

Local Market Update – January 2026

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

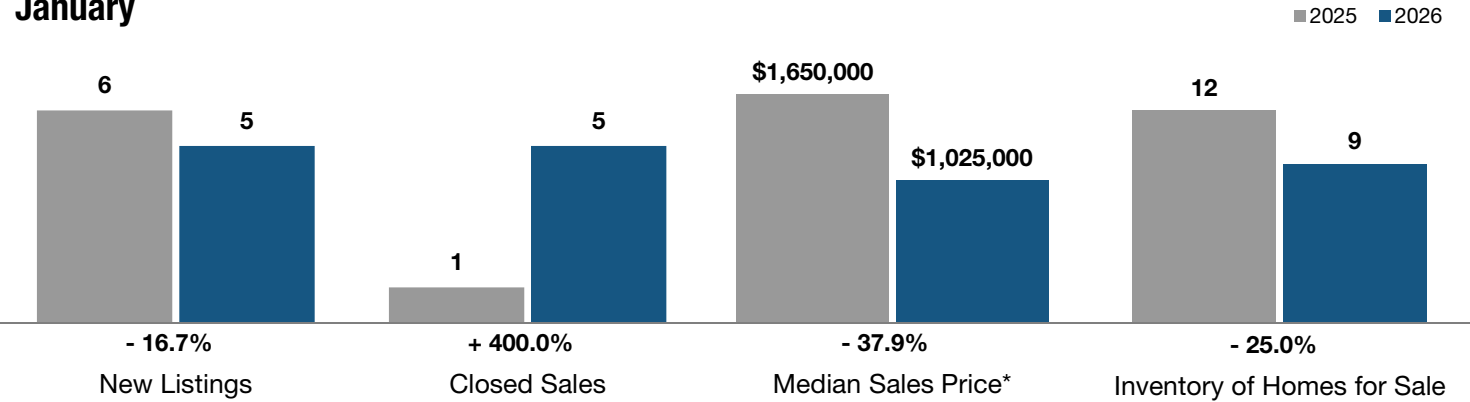


Long Cove

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	6	5	- 16.7%	6	5	- 16.7%
Closed Sales	1	5	+ 400.0%	1	5	+ 400.0%
Median Sales Price*	\$1,650,000	\$1,025,000	- 37.9%	\$1,650,000	\$1,025,000	- 37.9%
Percent of List Price Received*	97.7%	95.0%	- 2.8%	97.7%	95.0%	- 2.8%
Days on Market Until Sale	95	92	- 3.2%	95	92	- 3.2%
Inventory of Homes for Sale	12	9	- 25.0%	--	--	--

* 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.

January



Historical Median Sales Price Rolling 12-Month Calculation

