

Local Market Update – August 2026

A Research Tool Provided by RESides, Inc. and the
Hilton Head Area REALTORS®

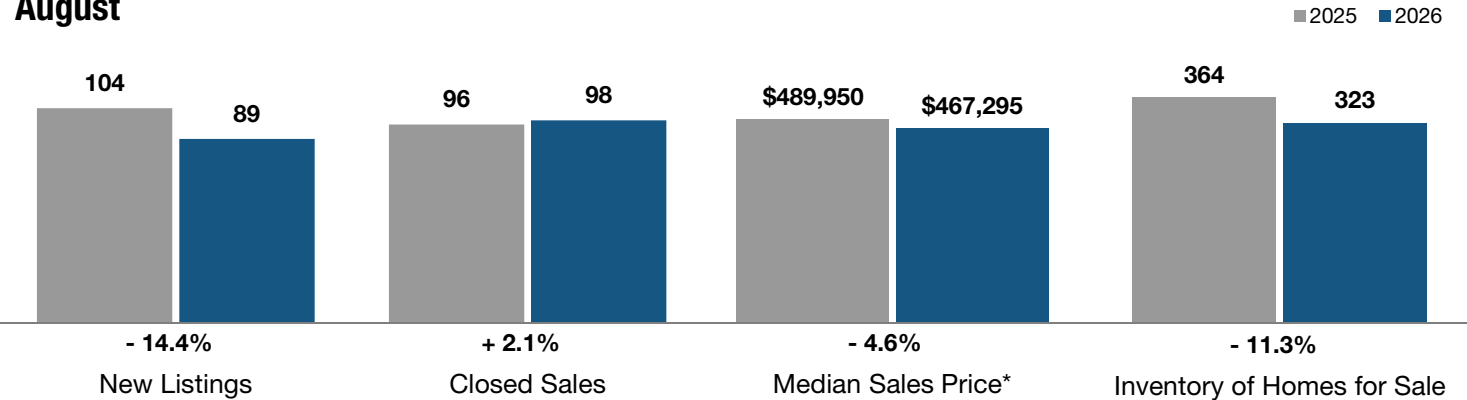


Bluffton General

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	104	89	- 14.4%	1,056	970	- 8.1%
Closed Sales	96	98	+ 2.1%	700	728	+ 4.0%
Median Sales Price*	\$489,950	\$467,295	- 4.6%	\$465,000	\$469,820	+ 1.0%
Percent of List Price Received*	98.0%	97.5%	- 0.5%	97.8%	97.6%	- 0.2%
Days on Market Until Sale	122	123	+ 0.8%	79	129	+ 63.3%
Inventory of Homes for Sale	364	323	- 11.3%	--	--	--

* 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.

August



Historical Median Sales Price Rolling 12-Month Calculation

