

Local Market Update for October 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

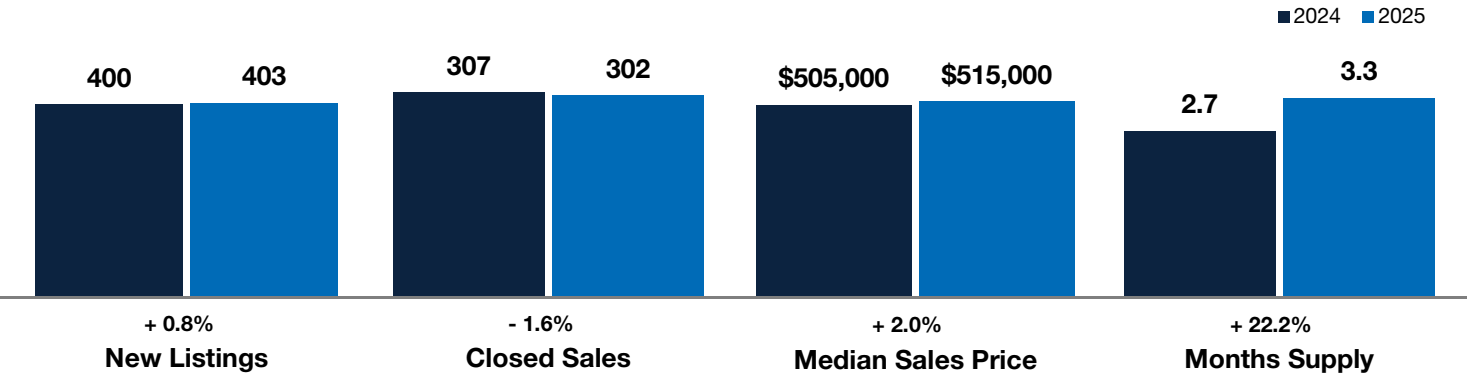


Davis County

Key Metrics	October			Year to Date		
	2024	2025	Percent Change	Thru 10-2024	Thru 10-2025	Percent Change
New Listings	400	403	+ 0.8%	3,992	4,356	+ 9.1%
Pending Sales	318	279	- 12.3%	3,096	3,073	- 0.7%
Closed Sales	307	302	- 1.6%	3,005	2,977	- 0.9%
Median Sales Price*	\$505,000	\$515,000	+ 2.0%	\$510,000	\$528,750	+ 3.7%
Average Sales Price*	\$581,891	\$570,114	- 2.0%	\$563,931	\$584,097	+ 3.6%
Percent of Original List Price Received*	96.5%	96.1%	- 0.4%	97.5%	96.9%	- 0.6%
Days on Market Until Sale	53	51	- 3.8%	46	53	+ 15.2%
Inventory of Homes for Sale	816	957	+ 17.3%	--	--	--
Months Supply of Inventory	2.7	3.3	+ 22.2%	--	--	--

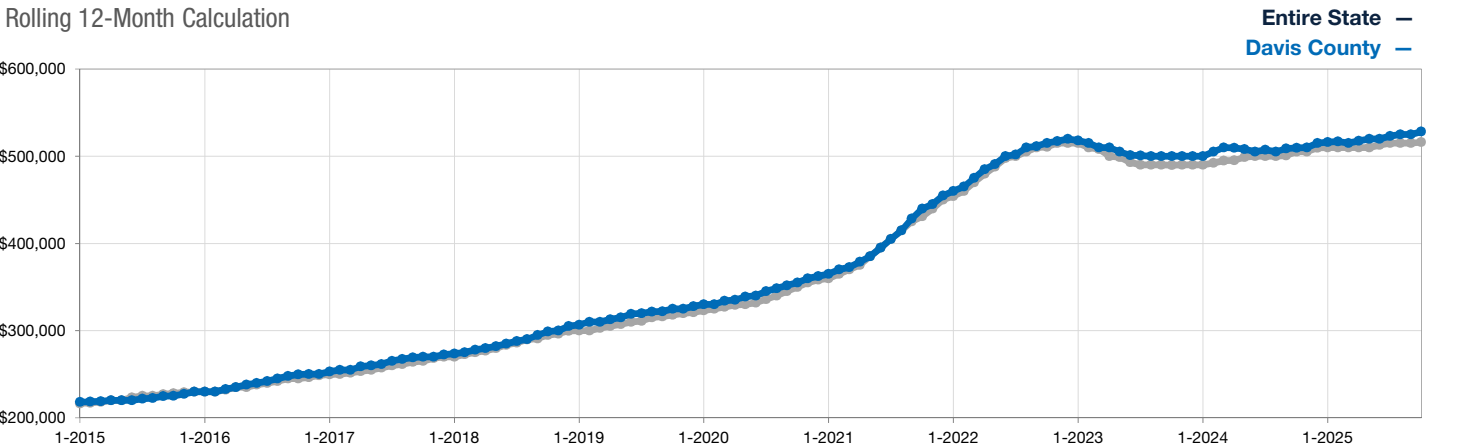
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.