

Local Market Update – April 2025

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

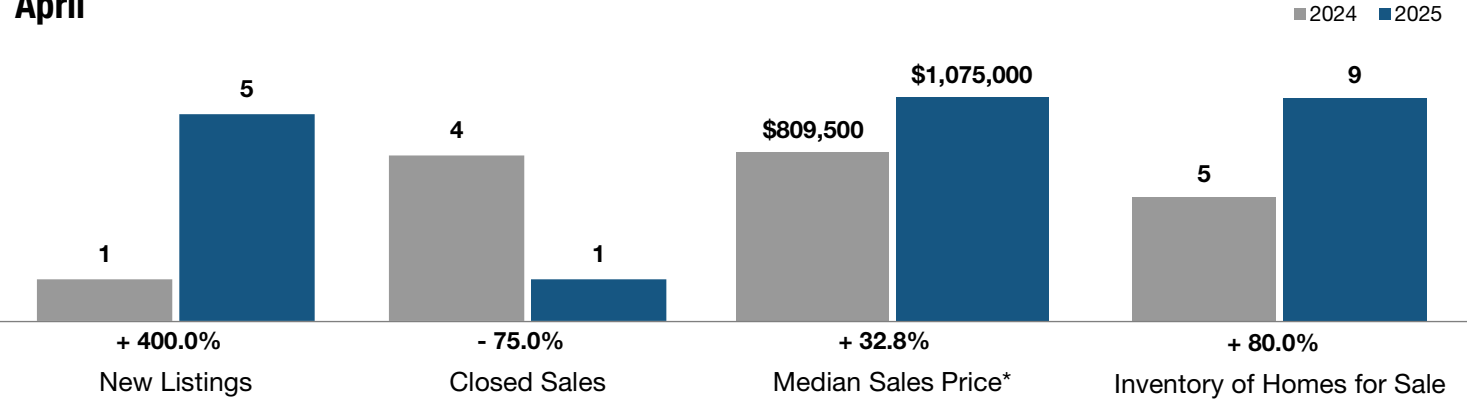


Windmill Harbour

Key Metrics	April			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	1	5	+ 400.0%	9	15	+ 66.7%
Closed Sales	4	1	- 75.0%	11	10	- 9.1%
Median Sales Price*	\$809,500	\$1,075,000	+ 32.8%	\$1,025,000	\$1,477,000	+ 44.1%
Percent of List Price Received*	96.4%	97.8%	+ 1.5%	95.5%	95.3%	- 0.2%
Days on Market Until Sale	25	33	+ 32.0%	73	69	- 5.5%
Inventory of Homes for Sale	5	9	+ 80.0%	--	--	--

* 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.

April



Historical Median Sales Price Rolling 12-Month Calculation

