Local Market Update – September 2026

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

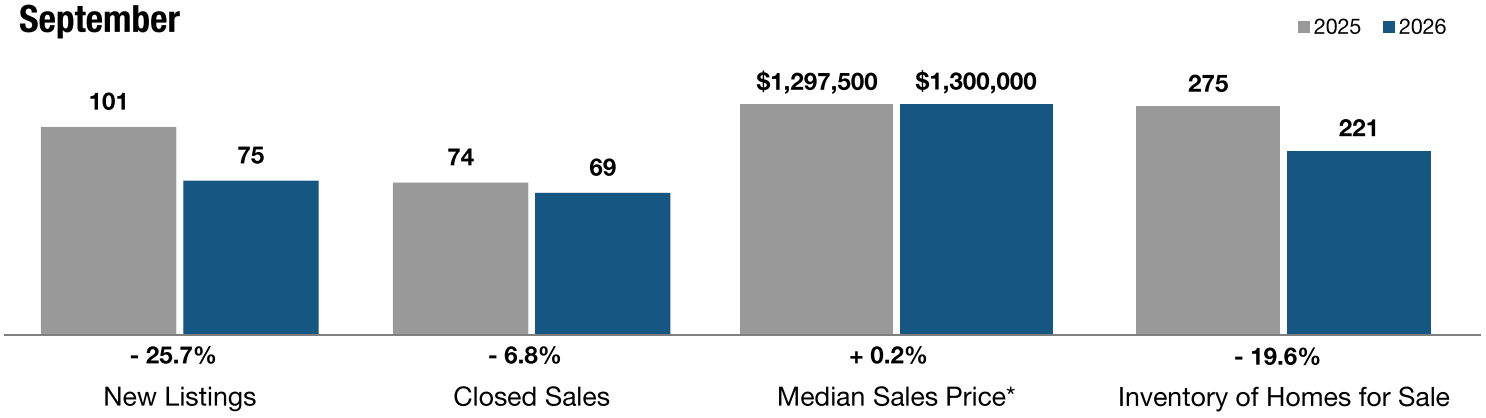
Hilton Head Totals

Detached Homes Only

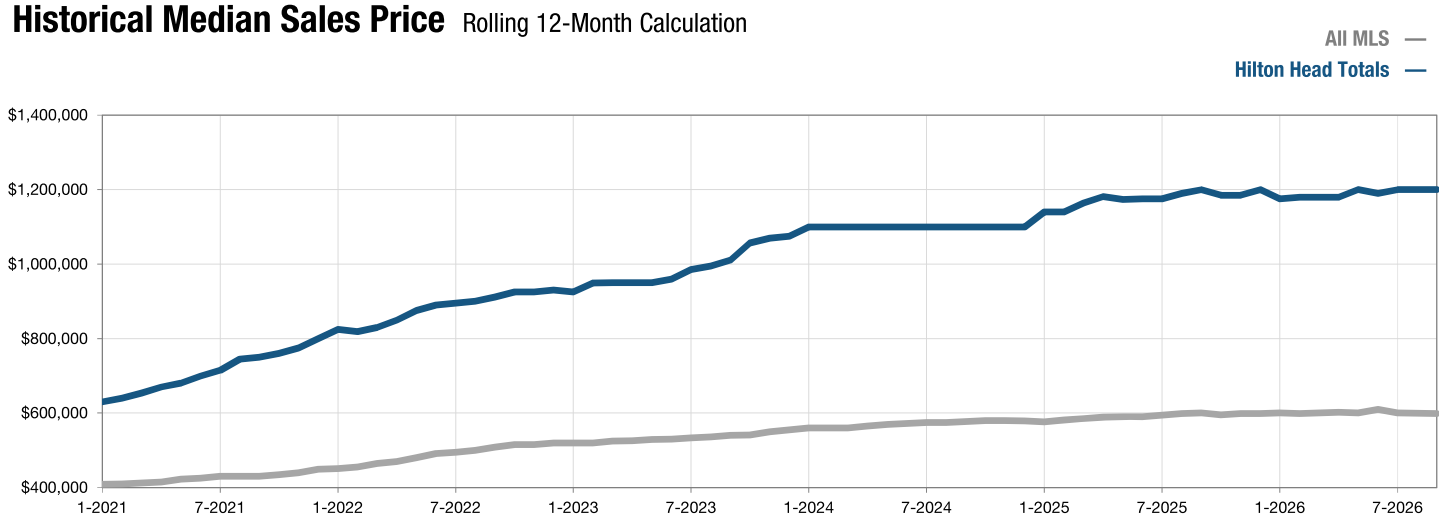
	September			Year to Date		
Key Metrics	**2025**	**2026**	Percent Change	**2025**	**2026**	Percent Change
New Listings	101	**75**	- 25.7%	913	**812**	- 11.1%
Closed Sales	74	**69**	- 6.8%	709	**684**	- 3.5%
Median Sales Price*	$1,297,500	**$1,300,000**	+ 0.2%	$1,185,000	**$1,200,000**	+ 1.3%
Percent of List Price Received*	96.2%	**95.7%**	- 0.5%	96.7%	**96.4%**	- 0.3%
Days on Market Until Sale	122	**118**	- 2.6%	71	**113**	+ 59.5%
Inventory of Homes for Sale	275	**221**	- 19.6%	--	**--**	--

* 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.

September



Historical Median Sales Price Rolling 12-Month Calculation



Current as of October 10, 2026. Data © 2026 REsides, INC. All Rights Reserved. | Sponsored by South Carolina REALTORS®. | Report © 2026 ShowingTime Plus, LLC.