

Local Market Update – January 2026

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



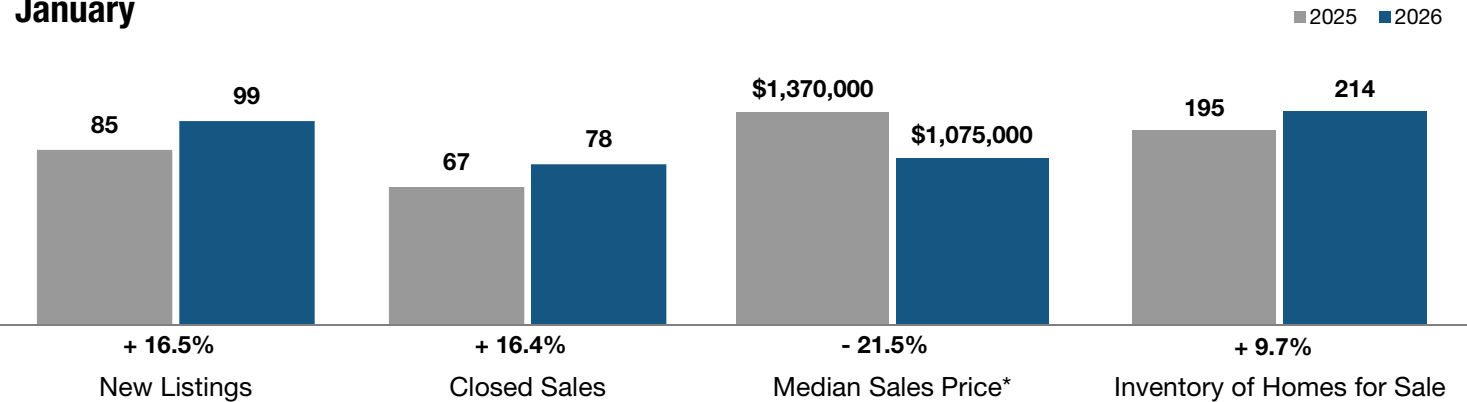
Hilton Head Totals

Detached Homes Only

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	85	99	+ 16.5%	85	99	+ 16.5%
Closed Sales	67	78	+ 16.4%	67	78	+ 16.4%
Median Sales Price*	\$1,370,000	\$1,075,000	- 21.5%	\$1,370,000	\$1,075,000	- 21.5%
Percent of List Price Received*	97.2%	95.4%	- 1.8%	97.2%	95.4%	- 1.8%
Days on Market Until Sale	62	123	+ 98.6%	62	123	+ 98.6%
Inventory of Homes for Sale	195	214	+ 9.7%	--	--	--

* 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.

January



Historical Median Sales Price Rolling 12-Month Calculation

