

# Local Market Update – February 2026

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

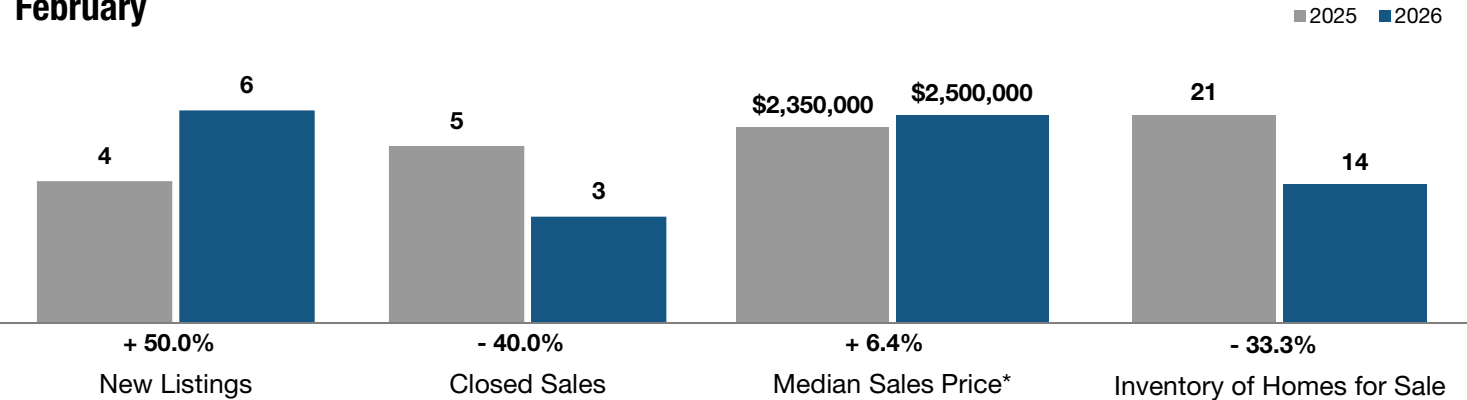


## Colleton River

Key Metrics	February			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	4	6	+ 50.0%	7	15	+ 114.3%
Closed Sales	5	3	- 40.0%	6	6	0.0%
Median Sales Price*	\$2,350,000	\$2,500,000	+ 6.4%	\$2,037,500	\$2,125,000	+ 4.3%
Percent of List Price Received*	96.6%	96.2%	- 0.4%	96.7%	95.4%	- 1.3%
Days on Market Until Sale	137	136	- 0.7%	118	123	+ 4.2%
Inventory of Homes for Sale	21	14	- 33.3%	--	--	--

\* 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.

### February



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

