

Local Market Update – May 2025

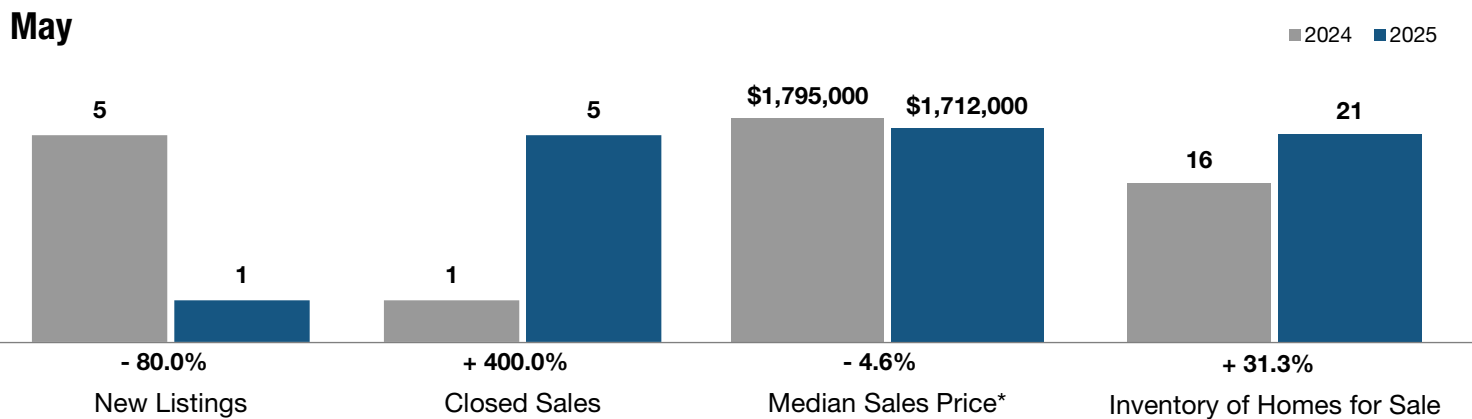
A Research Tool Provided by REsides, Inc. and the
Hilton Head Area Association of REALTORS®



Fripp Island

Key Metrics	May			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	5	1	- 80.0%	17	18	+ 5.9%
Closed Sales	1	5	+ 400.0%	5	8	+ 60.0%
Median Sales Price*	\$1,795,000	\$1,712,000	- 4.6%	\$1,020,000	\$1,293,500	+ 26.8%
Percent of List Price Received*	87.6%	95.5%	+ 9.0%	94.2%	95.6%	+ 1.5%
Days on Market Until Sale	29	172	+ 493.1%	60	118	+ 96.7%
Inventory of Homes for Sale	16	21	+ 31.3%	--	--	--

* 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

