

Local Market Update – July 2026

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

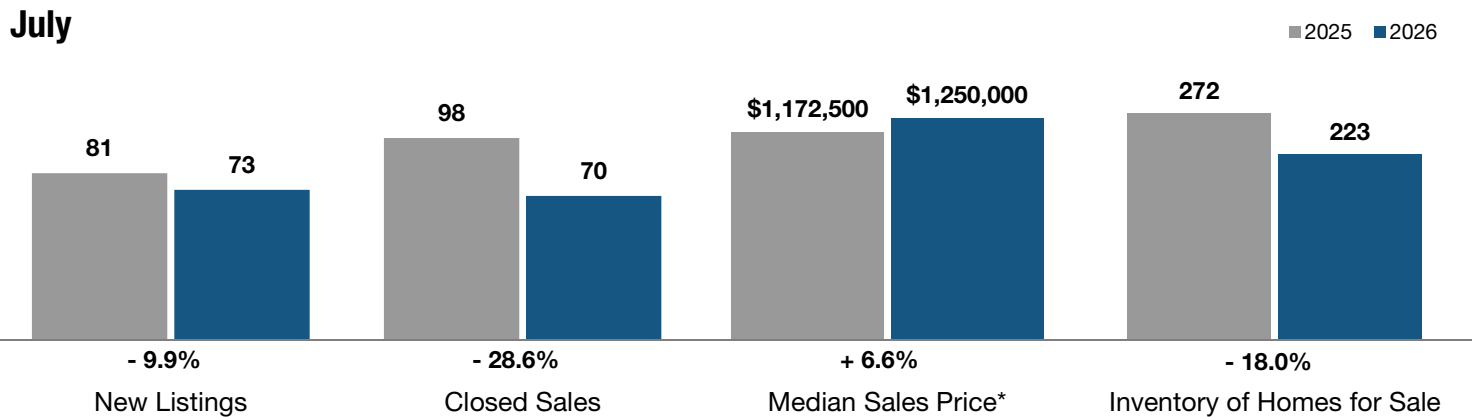


Hilton Head Totals

Detached Homes Only

Key Metrics	July			Year to Date		
	2025	2026	Percent Change	2025	2026	Percent Change
New Listings	81	73	- 9.9%	729	652	- 10.6%
Closed Sales	98	70	- 28.6%	554	548	- 1.1%
Median Sales Price*	\$1,172,500	\$1,250,000	+ 6.6%	\$1,182,500	\$1,187,500	+ 0.4%
Percent of List Price Received*	96.9%	96.7%	- 0.2%	96.9%	96.4%	- 0.4%
Days on Market Until Sale	84	109	+ 29.2%	60	111	+ 84.8%
Inventory of Homes for Sale	272	223	- 18.0%	--	--	--

* 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.



Historical Median Sales Price

Rolling 12-Month Calculation

