

Local Market Update – February 2025

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



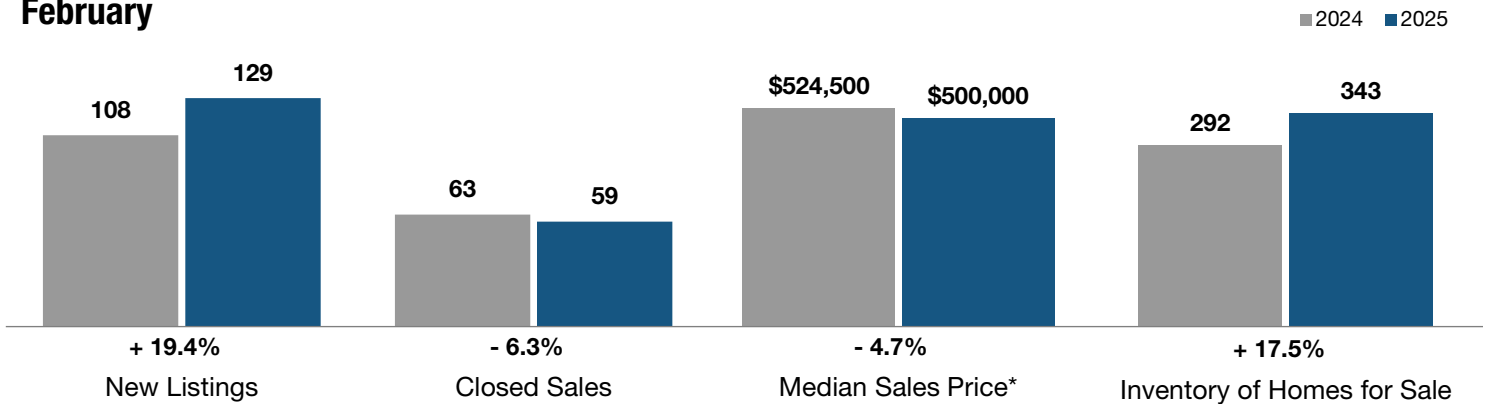
Hilton Head Totals

Condos / Villas Only

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	108	129	+ 19.4%	213	248	+ 16.4%
Closed Sales	63	59	- 6.3%	127	119	- 6.3%
Median Sales Price*	\$524,500	\$500,000	- 4.7%	\$494,500	\$545,000	+ 10.2%
Percent of List Price Received*	96.5%	96.8%	+ 0.3%	96.2%	96.5%	+ 0.3%
Days on Market Until Sale	57	75	+ 32.7%	53	83	+ 56.7%
Inventory of Homes for Sale	292	343	+ 17.5%	--	--	--

* 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

