

Local Market Update – July 2025

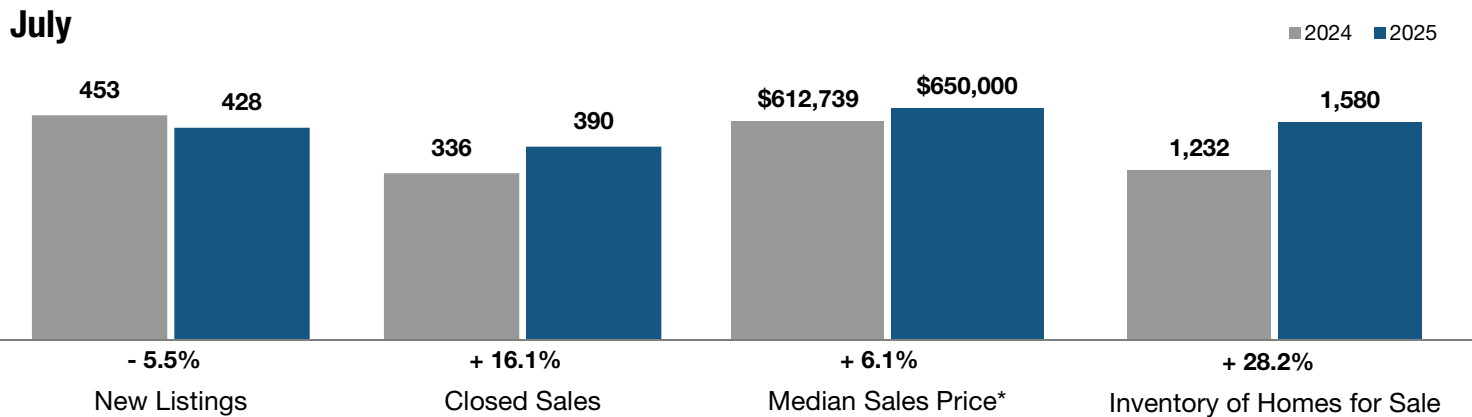
A Research Tool Provided by REsides, Inc. and the
Hilton Head Area Association of REALTORS®



Southern Beaufort County

Key Metrics	July			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	453	428	- 5.5%	3,269	3,659	+ 11.9%
Closed Sales	336	390	+ 16.1%	2,400	2,445	+ 1.9%
Median Sales Price*	\$612,739	\$650,000	+ 6.1%	\$612,674	\$625,358	+ 2.1%
Percent of List Price Received*	97.5%	96.9%	- 0.6%	97.3%	97.0%	- 0.3%
Days on Market Until Sale	56	90	+ 60.7%	56	71	+ 26.8%
Inventory of Homes for Sale	1,232	1,580	+ 28.2%	--	--	--

* 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

