

# Local Market Update for February 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

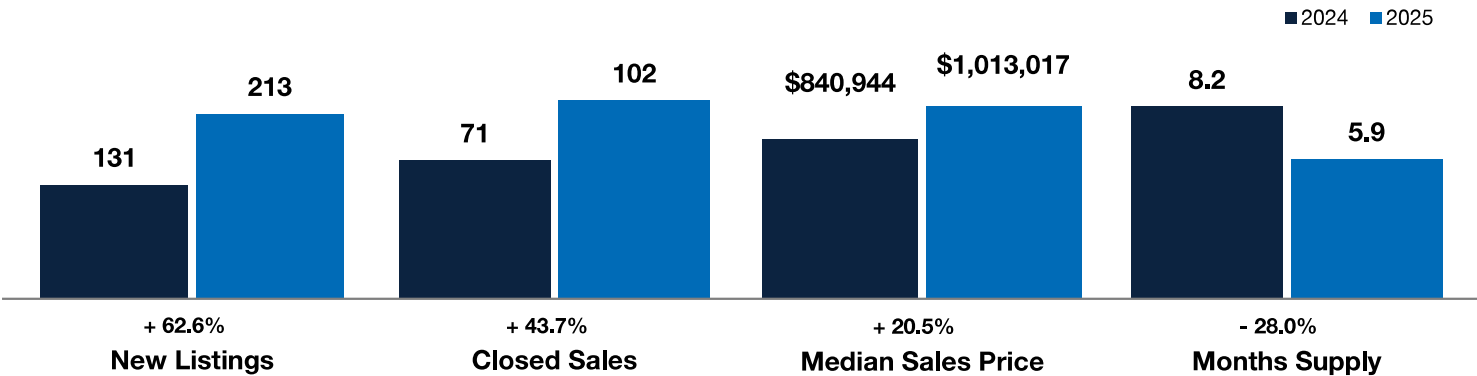


## Wasatch County

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	131	213	+ 62.6%	264	384	+ 45.5%
Pending Sales	106	99	- 6.6%	193	208	+ 7.8%
Closed Sales	71	102	+ 43.7%	155	166	+ 7.1%
Median Sales Price*	\$840,944	\$1,013,017	+ 20.5%	\$844,564	\$1,109,501	+ 31.4%
Average Sales Price*	\$1,110,237	\$1,856,885	+ 67.3%	\$1,232,517	\$2,042,866	+ 65.7%
Percent of Original List Price Received*	97.3%	95.7%	- 1.6%	95.6%	96.0%	+ 0.4%
Days on Market Until Sale	79	85	+ 7.6%	82	86	+ 4.9%
Inventory of Homes for Sale	646	643	- 0.5%	--	--	--
Months Supply of Inventory	8.2	5.9	- 28.0%	--	--	--

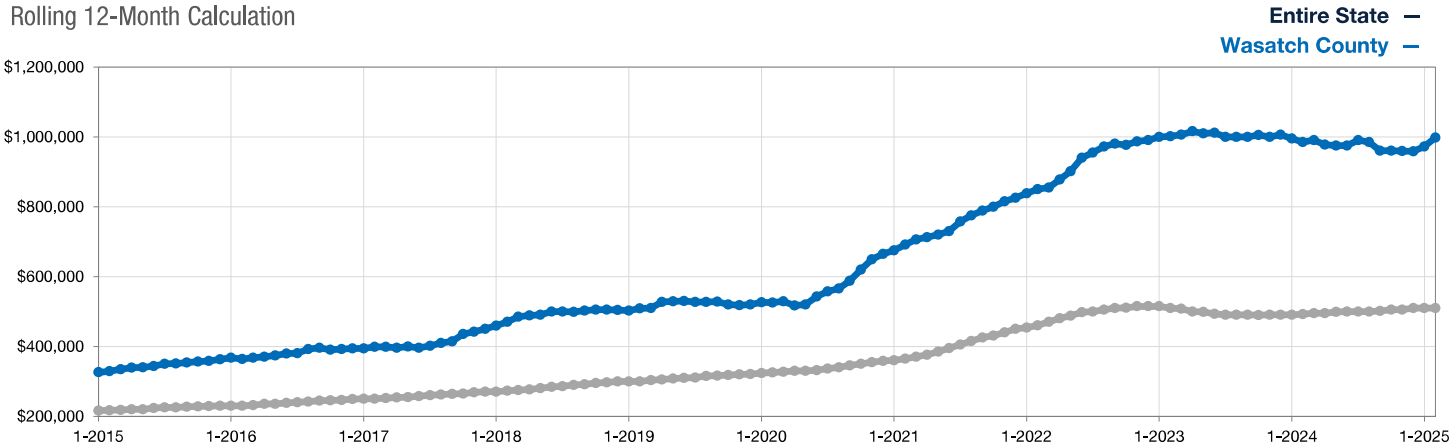
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### 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.