

Local Market Update – August 2026

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

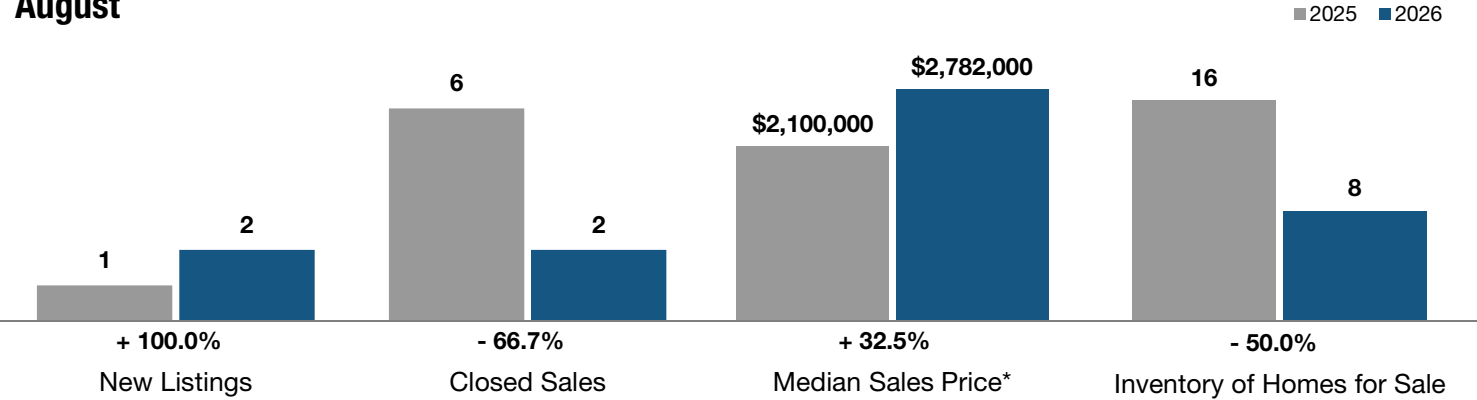


Colleton River

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	1	2	+ 100.0%	40	32	- 20.0%
Closed Sales	6	2	- 66.7%	33	35	+ 6.1%
Median Sales Price*	\$2,100,000	\$2,782,000	+ 32.5%	\$2,371,050	\$2,000,000	- 15.6%
Percent of List Price Received*	90.0%	101.2%	+ 12.4%	95.4%	96.9%	+ 1.6%
Days on Market Until Sale	138	125	- 9.4%	113	136	+ 20.4%
Inventory of Homes for Sale	16	8	- 50.0%	--	--	--

* 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.

August



Historical Median Sales Price Rolling 12-Month Calculation

