

Local Market Update for January 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

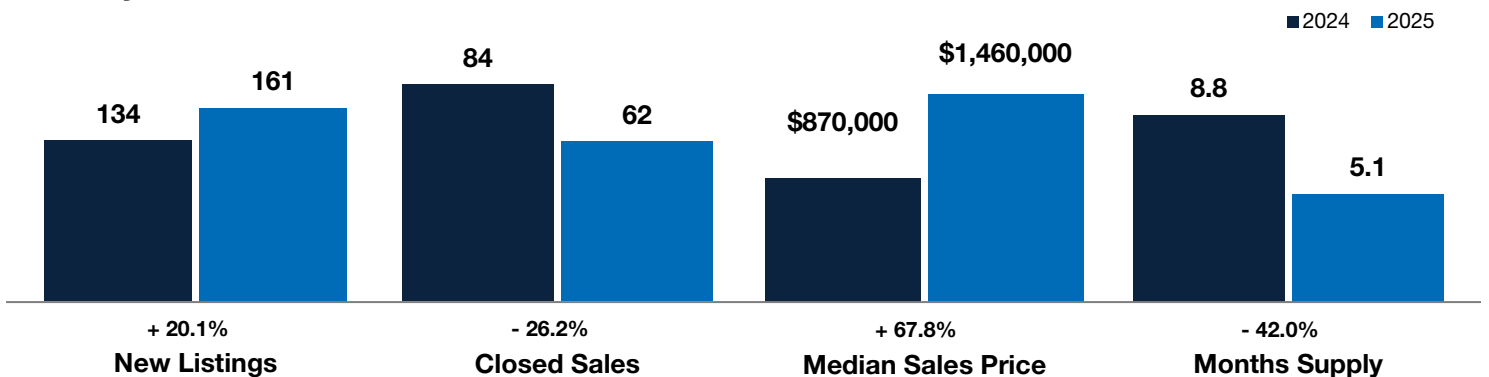


Wasatch County

Key Metrics	January			Year to Date		
	2024	2025	Percent Change	Thru 1-2024	Thru 1-2025	Percent Change
New Listings	134	161	+ 20.1%	134	161	+ 20.1%
Pending Sales	86	102	+ 18.6%	86	102	+ 18.6%
Closed Sales	84	62	- 26.2%	84	62	- 26.2%
Median Sales Price*	\$870,000	\$1,460,000	+ 67.8%	\$870,000	\$1,460,000	+ 67.8%
Average Sales Price*	\$1,334,417	\$2,375,542	+ 78.0%	\$1,334,417	\$2,375,542	+ 78.0%
Percent of Original List Price Received*	94.2%	96.4%	+ 2.3%	94.2%	96.4%	+ 2.3%
Days on Market Until Sale	84	88	+ 4.8%	84	88	+ 4.8%
Inventory of Homes for Sale	666	546	- 18.0%	--	--	--
Months Supply of Inventory	8.8	5.1	- 42.0%	--	--	--

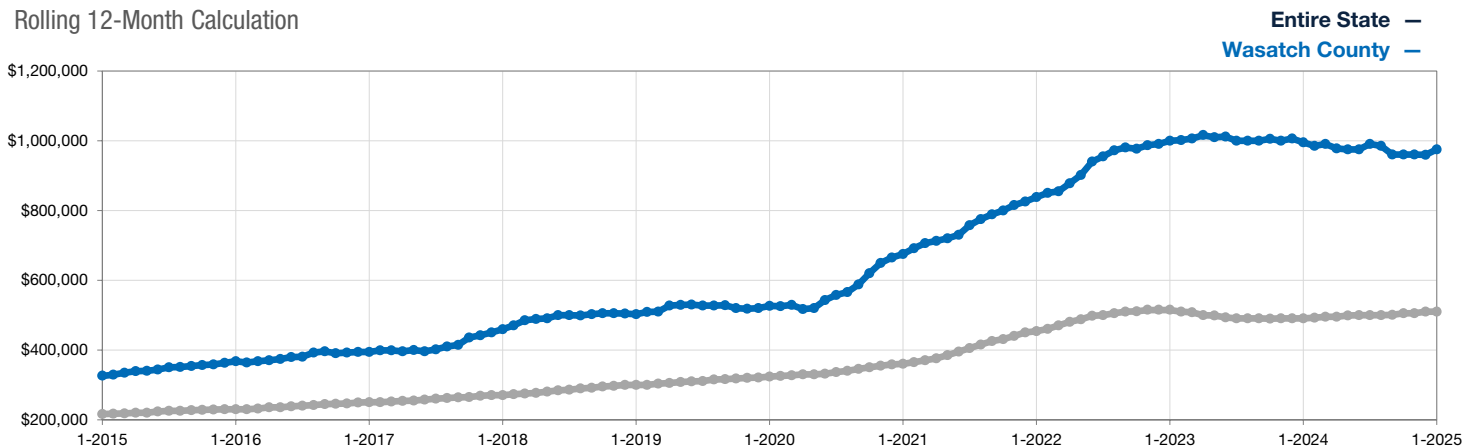
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January



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.