

Local Market Update for April 2023

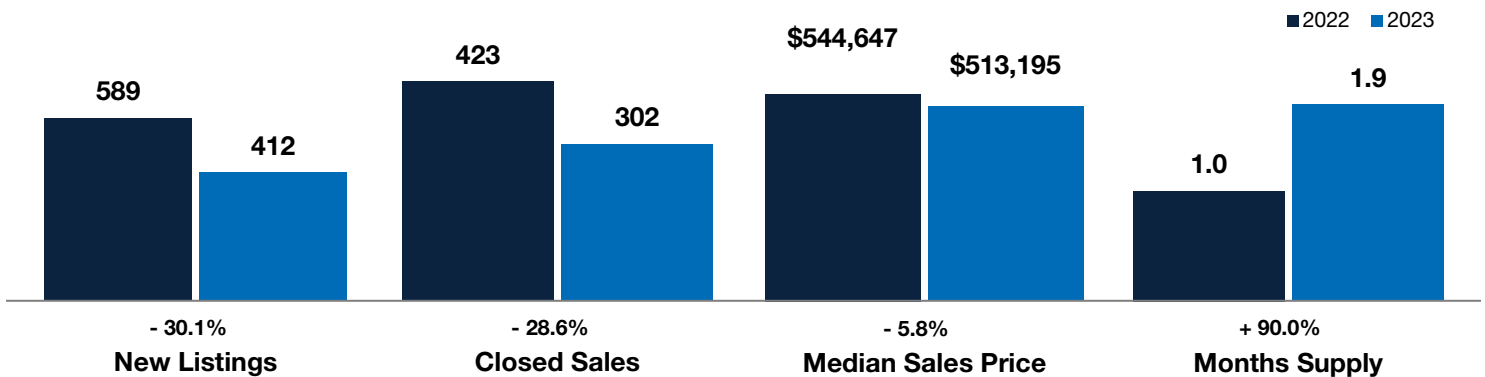
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Davis County

Key Metrics	April			Year to Date		
	2022	2023	Percent Change	Thru 4-2022	Thru 4-2023	Percent Change
New Listings	589	412	- 30.1%	1,854	1,439	- 22.4%
Pending Sales	450	323	- 28.2%	1,514	1,263	- 16.6%
Closed Sales	423	302	- 28.6%	1,314	1,105	- 15.9%
Median Sales Price*	\$544,647	\$513,195	- 5.8%	\$525,000	\$485,000	- 7.6%
Average Sales Price*	\$571,035	\$555,990	- 2.6%	\$553,918	\$527,905	- 4.7%
Percent of Original List Price Received*	103.9%	97.1%	- 6.5%	103.3%	95.9%	- 7.2%
Days on Market Until Sale	9	55	+ 511.1%	14	61	+ 335.7%
Inventory of Homes for Sale	422	579	+ 37.2%	--	--	--
Months Supply of Inventory	1.0	1.9	+ 90.0%	--	--	--

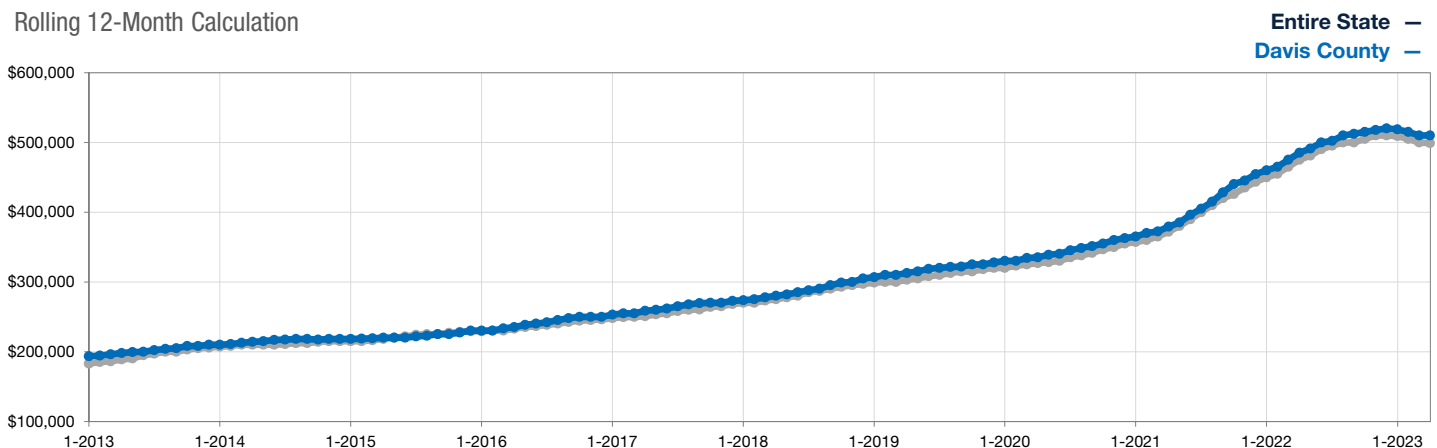
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

April



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.