

Local Market Update – April 2026

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

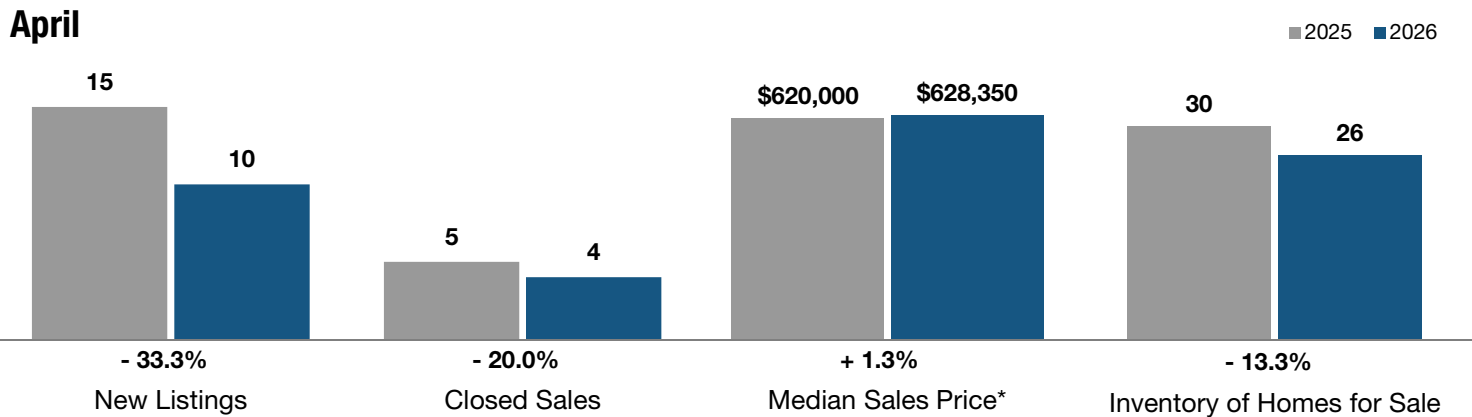


Shipyard

Condos / Villas Only

Key Metrics	April			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	15	10	- 33.3%	34	26	- 23.5%
Closed Sales	5	4	- 20.0%	21	11	- 47.6%
Median Sales Price*	\$620,000	\$628,350	+ 1.3%	\$636,000	\$632,000	- 0.6%
Percent of List Price Received*	96.3%	96.3%	- 0.0%	96.8%	94.3%	- 2.6%
Days on Market Until Sale	63	157	+ 147.6%	84	126	+ 48.8%
Inventory of Homes for Sale	30	26	- 13.3%	--	--	--

* 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.



Historical Median Sales Price

Rolling 12-Month Calculation

