

# Local Market Update – January 2025

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



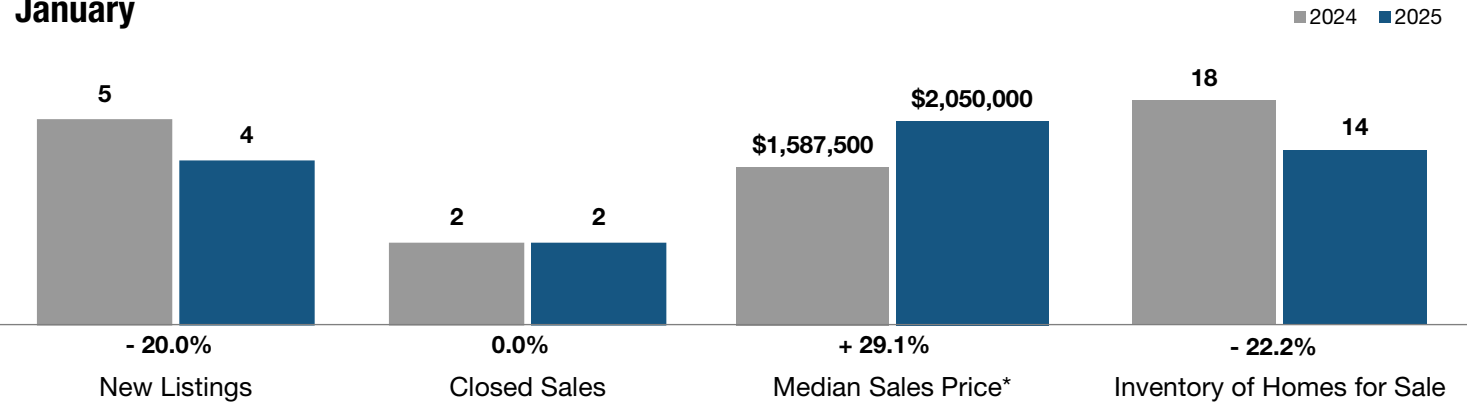
## Forest Beach

Detached Homes Only

Key Metrics	January			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	5	4	- 20.0%	5	4	- 20.0%
Closed Sales	2	2	0.0%	2	2	0.0%
Median Sales Price*	\$1,587,500	\$2,050,000	+ 29.1%	\$1,587,500	\$2,050,000	+ 29.1%
Percent of List Price Received*	92.6%	93.8%	+ 1.3%	92.6%	93.8%	+ 1.3%
Days on Market Until Sale	32	117	+ 269.8%	32	117	+ 269.8%
Inventory of Homes for Sale	18	14	- 22.2%	--	--	--

\* 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.

### January



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

