

# Local Market Update – October 2024

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



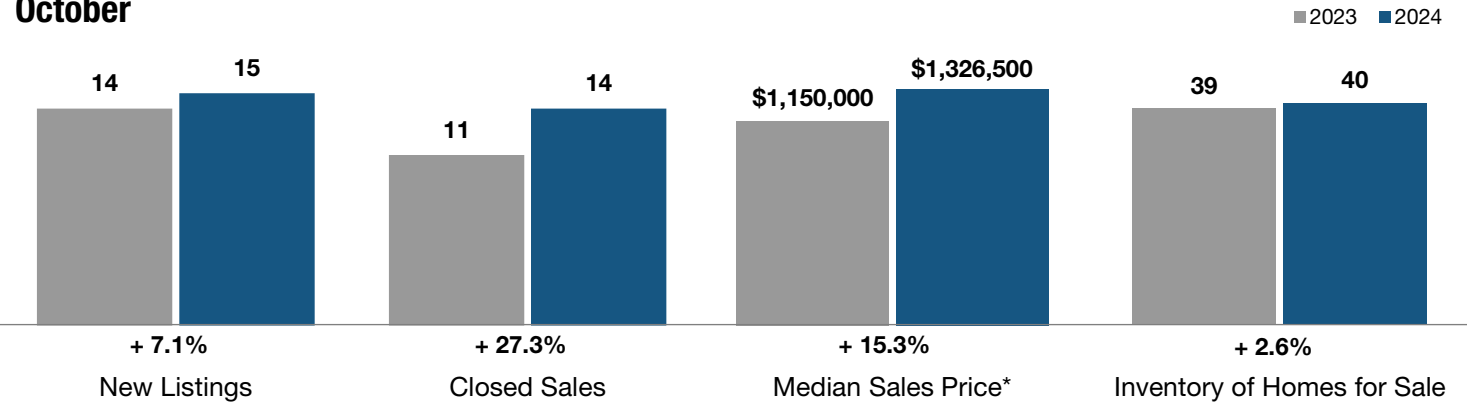
## Sea Pines

Detached Homes Only

Key Metrics	October			Year to Date		
	2023	2024	Percent Change	2023	2024	Percent Change
New Listings	14	15	+ 7.1%	158	166	+ 5.1%
Closed Sales	11	14	+ 27.3%	125	130	+ 4.0%
Median Sales Price*	\$1,150,000	\$1,326,500	+ 15.3%	\$1,600,000	\$1,462,500	- 8.6%
Percent of List Price Received*	96.5%	95.3%	- 1.2%	97.9%	96.8%	- 1.1%
Days on Market Until Sale	87	111	+ 27.2%	95	97	+ 2.8%
Inventory of Homes for Sale	39	40	+ 2.6%	--	--	--

\* 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.

### October



### Historical Median Sales Price Rolling 12-Month Calculation

