

# Local Market Update for December 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

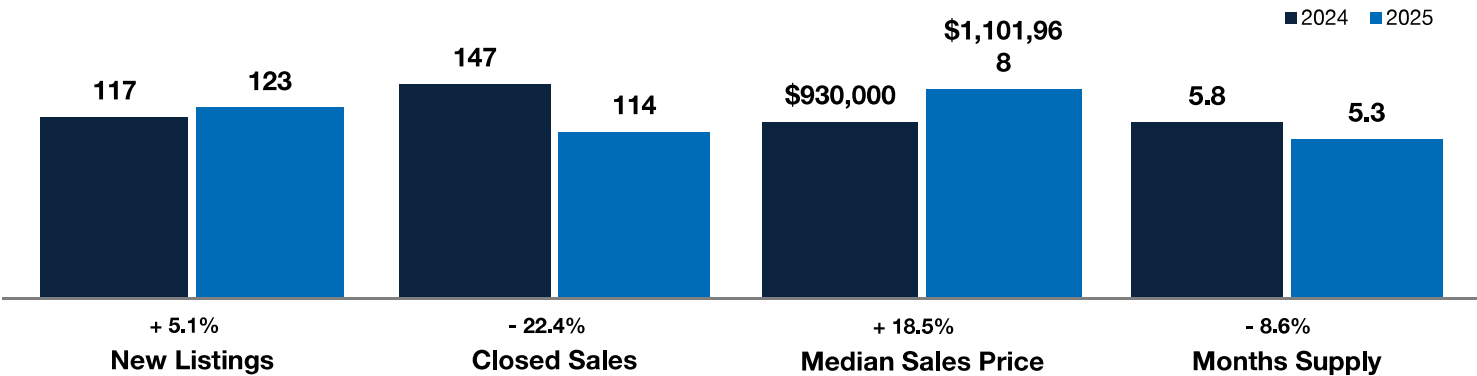


## Wasatch County

| Key Metrics                              | December    |             |                | Year to Date |              |                |
|--|-------------|-------------|----------------|--------------|--------------|----------------|
|  | 2024        | 2025        | Percent Change | Thru 12-2024 | Thru 12-2025 | Percent Change |
| New Listings                             | 117         | 123         | + 5.1%         | 1,904        | 2,129        | + 11.8%        |
| Pending Sales                            | 82          | 79          | - 3.7%         | 1,231        | 1,324        | + 7.6%         |
| Closed Sales                             | 147         | 114         | - 22.4%        | 1,187        | 1,164        | - 1.9%         |
| Median Sales Price*                      | \$930,000   | \$1,101,968 | + 18.5%        | \$898,000    | \$1,088,577  | + 21.2%        |
| Average Sales Price*                     | \$1,540,188 | \$1,873,552 | + 21.6%        | \$1,417,669  | \$1,774,634  | + 25.2%        |
| Percent of Original List Price Received* | 96.1%       | 94.2%       | - 2.0%         | 95.8%        | 95.4%        | - 0.4%         |
| Days on Market Until Sale                | 73          | 80          | + 9.6%         | 80           | 82           | + 2.5%         |
| Inventory of Homes for Sale              | 596         | 581         | - 2.5%         | --           | --           | --             |
| Months Supply of Inventory               | 5.8         | 5.3         | - 8.6%         | --           | --           | --             |

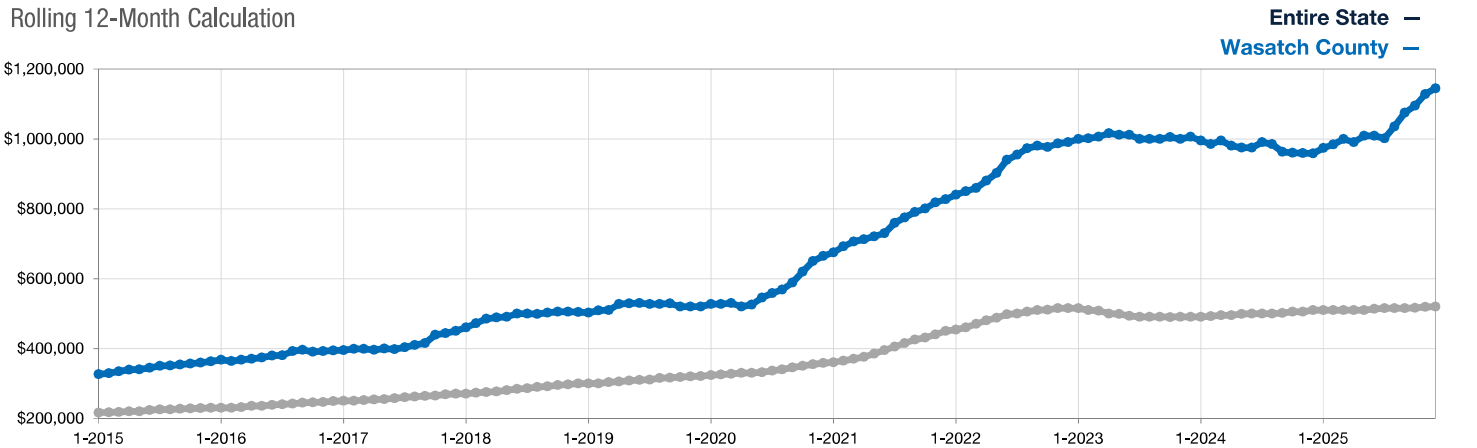
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### December



### 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.