

Local Market Update – March 2025

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

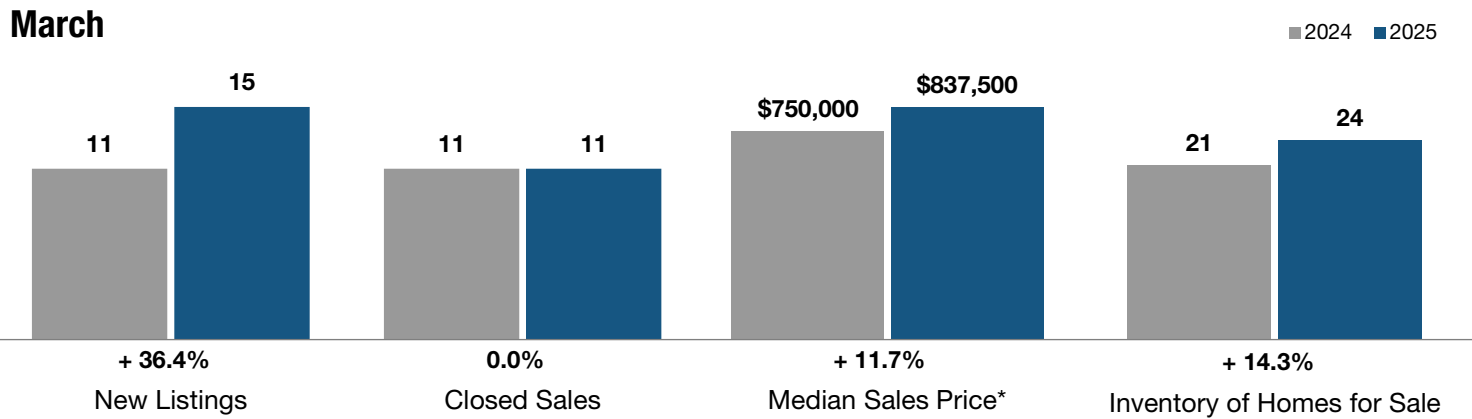


Sea Pines

Condos / Villas Only

Key Metrics	March			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	11	15	+ 36.4%	37	40	+ 8.1%
Closed Sales	11	11	0.0%	25	25	0.0%
Median Sales Price*	\$750,000	\$837,500	+ 11.7%	\$775,000	\$807,500	+ 4.2%
Percent of List Price Received*	100.8%	94.3%	- 6.5%	99.1%	95.6%	- 3.5%
Days on Market Until Sale	18	69	+ 275.1%	26	91	+ 247.6%
Inventory of Homes for Sale	21	24	+ 14.3%	--	--	--

* 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.



Historical Median Sales Price

Rolling 12-Month Calculation

