

Local Market Update – February 2021

A Research Tool Provided by the Multiple Listing Service of Hilton Head Island and the Hilton Head Area Association of REALTORS®



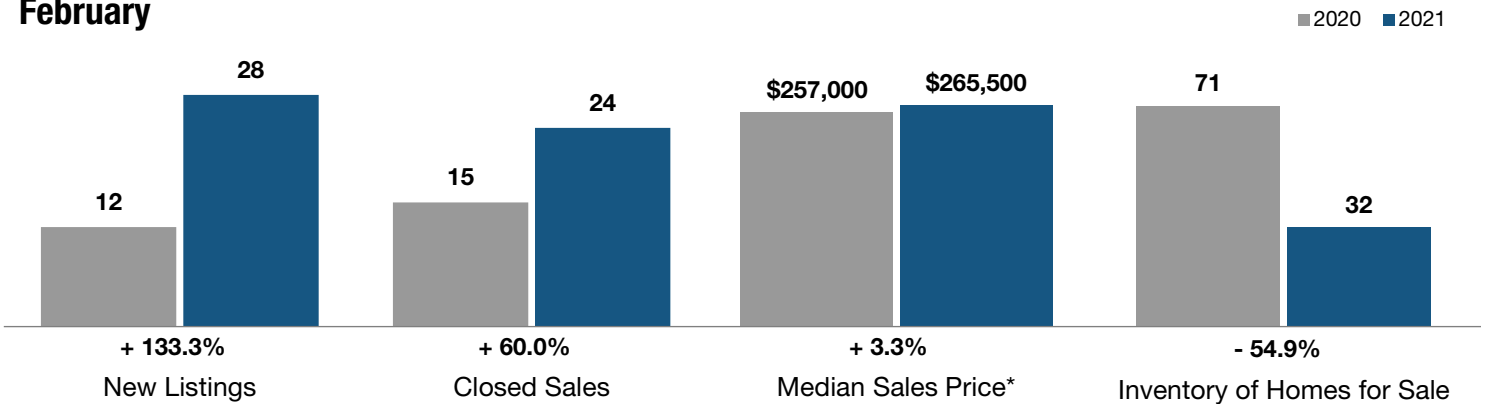
2: Forest Beach

Condos / Villas Only

Key Metrics	February			Year to Date		
	2020	2021	Percent Change	2020	2021	Percent Change
New Listings	12	28	+ 133.3%	33	61	+ 84.8%
Closed Sales	15	24	+ 60.0%	35	37	+ 5.7%
Median Sales Price*	\$257,000	\$265,500	+ 3.3%	\$250,000	\$268,500	+ 7.4%
Percent of List Price Received*	95.6%	99.0%	+ 3.5%	95.0%	98.5%	+ 3.6%
Days on Market Until Sale	78	105	+ 35.1%	102	109	+ 6.8%
Inventory of Homes for Sale	71	32	- 54.9%	--	--	--

* 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

