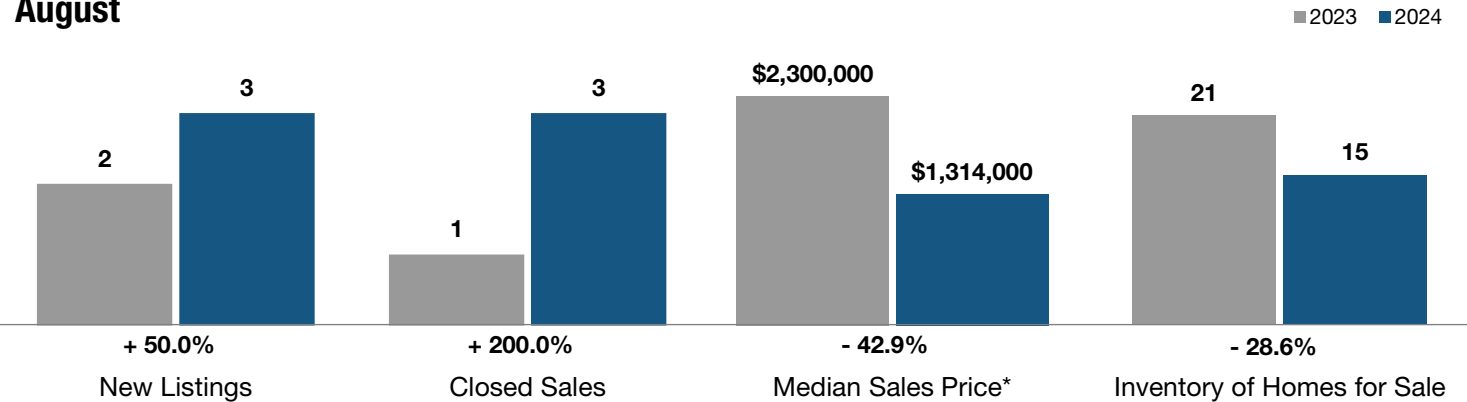
Forest Beach

Detached Homes Only

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	2	3	+ 50.0%	37	32	- 13.5%
Closed Sales	1	3	+ 200.0%	19	23	+ 21.1%
Median Sales Price*	\$2,300,000	\$1,314,000	- 42.9%	\$1,930,000	\$1,850,000	- 4.1%
Percent of List Price Received*	99.1%	95.0%	- 4.1%	93.5%	95.7%	+ 2.3%
Days on Market Until Sale	69	100	+ 45.4%	143	105	- 26.9%
Inventory of Homes for Sale	21	15	- 28.6%	--	--	--

* 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.

August



Historical Median Sales Price Rolling 12-Month Calculation

