

Local Market Update – February 2025

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

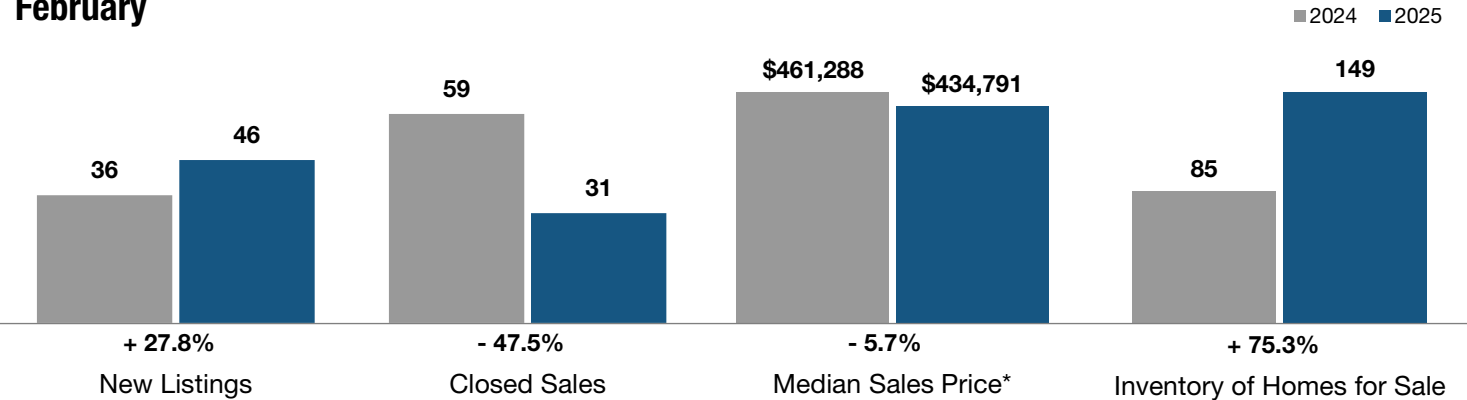


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Key Metrics	February			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	36	46	+ 27.8%	83	94	+ 13.3%
Closed Sales	59	31	- 47.5%	108	56	- 48.1%
Median Sales Price*	\$461,288	\$434,791	- 5.7%	\$484,038	\$434,396	- 10.3%
Percent of List Price Received*	104.0%	98.8%	- 5.0%	102.5%	99.4%	- 3.0%
Days on Market Until Sale	8	46	+ 475.0%	11	59	+ 436.4%
Inventory of Homes for Sale	85	149	+ 75.3%	--	--	--

* 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.

February



Historical Median Sales Price Rolling 12-Month Calculation

