

Local Market Update for February 2020

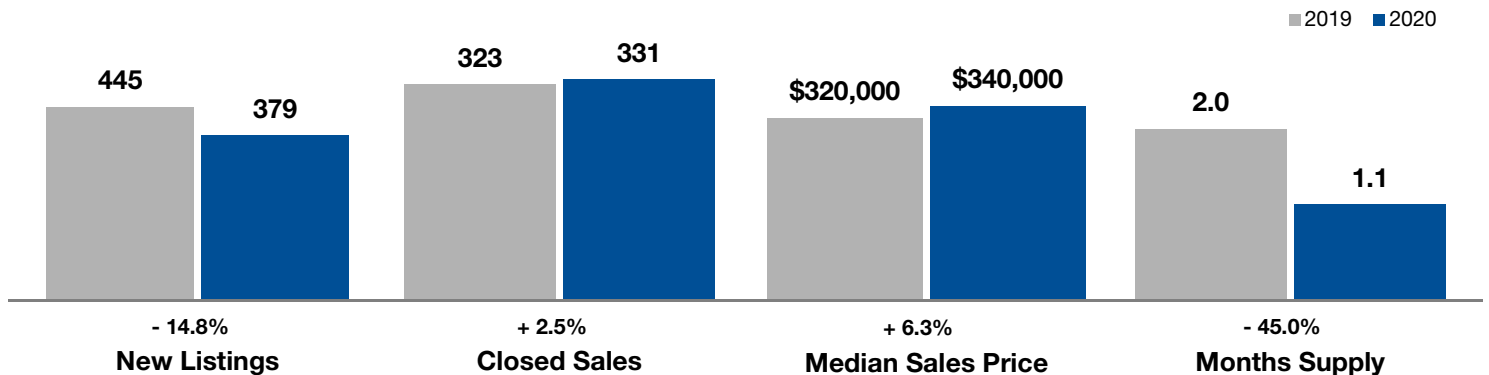
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Davis County

Key Metrics	February			Year to Date		
	2019	2020	Percent Change	Thru 2-2019	Thru 2-2020	Percent Change
New Listings	445	379	- 14.8%	875	751	- 14.2%
Pending Sales	380	347	- 8.7%	720	729	+ 1.3%
Closed Sales	323	331	+ 2.5%	600	649	+ 8.2%
Median Sales Price*	\$320,000	\$340,000	+ 6.3%	\$318,775	\$338,900	+ 6.3%
Average Sales Price*	\$339,460	\$360,180	+ 6.1%	\$343,288	\$358,889	+ 4.5%
Percent of Original List Price Received*	97.3%	98.5%	+ 1.2%	97.1%	97.8%	+ 0.7%
Days on Market Until Sale	44	46	+ 4.5%	45	47	+ 4.4%
Inventory of Homes for Sale	840	510	- 39.3%	--	--	--
Months Supply of Inventory	2.0	1.1	- 45.0%	--	--	--

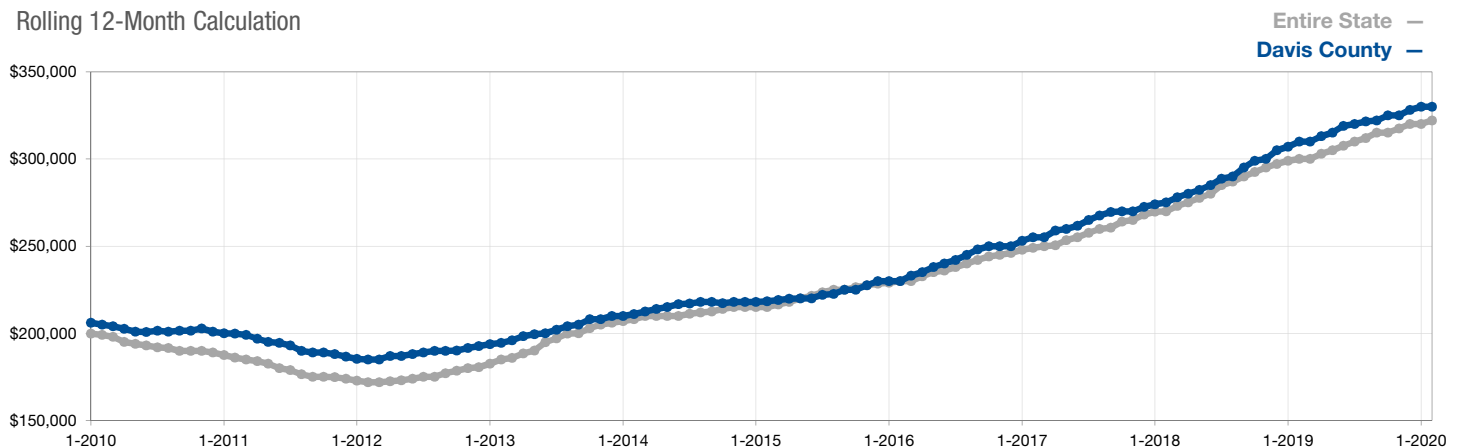
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

February



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.