

Local Market Update for October 2023

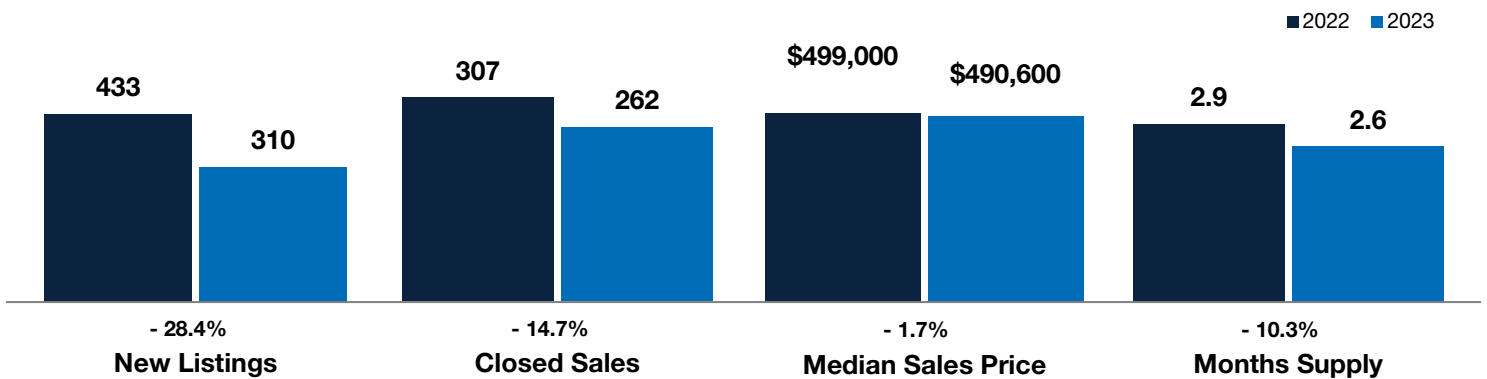
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Davis County

Key Metrics	October			Year to Date		
	2022	2023	Percent Change	Thru 10-2022	Thru 10-2023	Percent Change
New Listings	433	310	- 28.4%	5,229	3,921	- 25.0%
Pending Sales	249	198	- 20.5%	3,533	3,061	- 13.4%
Closed Sales	307	262	- 14.7%	3,590	3,063	- 14.7%
Median Sales Price*	\$499,000	\$490,600	- 1.7%	\$525,000	\$502,250	- 4.3%
Average Sales Price*	\$533,245	\$556,048	+ 4.3%	\$561,262	\$545,713	- 2.8%
Percent of Original List Price Received*	93.8%	96.3%	+ 2.7%	100.0%	96.8%	- 3.2%
Days on Market Until Sale	48	50	+ 4.2%	23	50	+ 117.4%
Inventory of Homes for Sale	1,027	757	- 26.3%	--	--	--
Months Supply of Inventory	2.9	2.6	- 10.3%	--	--	--

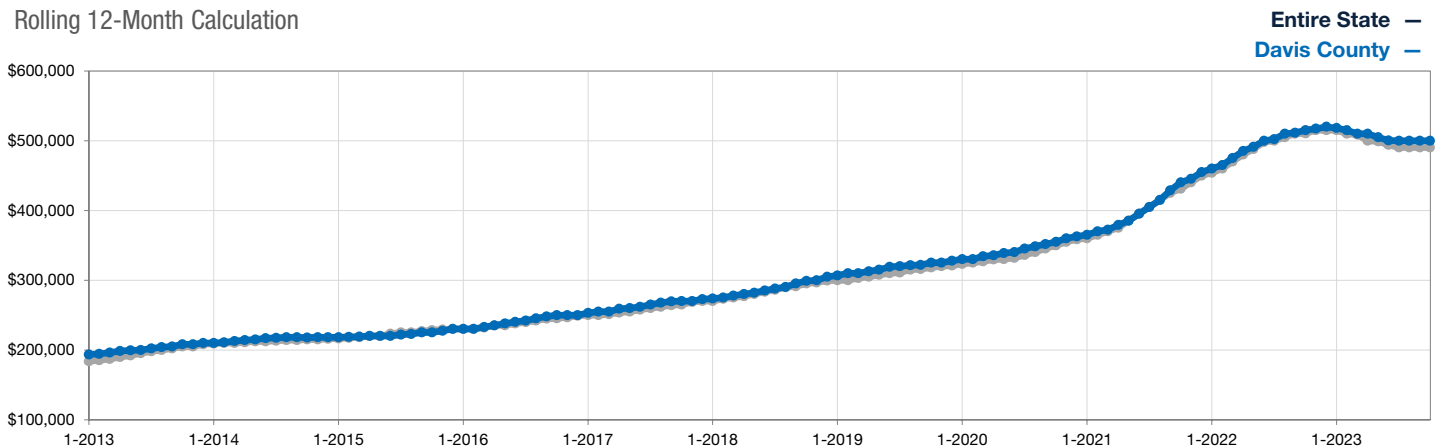
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

October



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.