

Local Market Update for August 2018

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®



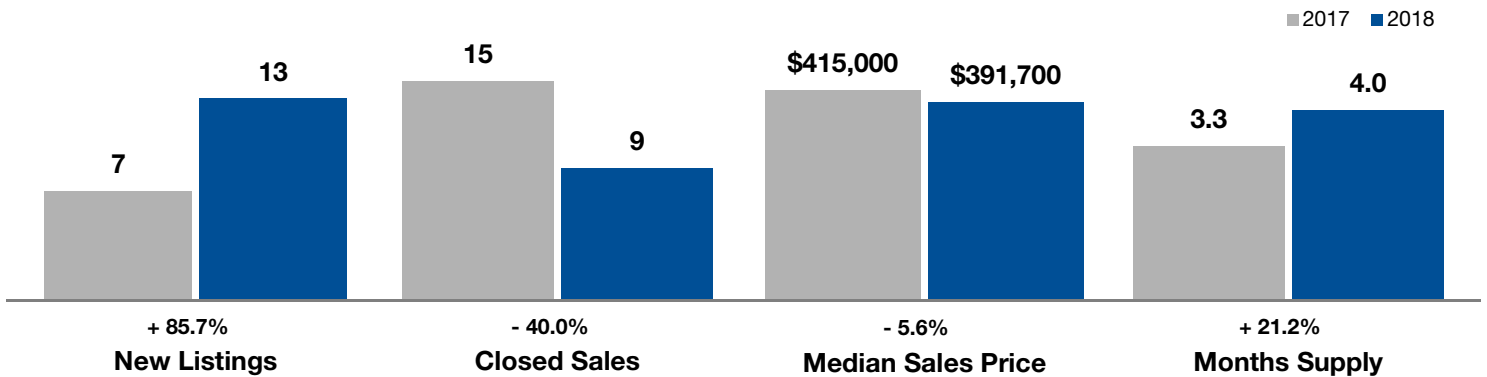
Utah Association
of REALTORS®

Morgan County

Key Metrics	August			Year to Date		
	2017	2018	Percent Change	Thru 8-2017	Thru 8-2018	Percent Change
New Listings	7	13	+ 85.7%	132	116	- 12.1%
Pending Sales	8	5	- 37.5%	98	74	- 24.5%
Closed Sales	15	9	- 40.0%	86	72	- 16.3%
Median Sales Price*	\$415,000	\$391,700	- 5.6%	\$390,000	\$444,000	+ 13.8%
Average Sales Price*	\$482,450	\$446,611	- 7.4%	\$429,150	\$563,697	+ 31.4%
Percent of Original List Price Received*	96.4%	94.7%	- 1.8%	96.5%	97.8%	+ 1.3%
Days on Market Until Sale	37	18	- 51.4%	55	31	- 43.6%
Inventory of Homes for Sale	33	34	+ 3.0%	--	--	--
Months Supply of Inventory	3.3	4.0	+ 21.2%	--	--	--

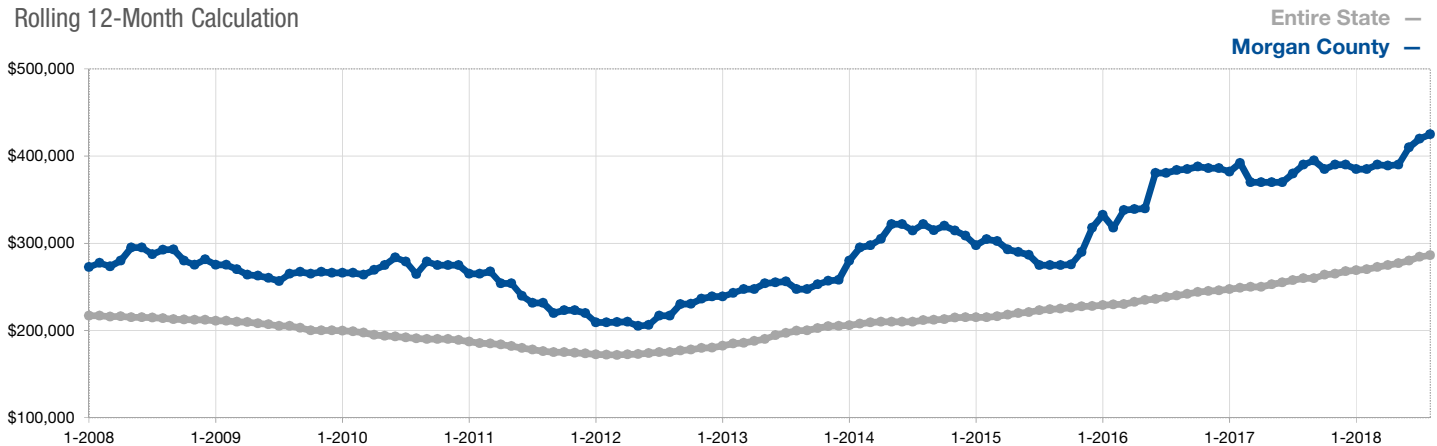
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.