

# Local Market Update – September 2024

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



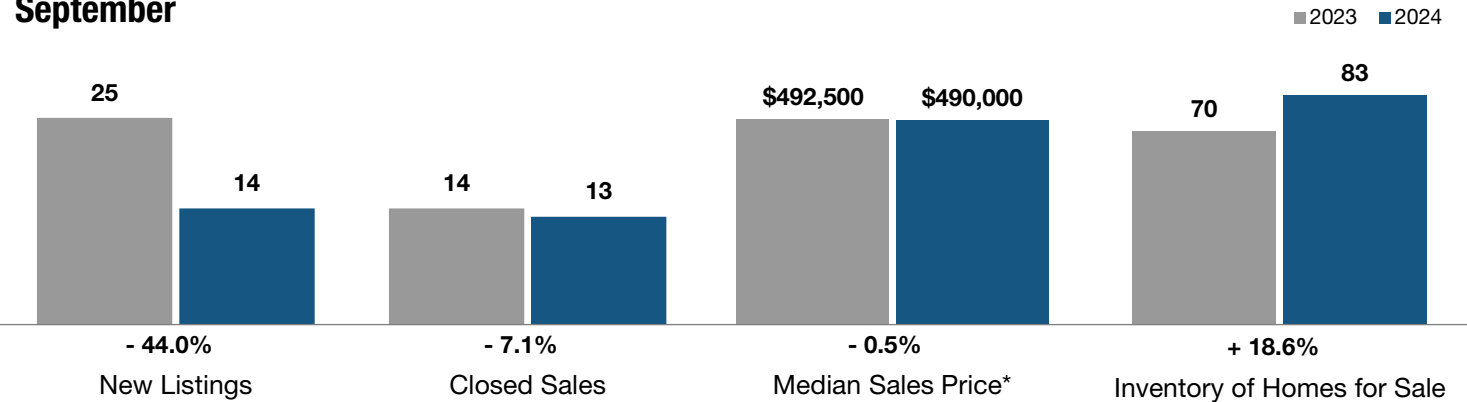
## Forest Beach

Condos / Villas Only

Key Metrics	September			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	25	14	- 44.0%	215	204	- 5.1%
Closed Sales	14	13	- 7.1%	146	136	- 6.8%
Median Sales Price*	\$492,500	\$490,000	- 0.5%	\$450,000	\$477,500	+ 6.1%
Percent of List Price Received*	98.2%	96.9%	- 1.3%	96.8%	96.5%	- 0.3%
Days on Market Until Sale	85	118	+ 38.7%	91	108	+ 18.3%
Inventory of Homes for Sale	70	83	+ 18.6%	--	--	--

\* 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.

### September



### Historical Median Sales Price

Rolling 12-Month Calculation

