

# Local Market Update – February 2023

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



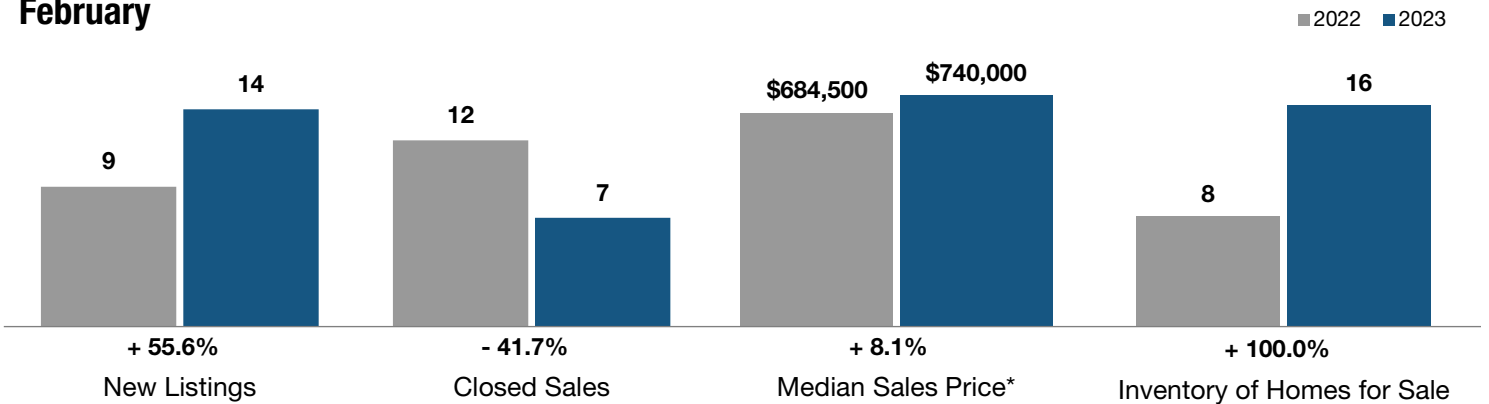
## Sea Pines

Condos / Villas Only

Key Metrics	February			Year to Date		
	2022	2023	Percent Change	2022	2023	Percent Change
New Listings	9	14	+ 55.6%	19	24	+ 26.3%
Closed Sales	12	7	- 41.7%	26	14	- 46.2%
Median Sales Price*	\$684,500	\$740,000	+ 8.1%	\$707,500	\$675,750	- 4.5%
Percent of List Price Received*	100.7%	98.3%	- 2.4%	101.8%	97.3%	- 4.5%
Days on Market Until Sale	69	55	- 20.8%	64	84	+ 32.3%
Inventory of Homes for Sale	8	16	+ 100.0%	--	--	--

\* 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

