

# 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®



## 1: Sea Pines

**- 31.3%**

**- 20.0%**

**+ 93.2%**

Change in  
New Listings

Change in  
Closed Sales

Change in  
Median Sales Price

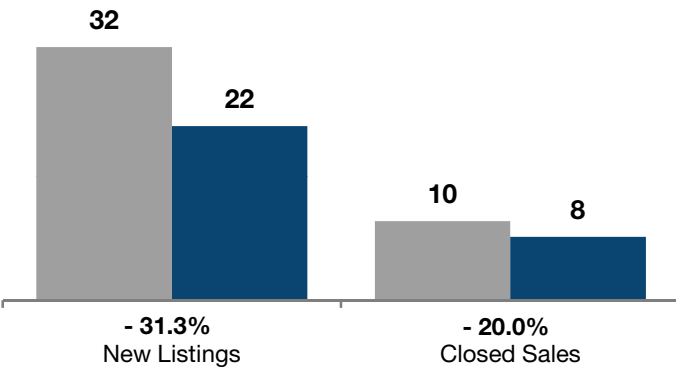
### Detached Homes Only

	February			Year to Date		
	2013	2014	+ / -	2013	2014	+ / -
New Listings	32	22	- 31.3%	61	46	- 24.6%
Closed Sales	10	8	- 20.0%	17	19	+ 11.8%
Median Sales Price*	\$459,250	<b>\$887,500</b>	+ 93.2%	\$650,000	<b>\$800,000</b>	+ 23.1%
Percent of List Price Received*	98.1%	<b>91.9%</b>	- 6.3%	94.9%	<b>92.2%</b>	- 2.9%
Days on Market Until Sale	137	<b>157</b>	+ 14.1%	148	<b>142</b>	- 3.6%
Inventory of Homes for Sale	201	<b>184</b>	- 8.5%	--	--	--

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

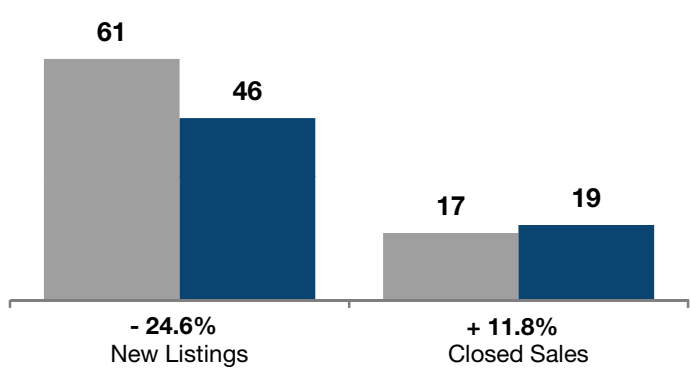
### February

■ 2013 ■ 2014



### Year to Date

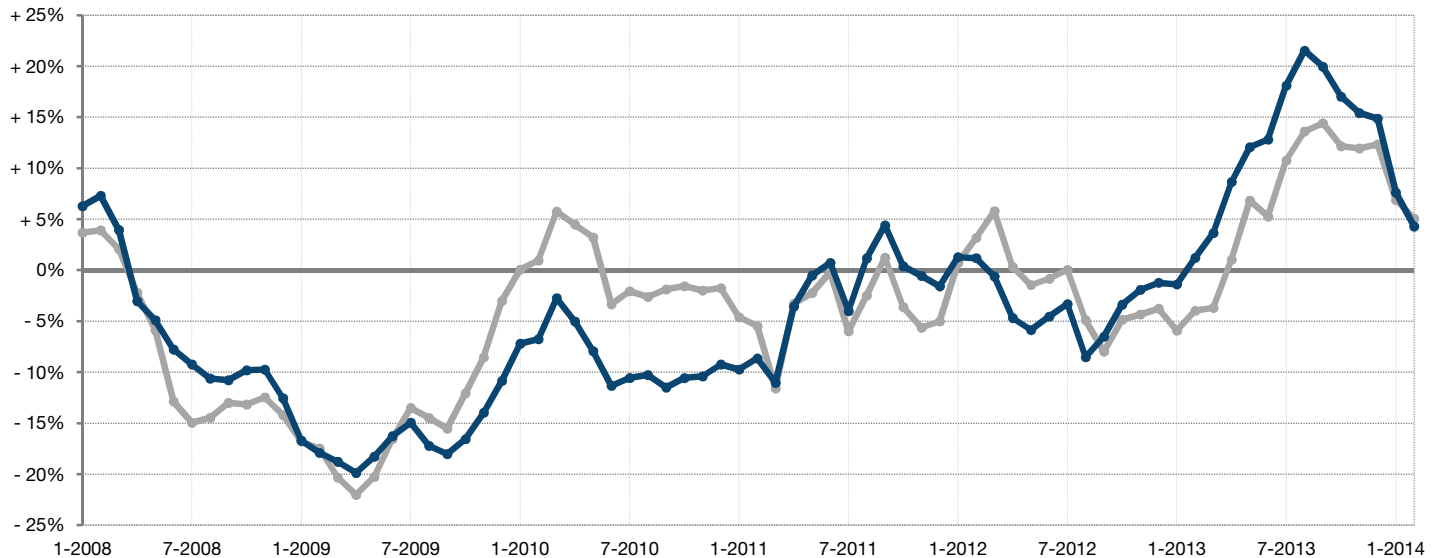
■ 2013 ■ 2014



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

All MLS —

1: Sea Pines – Detached Homes 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.