

# Local Market Update for May 2019

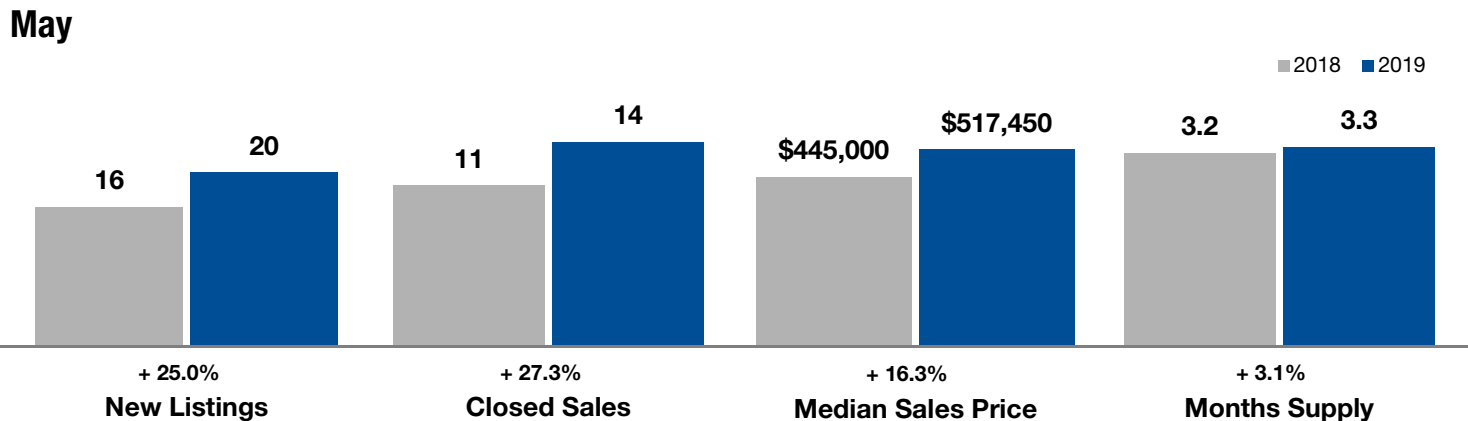
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## Morgan County

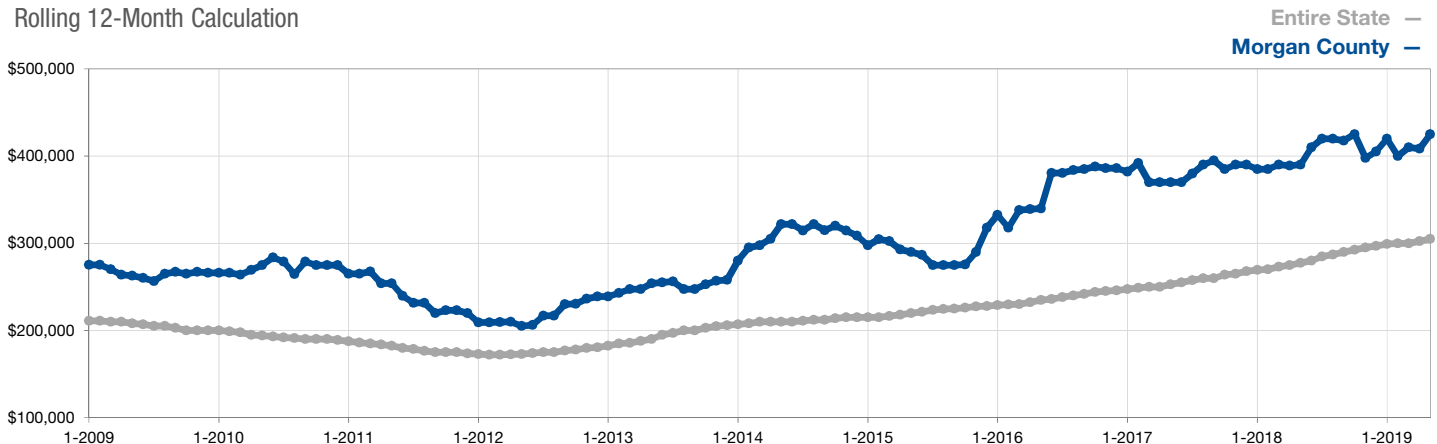
Key Metrics	May			Year to Date		
	2018	2019	Percent Change	Thru 5-2018	Thru 5-2019	Percent Change
New Listings	16	20	+ 25.0%	66	78	+ 18.2%
Pending Sales	11	16	+ 45.5%	47	55	+ 17.0%
Closed Sales	11	14	+ 27.3%	38	40	+ 5.3%
Median Sales Price*	\$445,000	\$517,450	+ 16.3%	\$379,450	\$435,500	+ 14.8%
Average Sales Price*	\$440,738	\$498,564	+ 13.1%	\$626,622	\$464,923	- 25.8%
Percent of Original List Price Received*	100.3%	99.2%	- 1.1%	99.0%	97.2%	- 1.8%
Days on Market Until Sale	59	39	- 33.9%	41	61	+ 48.8%
Inventory of Homes for Sale	33	31	- 6.1%	--	--	--
Months Supply of Inventory	3.2	3.3	+ 3.1%	--	--	--

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



### 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.