

Local Market Update – July 2025

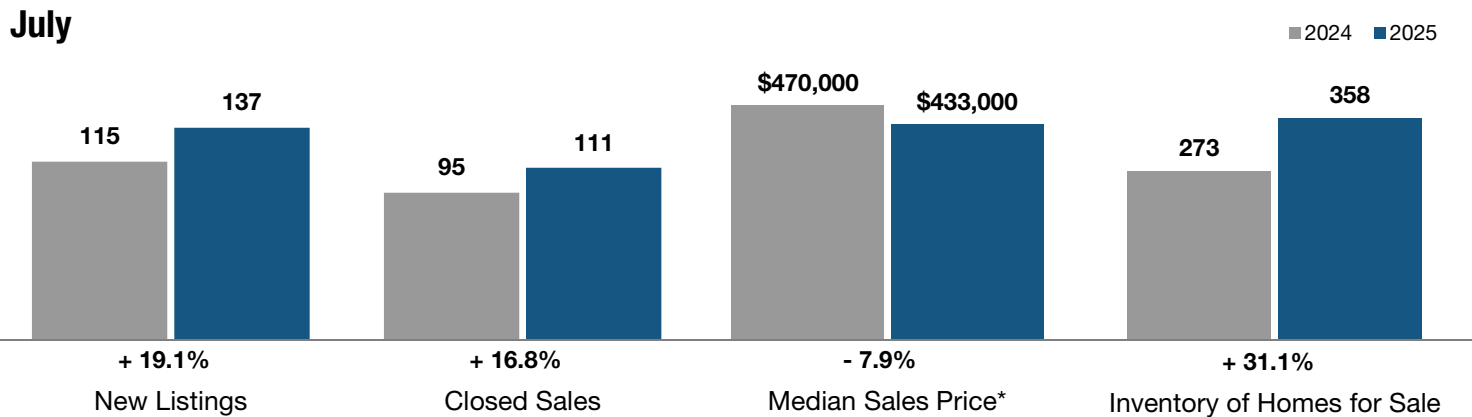
A Research Tool Provided by RESides, Inc. and the
Hilton Head Area Association of REALTORS®



Bluffton General

Key Metrics	July			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	115	137	+ 19.1%	826	948	+ 14.8%
Closed Sales	95	111	+ 16.8%	619	602	- 2.7%
Median Sales Price*	\$470,000	\$433,000	- 7.9%	\$460,000	\$464,750	+ 1.0%
Percent of List Price Received*	98.1%	97.5%	- 0.6%	98.1%	97.7%	- 0.4%
Days on Market Until Sale	46	89	+ 93.5%	45	71	+ 57.8%
Inventory of Homes for Sale	273	358	+ 31.1%	--	--	--

* 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

