

Local Market Update – February 2025

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

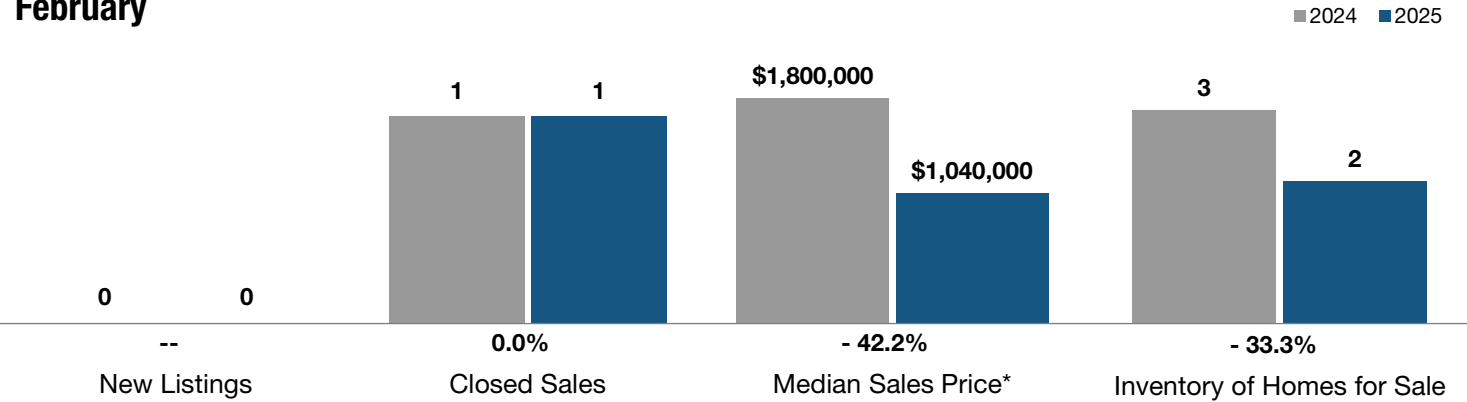


Spanish Wells

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	0	0	--	2	0	- 100.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Median Sales Price*	\$1,800,000	\$1,040,000	- 42.2%	\$1,800,000	\$1,040,000	- 42.2%
Percent of List Price Received*	90.0%	87.4%	- 2.9%	90.0%	87.4%	- 2.9%
Days on Market Until Sale	30	201	+ 570.0%	30	201	+ 570.0%
Inventory of Homes for Sale	3	2	- 33.3%	--	--	--

* 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

