

Local Market Update – November 2025

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

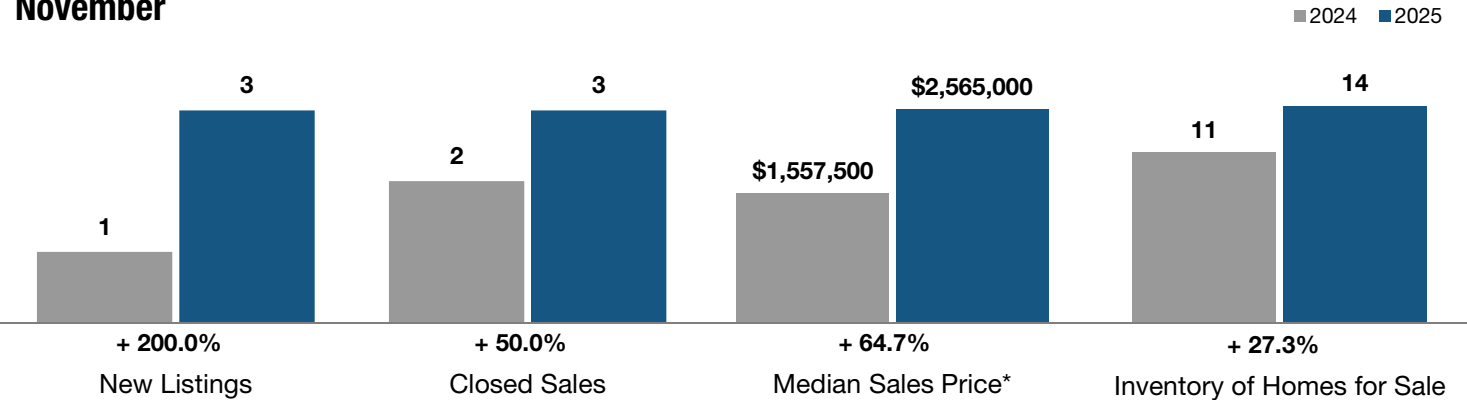


Long Cove

Key Metrics	November			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	1	3	+ 200.0%	38	48	+ 26.3%
Closed Sales	2	3	+ 50.0%	25	34	+ 36.0%
Median Sales Price*	\$1,557,500	\$2,565,000	+ 64.7%	\$1,200,000	\$1,292,250	+ 7.7%
Percent of List Price Received*	96.1%	94.2%	- 2.0%	95.8%	95.0%	- 0.8%
Days on Market Until Sale	1	160	+ 15,900.0%	57	107	+ 87.7%
Inventory of Homes for Sale	11	14	+ 27.3%	--	--	--

* 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.

November



Historical Median Sales Price Rolling 12-Month Calculation

