

Local Market Update for January 2024

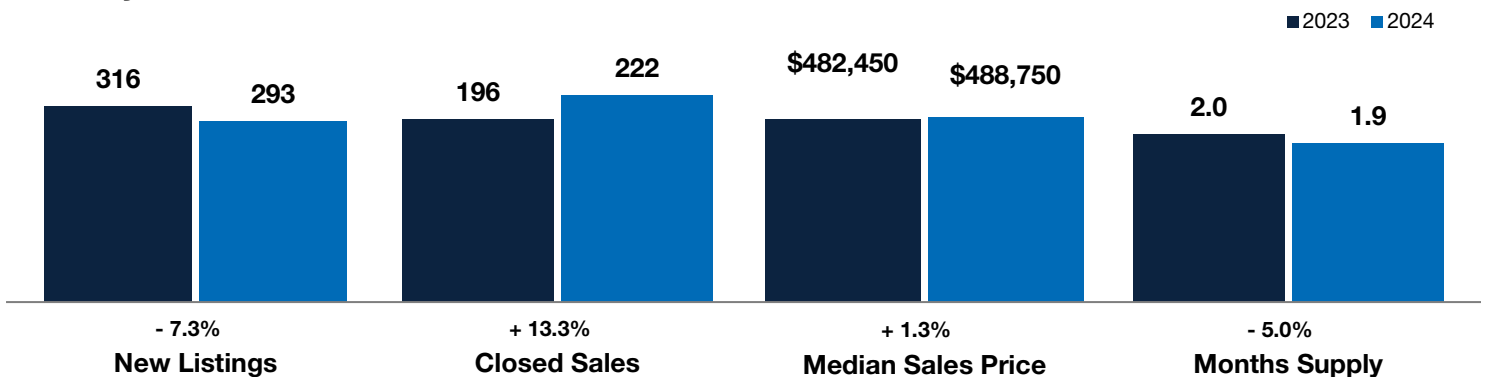
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Davis County

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	316	293	- 7.3%	316	293	- 7.3%
Pending Sales	307	268	- 12.7%	307	268	- 12.7%
Closed Sales	196	222	+ 13.3%	196	222	+ 13.3%
Median Sales Price*	\$482,450	\$488,750	+ 1.3%	\$482,450	\$488,750	+ 1.3%
Average Sales Price*	\$515,301	\$527,590	+ 2.4%	\$515,301	\$527,590	+ 2.4%
Percent of Original List Price Received*	94.2%	95.8%	+ 1.7%	94.2%	95.8%	+ 1.7%
Days on Market Until Sale	61	60	- 1.6%	61	60	- 1.6%
Inventory of Homes for Sale	664	551	- 17.0%	--	--	--
Months Supply of Inventory	2.0	1.9	- 5.0%	--	--	--

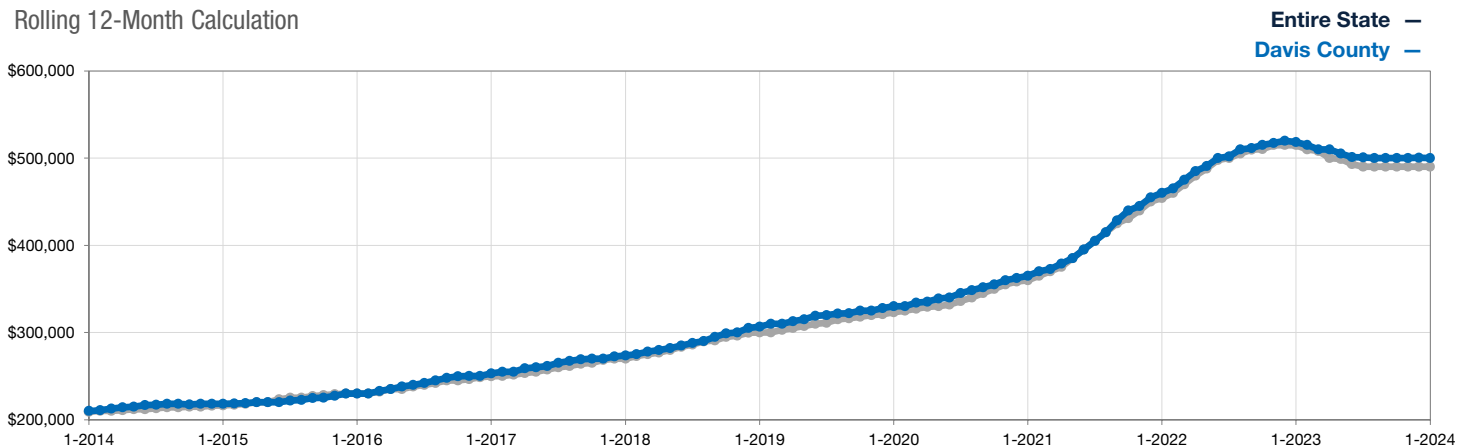
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.