

Local Market Update – May 2026

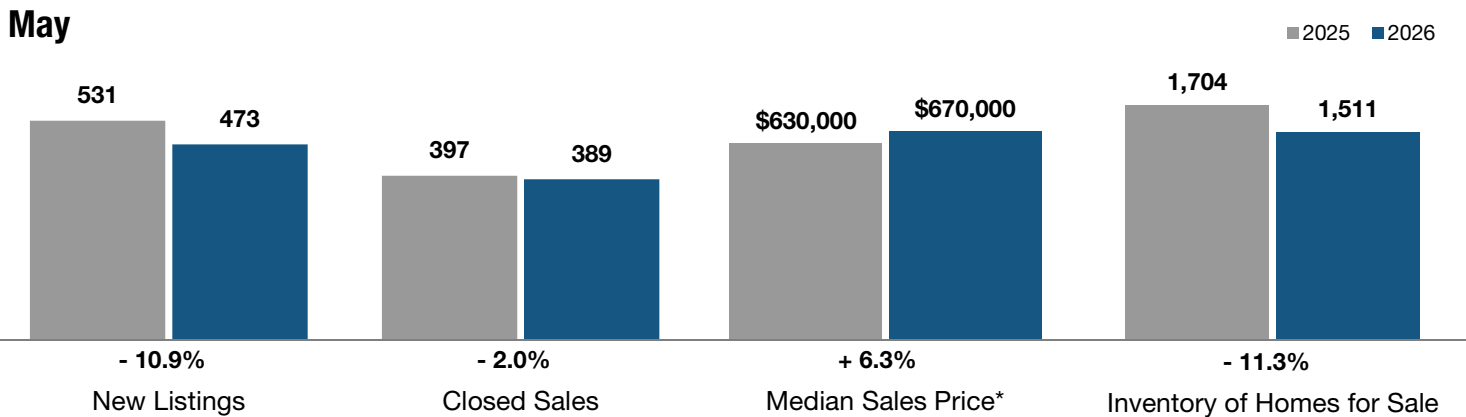
A Research Tool Provided by REsides, Inc. and the Hilton Head Area Association of REALTORS®



Southern Beaufort County

Key Metrics	May			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	531	473	- 10.9%	2,776	2,520	- 9.2%
Closed Sales	397	389	- 2.0%	1,670	1,722	+ 3.1%
Median Sales Price*	\$630,000	\$670,000	+ 6.3%	\$628,950	\$645,000	+ 2.6%
Percent of List Price Received*	96.8%	97.2%	+ 0.4%	97.0%	96.8%	- 0.2%
Days on Market Until Sale	61	119	+ 95.1%	66	133	+ 101.5%
Inventory of Homes for Sale	1,704	1,511	- 11.3%	--	--	--

* 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

