

Local Market Update – February 2025

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

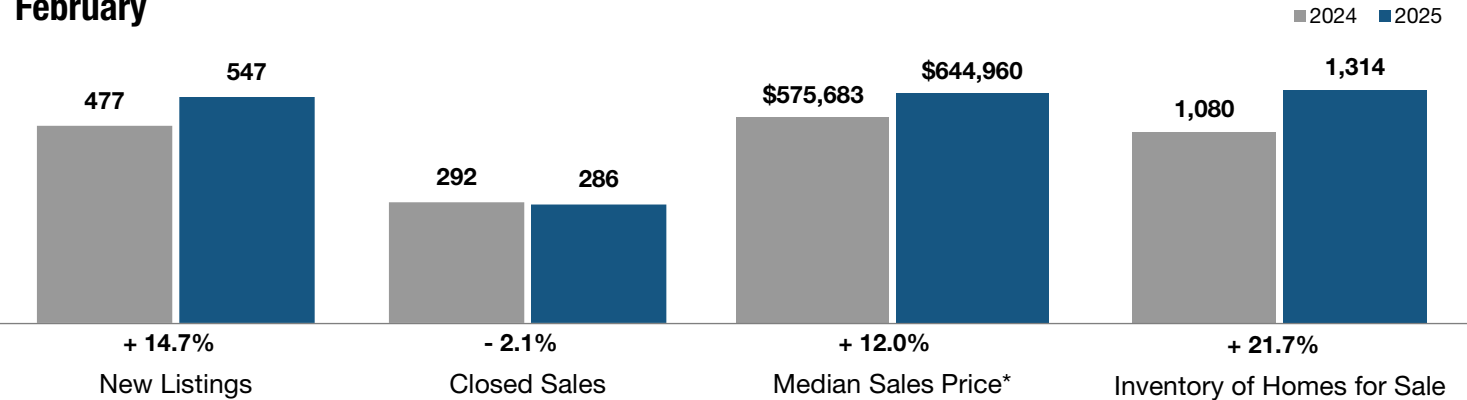


Southern Beaufort County

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	477	547	+ 14.7%	890	1,033	+ 16.1%
Closed Sales	292	286	- 2.1%	519	573	+ 10.4%
Median Sales Price*	\$575,683	\$644,960	+ 12.0%	\$609,900	\$620,690	+ 1.8%
Percent of List Price Received*	97.4%	97.2%	- 0.2%	97.0%	97.0%	0.0%
Days on Market Until Sale	61	62	+ 1.6%	59	65	+ 10.2%
Inventory of Homes for Sale	1,080	1,314	+ 21.7%	--	--	--

* 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

