

Local Market Update for August 2024

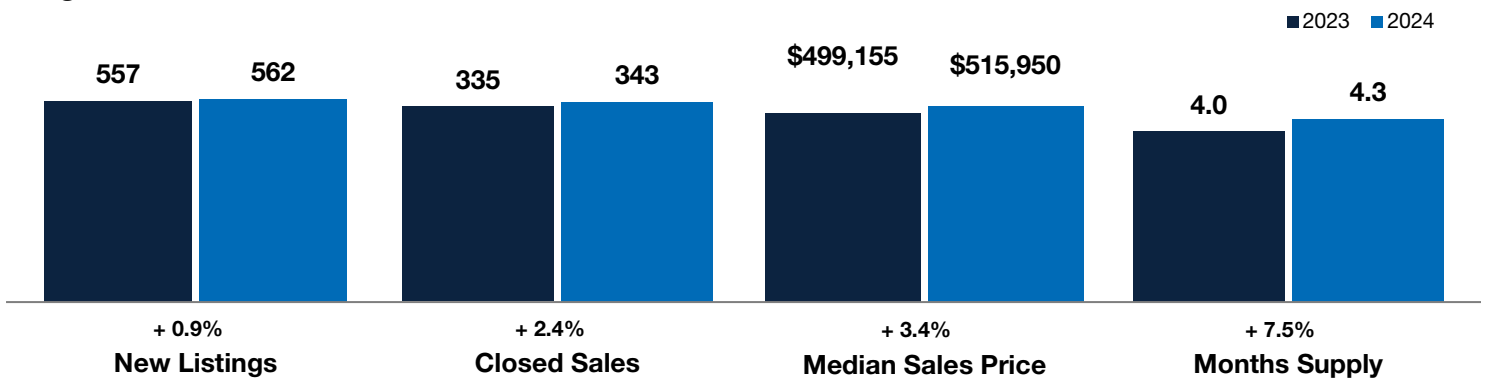
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Washington County

Key Metrics	August			Year to Date		
	2023	2024	Percent Change	Thru 8-2023	Thru 8-2024	Percent Change
New Listings	557	562	+ 0.9%	4,159	4,630	+ 11.3%
Pending Sales	325	315	- 3.1%	2,859	3,080	+ 7.7%
Closed Sales	335	343	+ 2.4%	2,779	2,998	+ 7.9%
Median Sales Price*	\$499,155	\$515,950	+ 3.4%	\$504,000	\$524,900	+ 4.1%
Average Sales Price*	\$633,980	\$627,194	- 1.1%	\$609,513	\$648,266	+ 6.4%
Percent of Original List Price Received*	95.4%	95.8%	+ 0.4%	95.1%	96.2%	+ 1.2%
Days on Market Until Sale	65	55	- 15.4%	60	60	0.0%
Inventory of Homes for Sale	1,286	1,547	+ 20.3%	--	--	--
Months Supply of Inventory	4.0	4.3	+ 7.5%	--	--	--

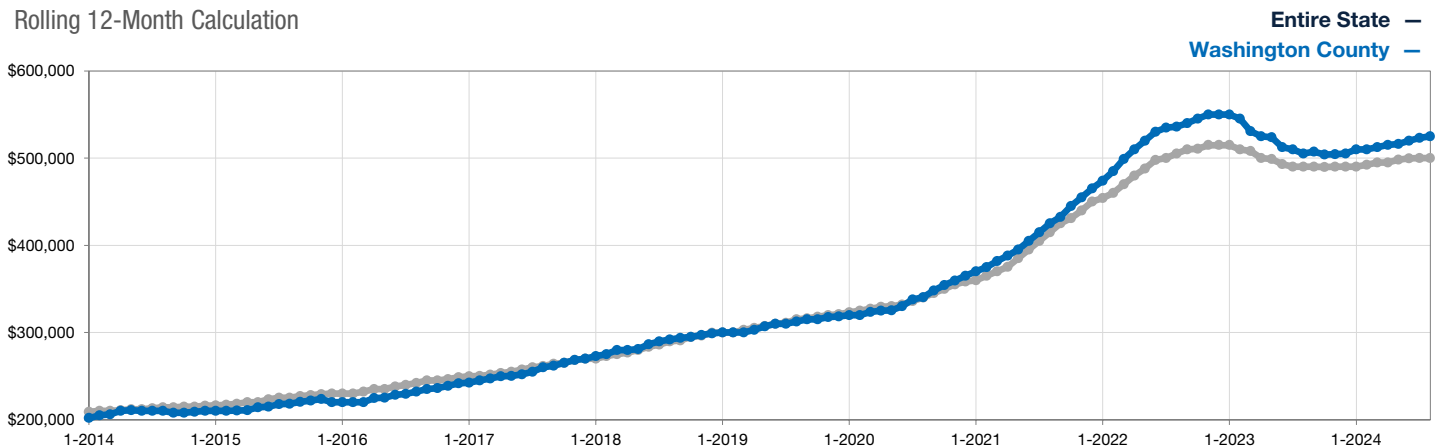
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August



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.