

# Local Market Update – February 2014

A RESEARCH TOOL PROVIDED BY THE MULTIPLE LISTING SERVICE OF HILTON HEAD ISLAND AND THE HILTON HEAD AREA ASSOCIATION OF REALTORS®



## 2: Forest Beach

**+ 83.3%**

**0.0%**

**- 10.3%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

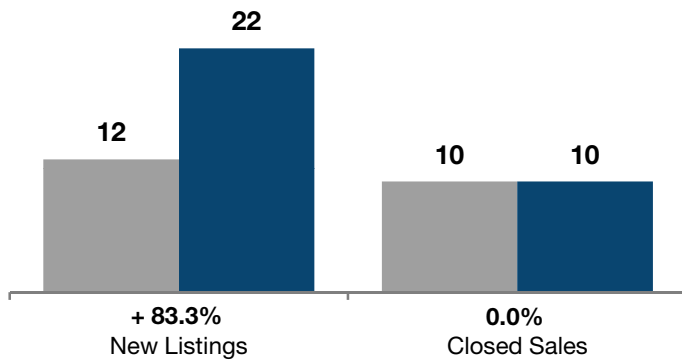
### Attached Condominiums Only

	February			Year to Date		
	2013	2014	+ / -	2013	2014	+ / -
New Listings	12	<b>22</b>	+ 83.3%	42	<b>47</b>	+ 11.9%
Closed Sales	10	<b>10</b>	0.0%	15	<b>21</b>	+ 40.0%
Median Sales Price*	\$194,000	<b>\$173,950</b>	- 10.3%	\$165,000	<b>\$112,000</b>	- 32.1%
Percent of List Price Received*	93.5%	<b>92.8%</b>	- 0.8%	93.7%	<b>93.1%</b>	- 0.6%
Days on Market Until Sale	207	<b>100</b>	- 51.6%	208	<b>102</b>	- 51.0%
Inventory of Homes for Sale	163	<b>141</b>	- 13.5%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

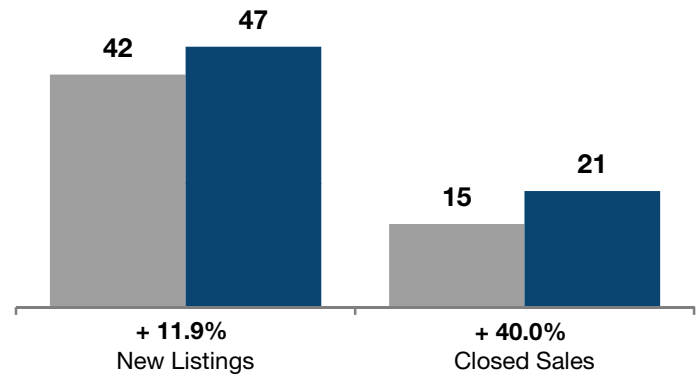
### February

■ 2013 ■ 2014



### Year to Date

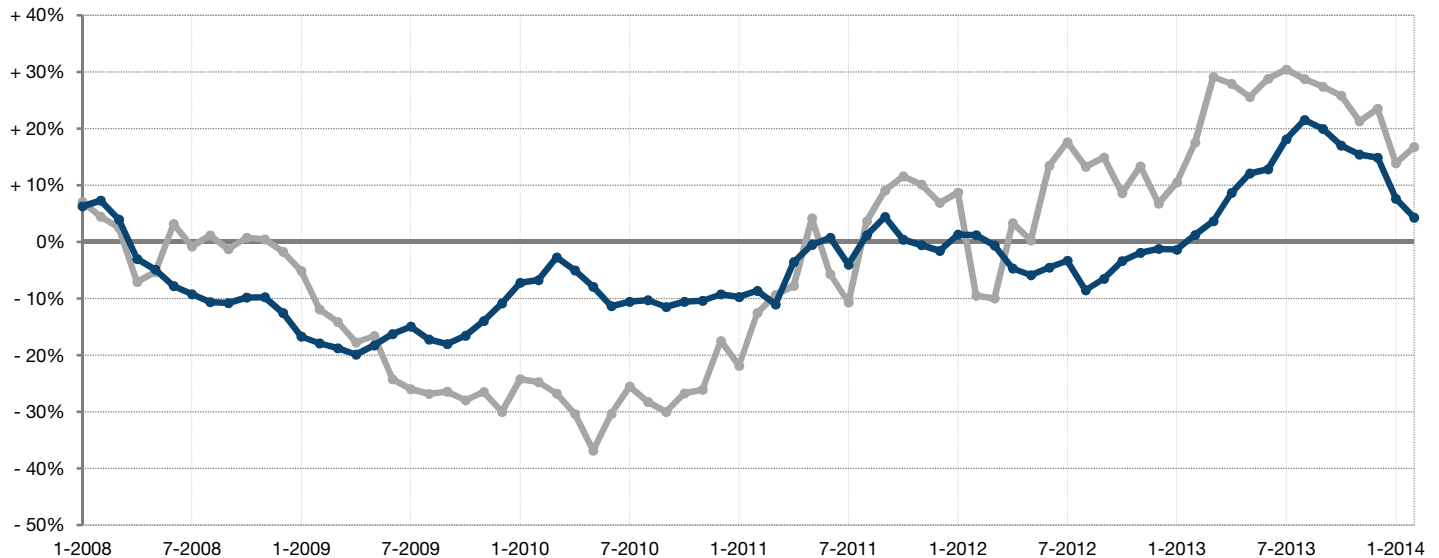
■ 2013 ■ 2014



### Change in Median Sales Price from Prior Year (6-Month Average)\*\*

All MLS —

2: Forest Beach – Attached Condominiums Only —



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period. | Data is Copyright © 2014 All Rights Reserved. MLS of Hilton Head Island. | Sponsored by South Carolina REALTORS®. | Powered by 10K Research and Marketing.