

Local Market Update for August 2026

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

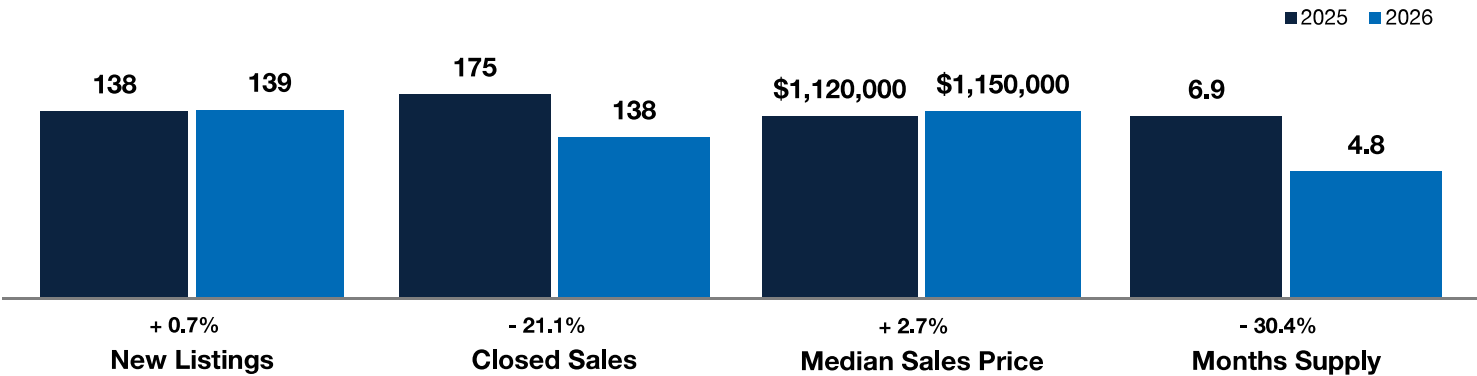


Wasatch County

Key Metrics	August			Year to Date		
	2025	2026	Percent Change	Thru 8-2025	Thru 8-2026	Percent Change
New Listings	138	139	+ 0.7%	1,416	1,296	- 8.5%
Pending Sales	200	133	- 33.5%	1,547	1,147	- 25.9%
Closed Sales	175	138	- 21.1%	1,215	1,072	- 11.8%
Median Sales Price*	\$1,120,000	\$1,150,000	+ 2.7%	\$1,099,500	\$1,100,000	+ 0.0%
Average Sales Price*	\$1,713,059	\$2,242,344	+ 30.9%	\$1,777,984	\$1,885,358	+ 6.0%
Percent of Original List Price Received*	94.4%	93.9%	- 0.5%	96.1%	94.9%	- 1.2%
Days on Market Until Sale	87	79	- 9.2%	77	92	+ 19.5%
Inventory of Homes for Sale	1,257	698	- 44.5%	--	--	--
Months Supply of Inventory	6.9	4.8	- 30.4%	--	--	--

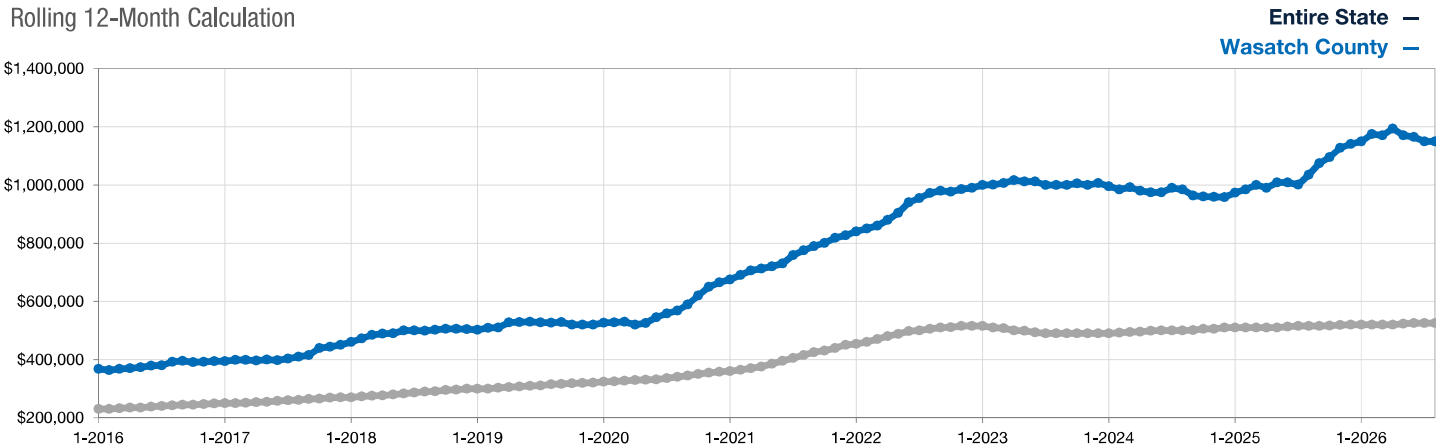
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August



Median Sales Price

Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.