

Local Market Update for January 2023

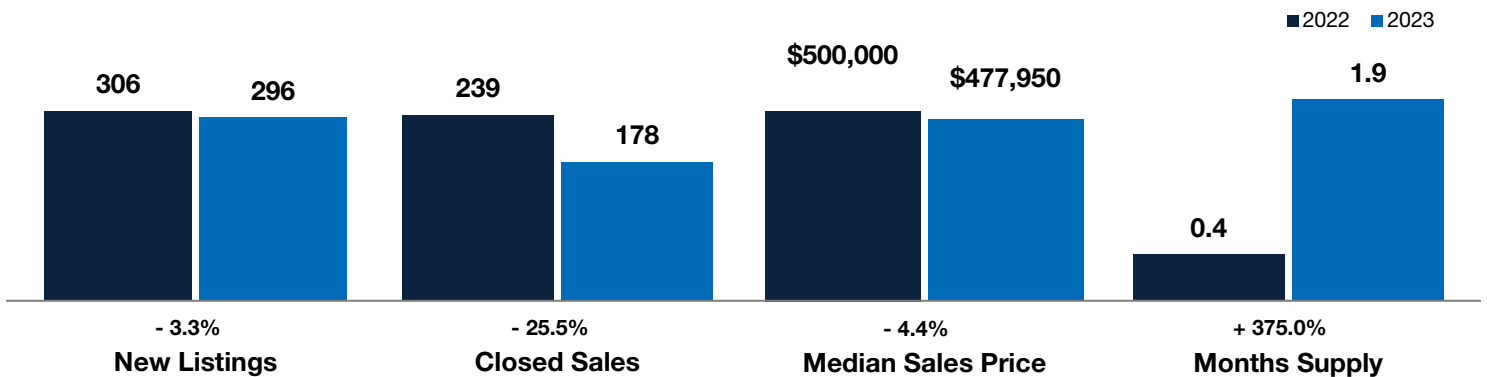
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Davis County

Key Metrics	January			Year to Date		
	2022	2023	Percent Change	Thru 1-2022	Thru 1-2023	Percent Change
New Listings	306	296	- 3.3%	306	296	- 3.3%
Pending Sales	293	280	- 4.4%	293	280	- 4.4%
Closed Sales	239	178	- 25.5%	239	178	- 25.5%
Median Sales Price*	\$500,000	\$477,950	- 4.4%	\$500,000	\$477,950	- 4.4%
Average Sales Price*	\$548,203	\$519,893	- 5.2%	\$548,203	\$519,893	- 5.2%
Percent of Original List Price Received*	101.6%	94.5%	- 7.0%	101.6%	94.5%	- 7.0%
Days on Market Until Sale	20	57	+ 185.0%	20	57	+ 185.0%
Inventory of Homes for Sale	175	630	+ 260.0%	--	--	--
Months Supply of Inventory	0.4	1.9	+ 375.0%	--	--	--

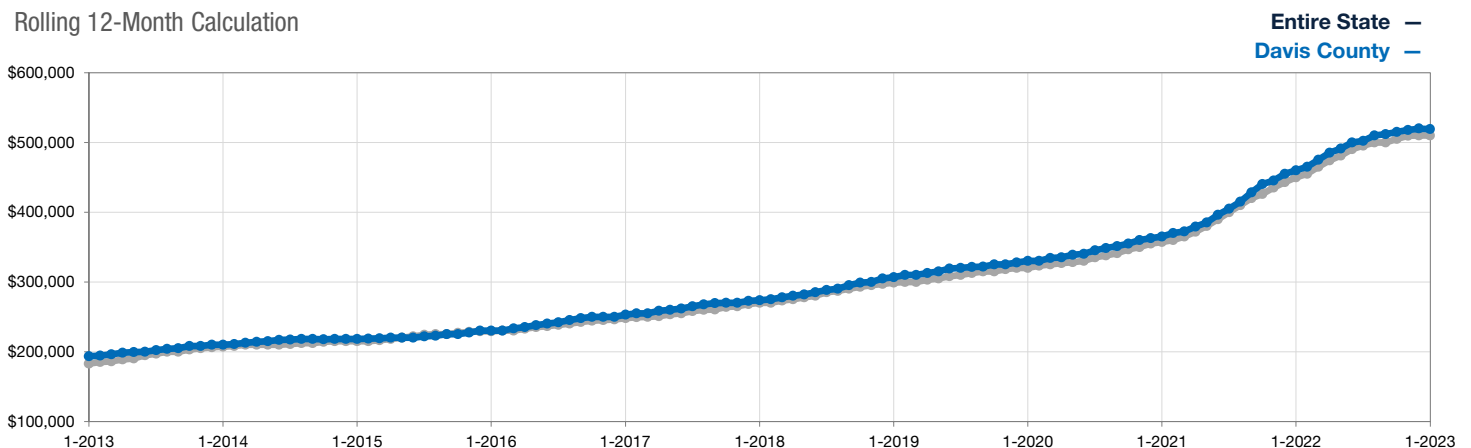
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January



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.