

Local Market Update – February 2023

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



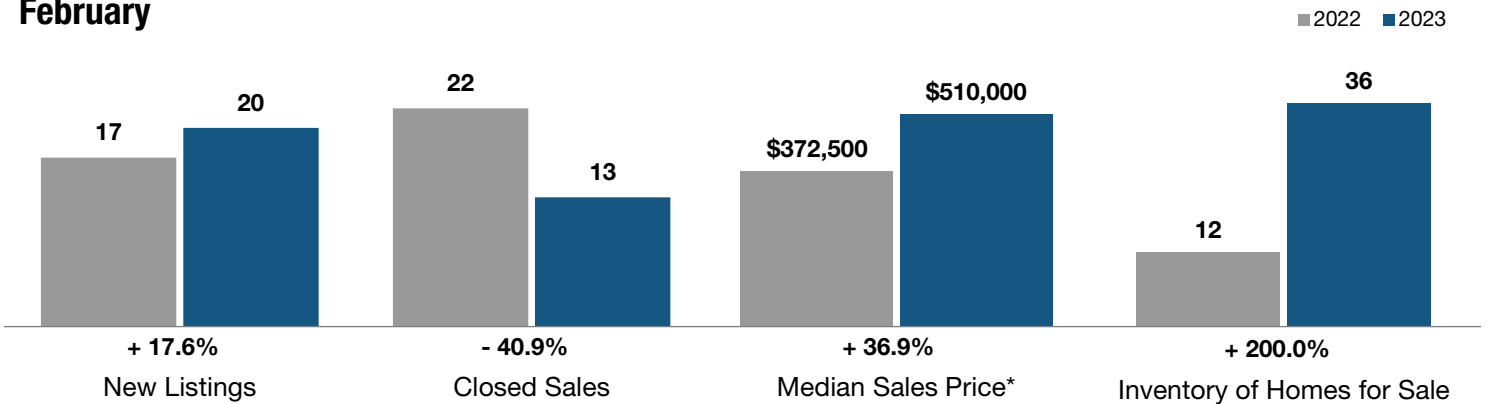
Forest Beach

Condos / Villas Only

Key Metrics	February			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	17	20	+ 17.6%	30	40	+ 33.3%
Closed Sales	22	13	- 40.9%	48	27	- 43.8%
Median Sales Price*	\$372,500	\$510,000	+ 36.9%	\$400,000	\$475,000	+ 18.8%
Percent of List Price Received*	99.6%	97.1%	- 2.5%	99.3%	96.8%	- 2.5%
Days on Market Until Sale	101	63	- 37.1%	96	91	- 5.4%
Inventory of Homes for Sale	12	36	+ 200.0%	--	--	--

* 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

