



BROKERS • COLONIAL • DONAHOE

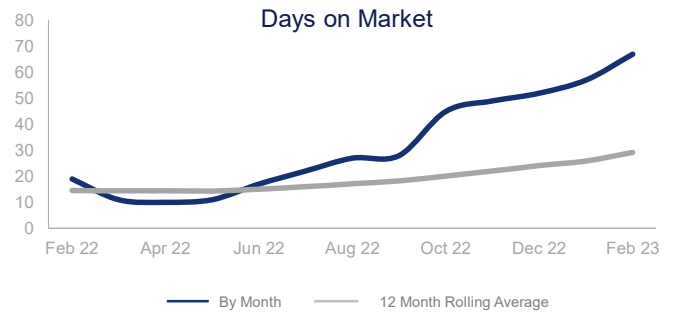
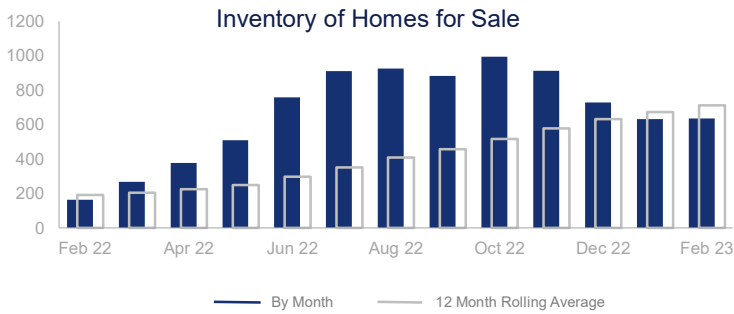
Market Report | February 2023

DAVIS COUNTY

Highlights:

- Median Sales Price is up 10.5% over a 12 month average but down 6.9% from the same month last year.
- Inventory of Homes for Sale is up 271% over a 12 month average but declining steadily since fall of 2022.
- Days on Market of 67 days is up 101% over a 12 month average and more than 3x the 12 month average.

	Change in New Listings	Change in Closed Sales	Change in Inventory
Last Month	11.5%	46.6%	1.0%
Same Month Last Year	-6.3%	9.2%	285.5%



	February 2022	February 2023	+ / -	12 Month Avg	+ / -
New Listings	352	330	-6.3%	455	8%
Pending Sales	312	244	-21.8%	307	2%
Closed Sales	239	261	9.2%	318	-16%
Median Sales Price	\$505,000	\$470,000	-6.9%	\$516,554	11%
Average Sales Price	\$535,205	\$525,447	-1.8%	\$555,266	8%
List to Sale Price Ratio	102.8%	95.0%	-7.6%	98.2%	1.9%
Days on Market	19	67	252.6%	29	101%
Inventory of Homes for Sale	165	636	285.5%	710	271%
Months Supply of Inventory	0.4	1.9	375.0%	2.0	340%

% Change in Median Price

