

Local Market Update – December 2025

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



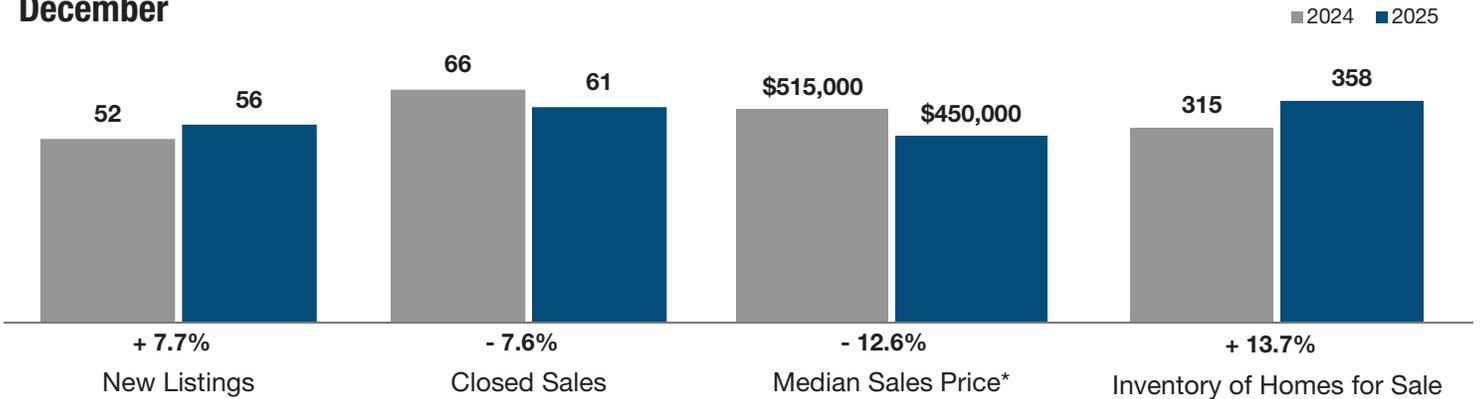
Hilton Head Totals

Condos / Villas Only

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	2024	2025	Percent Change
New Listings	52	56	+ 7.7%	1,213	1,298	+ 7.0%
Closed Sales	66	61	- 7.6%	913	877	- 3.9%
Median Sales Price*	\$515,000	\$450,000	- 12.6%	\$523,500	\$515,000	- 1.6%
Percent of List Price Received*	95.9%	95.6%	- 0.3%	96.8%	96.3%	- 0.5%
Days on Market Until Sale	72	132	+ 83.8%	65	99	+ 51.3%
Inventory of Homes for Sale	315	358	+ 13.7%	--	--	--

* 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.

December



Historical Median Sales Price Rolling 12-Month Calculation

