

Local Market Update – September 2025

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

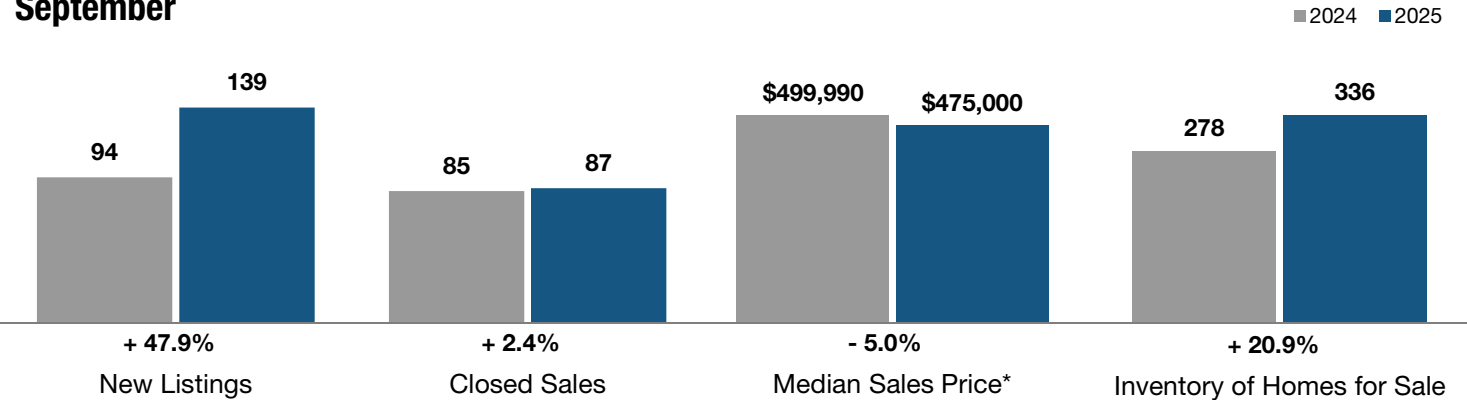


Bluffton General

Key Metrics	September			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	94	139	+ 47.9%	1,016	1,192	+ 17.3%
Closed Sales	85	87	+ 2.4%	789	786	- 0.4%
Median Sales Price*	\$499,990	\$475,000	- 5.0%	\$466,500	\$465,000	- 0.3%
Percent of List Price Received*	97.9%	97.7%	- 0.2%	98.1%	97.8%	- 0.3%
Days on Market Until Sale	53	104	+ 96.2%	45	81	+ 80.0%
Inventory of Homes for Sale	278	336	+ 20.9%	--	--	--

* 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

