

Local Market Update for February 2024

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

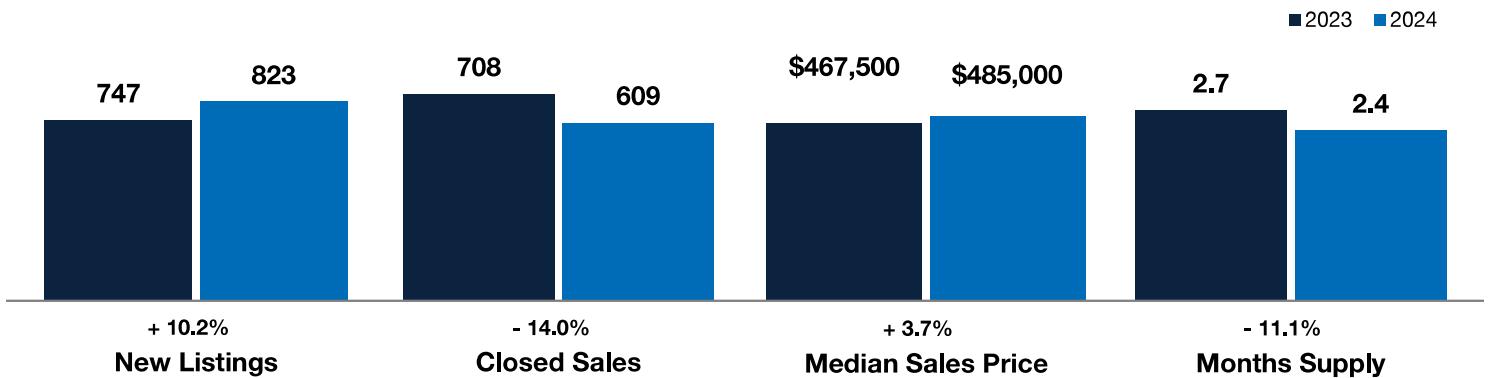


Utah County

Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	747	823	+ 10.2%	1,470	1,700	+ 15.6%
Pending Sales	705	672	- 4.7%	1,376	1,390	+ 1.0%
Closed Sales	708	609	- 14.0%	1,210	1,128	- 6.8%
Median Sales Price*	\$467,500	\$485,000	+ 3.7%	\$468,000	\$485,000	+ 3.6%
Average Sales Price*	\$531,584	\$574,080	+ 8.0%	\$543,496	\$568,062	+ 4.5%
Percent of Original List Price Received*	94.3%	97.3%	+ 3.2%	94.2%	96.9%	+ 2.9%
Days on Market Until Sale	65	65	0.0%	64	61	- 4.7%
Inventory of Homes for Sale	1,948	1,630	- 16.3%	--	--	--
Months Supply of Inventory	2.7	2.4	- 11.1%	--	--	--

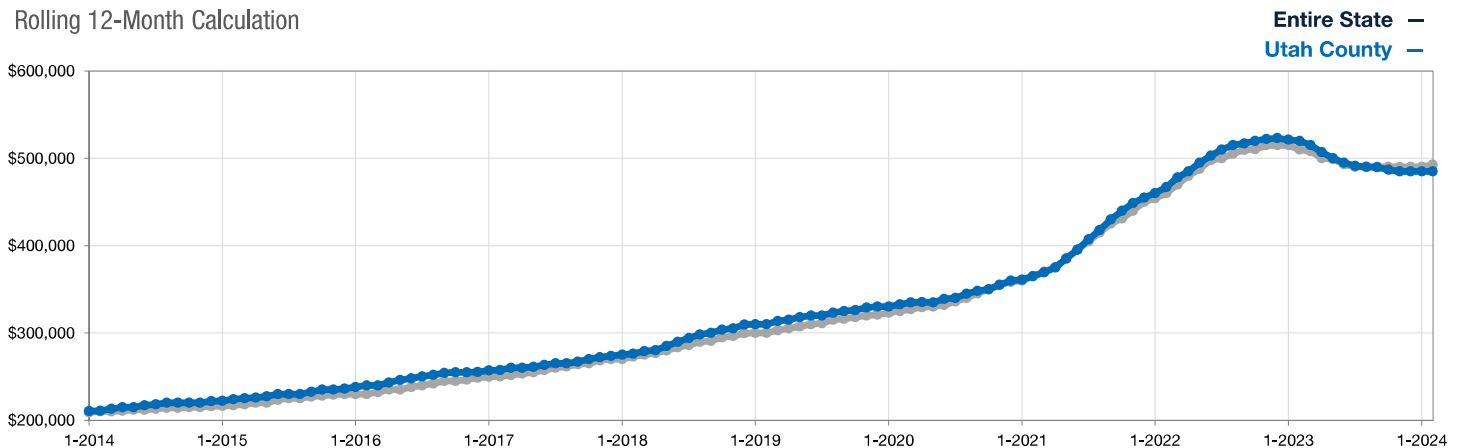
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

February



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.