

Local Market Update for February 2021

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

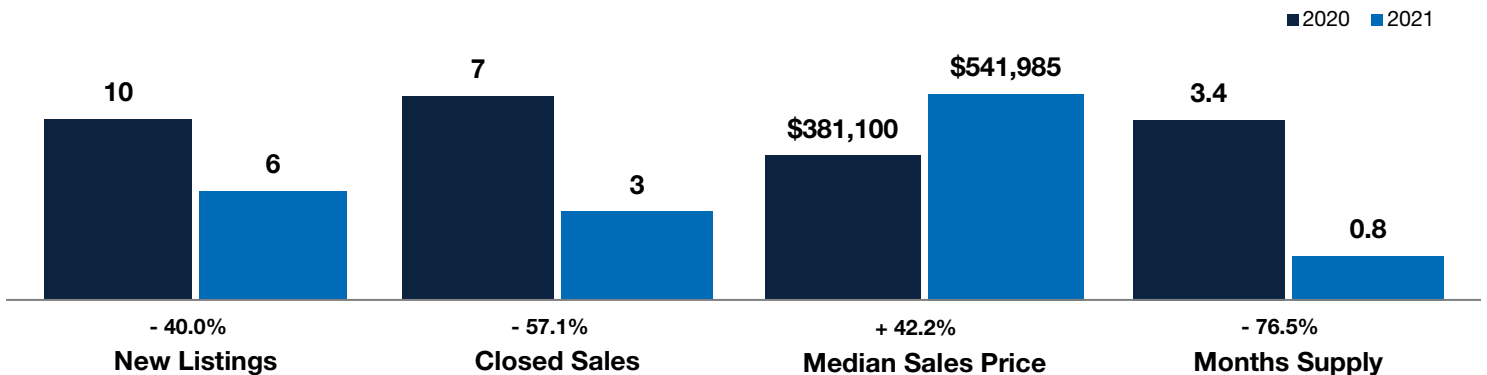


Morgan County

Key Metrics	February			Year to Date		
	2020	2021	Percent Change	Thru 2-2020	Thru 2-2021	Percent Change
New Listings	10	6	- 40.0%	26	11	- 57.7%
Pending Sales	10	3	- 70.0%	21	10	- 52.4%
Closed Sales	7	3	- 57.1%	16	5	- 68.8%
Median Sales Price*	\$381,100	\$541,985	+ 42.2%	\$359,500	\$541,985	+ 50.8%
Average Sales Price*	\$406,014	\$713,995	+ 75.9%	\$449,694	\$776,397	+ 72.7%
Percent of Original List Price Received*	104.9%	105.1%	+ 0.2%	98.7%	103.2%	+ 4.6%
Days on Market Until Sale	67	8	- 88.1%	65	20	- 69.2%
Inventory of Homes for Sale	34	9	- 73.5%	--	--	--
Months Supply of Inventory	3.4	0.8	- 76.5%	--	--	--

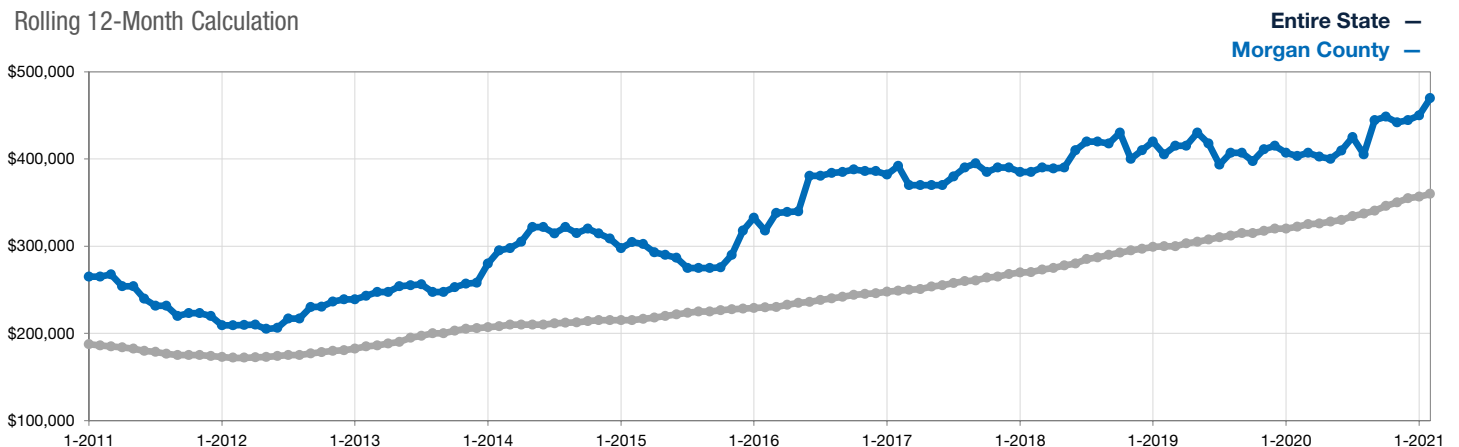
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.