

Local Market Update – September 2025

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

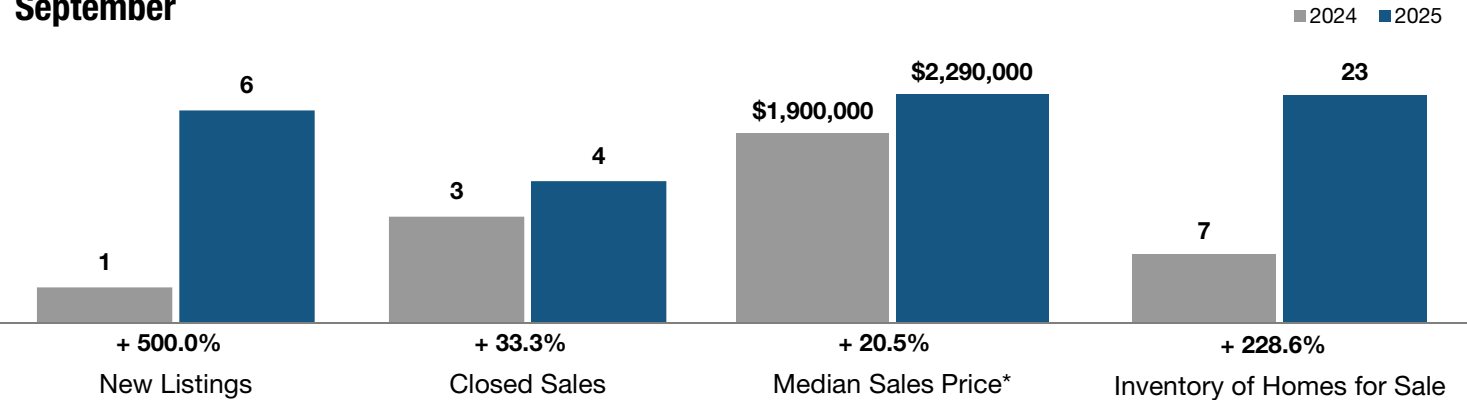


Berkeley Hall

Key Metrics	September			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	1	6	+ 500.0%	29	47	+ 62.1%
Closed Sales	3	4	+ 33.3%	30	28	- 6.7%
Median Sales Price*	\$1,900,000	\$2,290,000	+ 20.5%	\$1,492,500	\$1,643,750	+ 10.1%
Percent of List Price Received*	90.5%	96.0%	+ 6.1%	96.7%	95.8%	- 0.9%
Days on Market Until Sale	70	165	+ 135.7%	62	63	+ 1.6%
Inventory of Homes for Sale	7	23	+ 228.6%	--	--	--

* 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.

September



Historical Median Sales Price Rolling 12-Month Calculation

