

# Local Market Update for July 2023

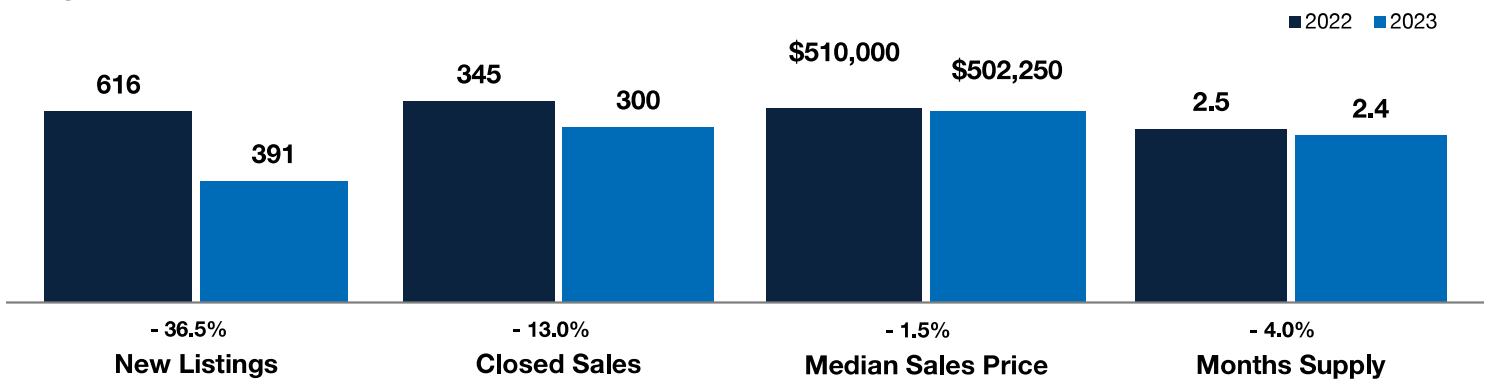
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## Davis County

| Key Metrics                              | July      |           |                | Year to Date |             |                |
|--|-----------|-----------|----------------|--------------|-------------|----------------|
|  | 2022      | 2023      | Percent Change | Thru 7-2022  | Thru 7-2023 | Percent Change |
| New Listings                             | 616       | 391       | - 36.5%        | 3,749        | 2,771       | - 26.1%        |
| Pending Sales                            | 344       | 266       | - 22.7%        | 2,615        | 2,251       | - 13.9%        |
| Closed Sales                             | 345       | 300       | - 13.0%        | 2,528        | 2,173       | - 14.0%        |
| Median Sales Price*                      | \$510,000 | \$502,250 | - 1.5%         | \$530,000    | \$500,000   | - 5.7%         |
| Average Sales Price*                     | \$554,756 | \$554,910 | + 0.0%         | \$566,807    | \$543,315   | - 4.1%         |
| Percent of Original List Price Received* | 98.1%     | 97.6%     | - 0.5%         | 102.0%       | 96.8%       | - 5.1%         |
| Days on Market Until Sale                | 24        | 41        | + 70.8%        | 16           | 51          | + 218.8%       |
| Inventory of Homes for Sale              | 949       | 716       | - 24.6%        | --           | --          | --             |
| Months Supply of Inventory               | 2.5       | 2.4       | - 4.0%         | --           | --          | --             |

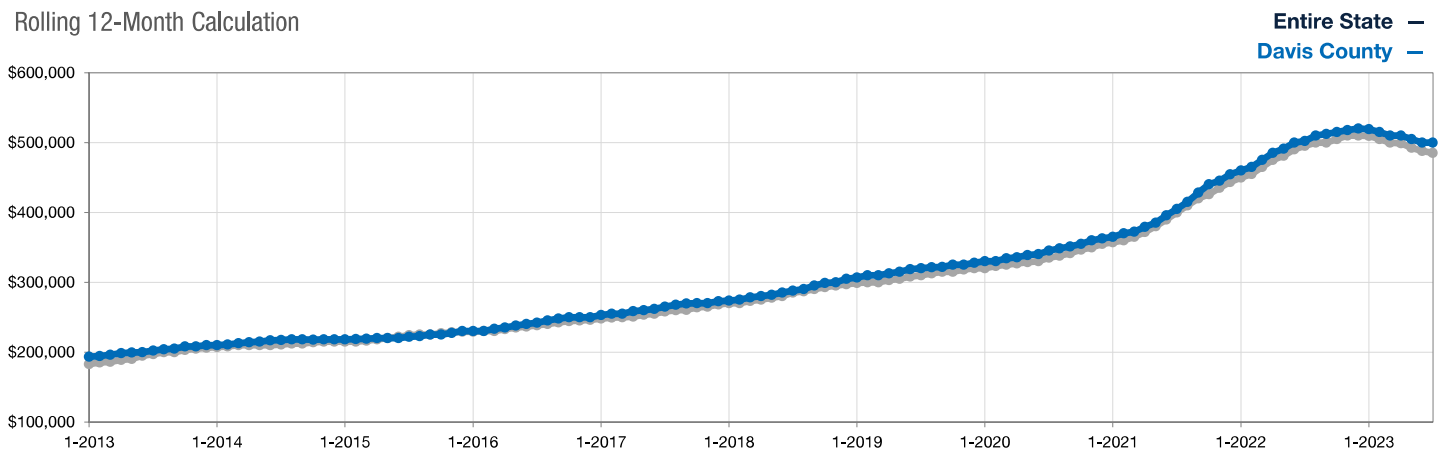
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### July



### 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.