Local Market Update – May 2026

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

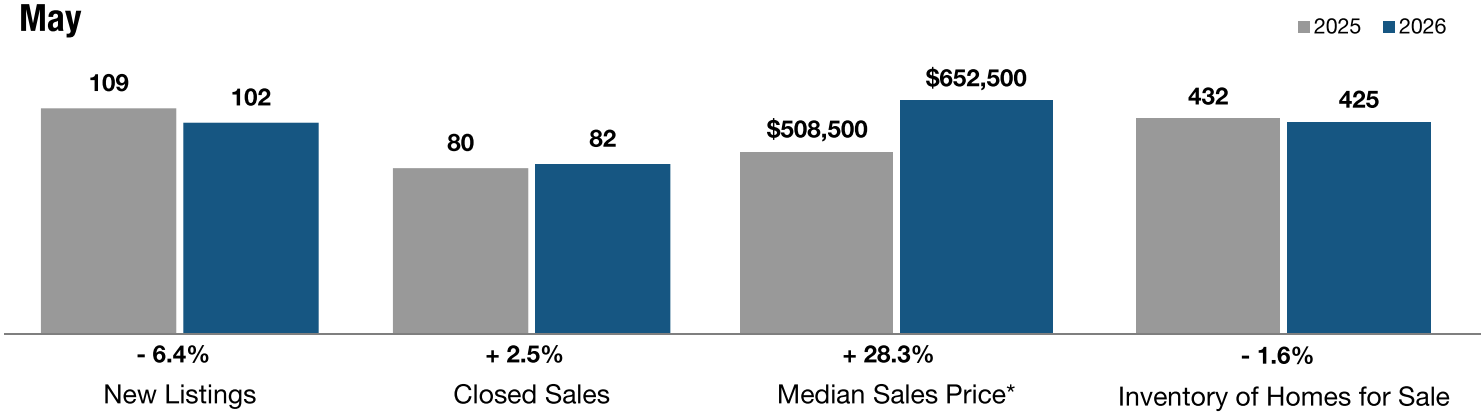
Hilton Head Totals

Condos / Villas Only

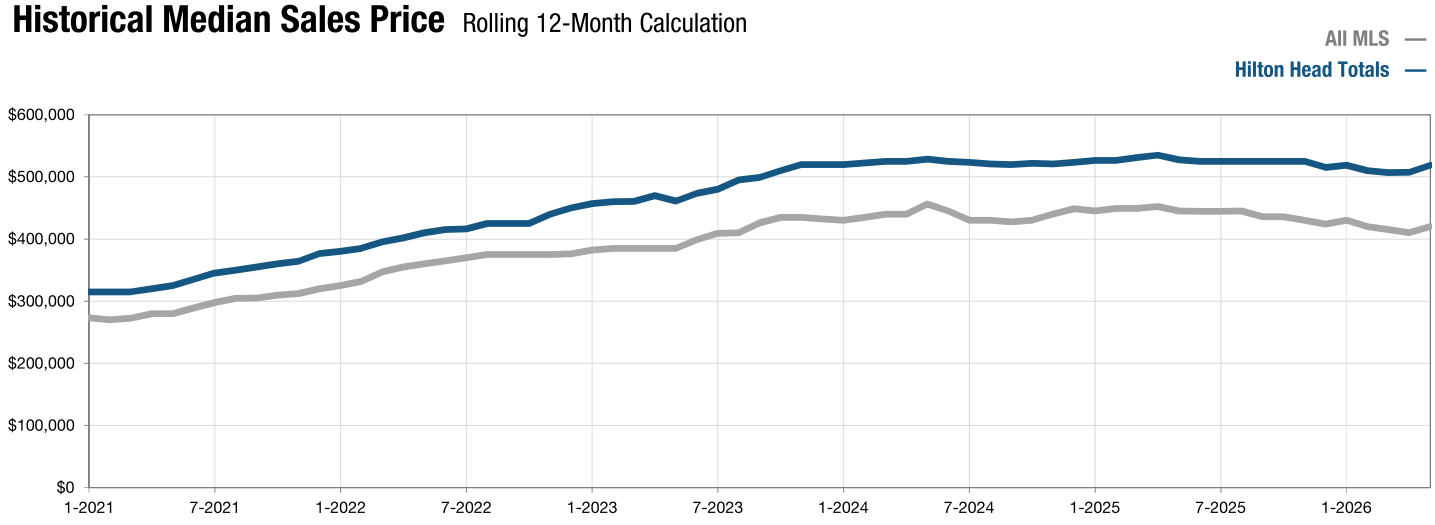
	May			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	109	**102**	- 6.4%	642	**599**	- 6.7%
Closed Sales	80	**82**	+ 2.5%	361	**355**	- 1.7%
Median Sales Price*	$508,500	**$652,500**	+ 28.3%	$535,000	**$540,000**	+ 0.9%
Percent of List Price Received*	96.4%	**97.1%**	+ 0.8%	96.6%	**96.5%**	- 0.1%
Days on Market Until Sale	56	**116**	+ 109.6%	73	**127**	+ 74.9%
Inventory of Homes for Sale	432	**425**	- 1.6%	--	**--**	--

* 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.

May



Historical Median Sales Price Rolling 12-Month Calculation



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