

Local Market Update – June 2025

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

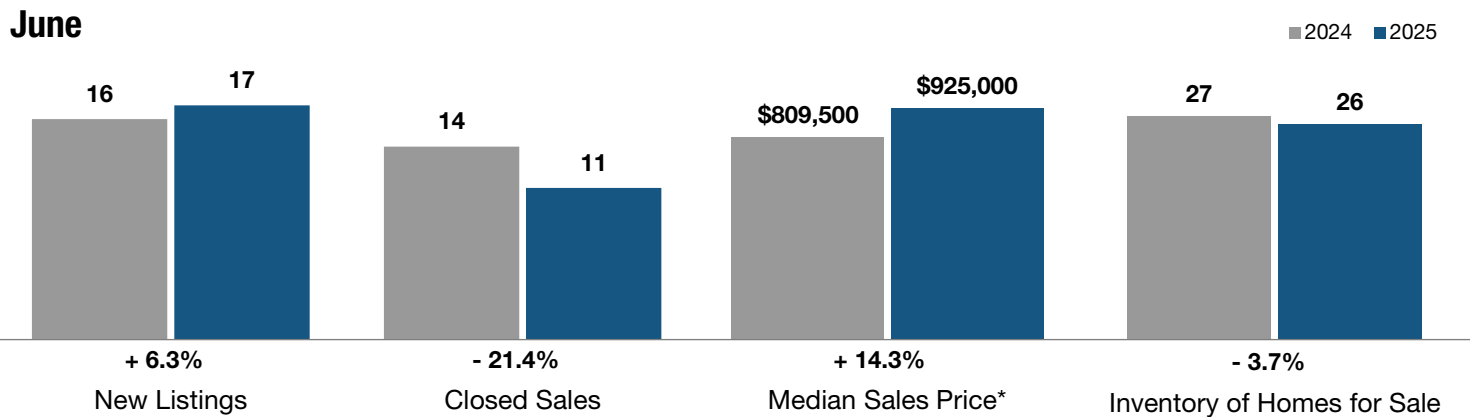


Sea Pines

Condos / Villas Only

Key Metrics	June			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	16	17	+ 6.3%	88	85	- 3.4%
Closed Sales	14	11	- 21.4%	64	63	- 1.6%
Median Sales Price*	\$809,500	\$925,000	+ 14.3%	\$812,500	\$800,000	- 1.5%
Percent of List Price Received*	98.5%	97.5%	- 1.1%	98.2%	97.0%	- 1.2%
Days on Market Until Sale	25	50	+ 97.0%	33	54	+ 60.8%
Inventory of Homes for Sale	27	26	- 3.7%	--	--	--

* 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.



Historical Median Sales Price Rolling 12-Month Calculation

