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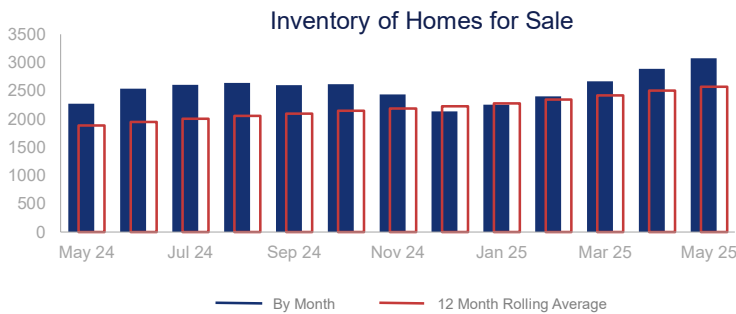
## Market Report | May 2025

### UTAH COUNTY

#### Highlights:

- Median Sales Price is up 1.6% over a 12 month rolling average but down 2.6% from the same month last year.
- Inventory of Homes for Sale is up 36.2% over a 12 month rolling average and up 35.7% from the same month last year.
- Days on Market is up 11.4% over a 12 month rolling average and up 34.1% from the same month last year.

|                      | Change in New Listings | Change in Closed Sales | Change in Inventory |
|----------------------|------------------------|------------------------|---------------------|
| Last Month           | 6.0%                   | 15.2%                  | 6.4%                |
| Same Month Last Year | 5.4%                   | 15.1%                  | 35.7%               |



|                             | May 2024  |  | May 2025  | + / - | 12 Month Avg | + / -  |
|-----------------------------|-----------|--|-----------|-------|--------------|--------|
| New Listings                | 1309      |  | 1380      | 5.4%  | 1069         | 16.5%  |
| Pending Sales               | 766       |  | 890       | 16.2% | 737          | 13.2%  |
| Closed Sales                | 795       |  | 915       | 15.1% | 742          | 16.3%  |
| Median Sales Price          | \$513,500 |  | \$500,000 | -2.6% | \$500,994    | 1.6%   |
| Average Sales Price         | \$606,630 |  | \$598,115 | -1.4% | \$581,018    | 1.5%   |
| List to Sale Price Ratio    | 98.6%     |  | 97.9%     | -0.7% | 97.7%        | -2.5%  |
| Days on Market              | 41        |  | 55        | 34.1% | 55           | 11.4%  |
| Inventory of Homes for Sale | 2266      |  | 3075      | 35.7% | 2570         | 36.2%  |
| Months Supply of Inventory  | 3.3       |  | 3.4       | 3.0%  | 3.4          | 20.4%  |
| Single Family Permits       | 188       |  | 170       | -9.6% | 204          | -23.5% |

#### % Change in Median Price

