

# Local Market Update – February 2026

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

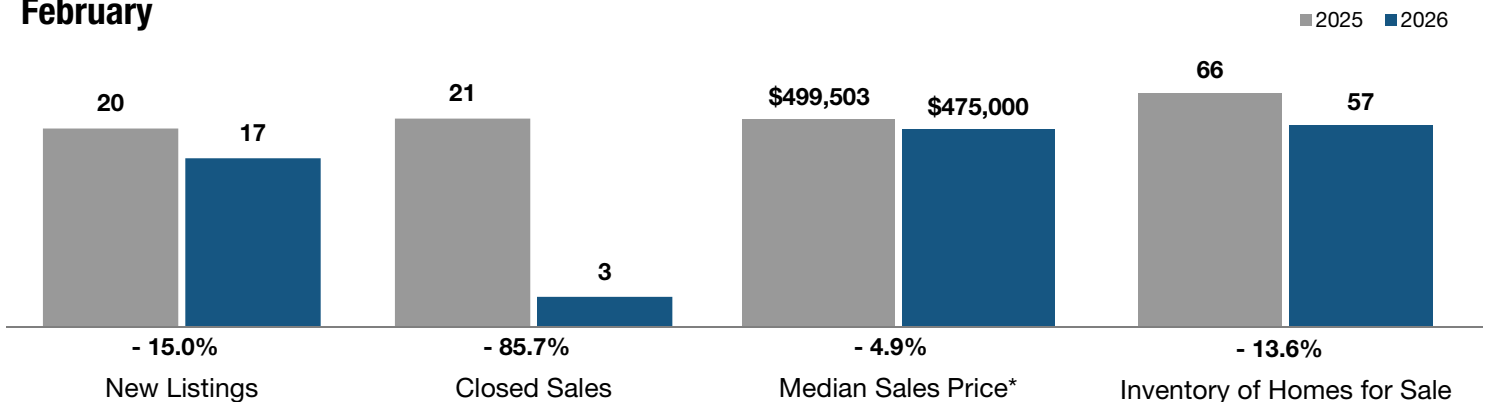


## Latitude Margaritaville

Key Metrics	February			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	20	17	- 15.0%	43	39	- 9.3%
Closed Sales	21	3	- 85.7%	33	15	- 54.5%
Median Sales Price*	\$499,503	\$475,000	- 4.9%	\$477,997	\$505,000	+ 5.6%
Percent of List Price Received*	101.2%	98.3%	- 2.9%	100.5%	98.8%	- 1.7%
Days on Market Until Sale	20	112	+ 460.0%	33	167	+ 406.1%
Inventory of Homes for Sale	66	57	- 13.6%	--	--	--

\* 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.

### February



### Historical Median Sales Price Rolling 12-Month Calculation

