

# Local Market Update for December 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

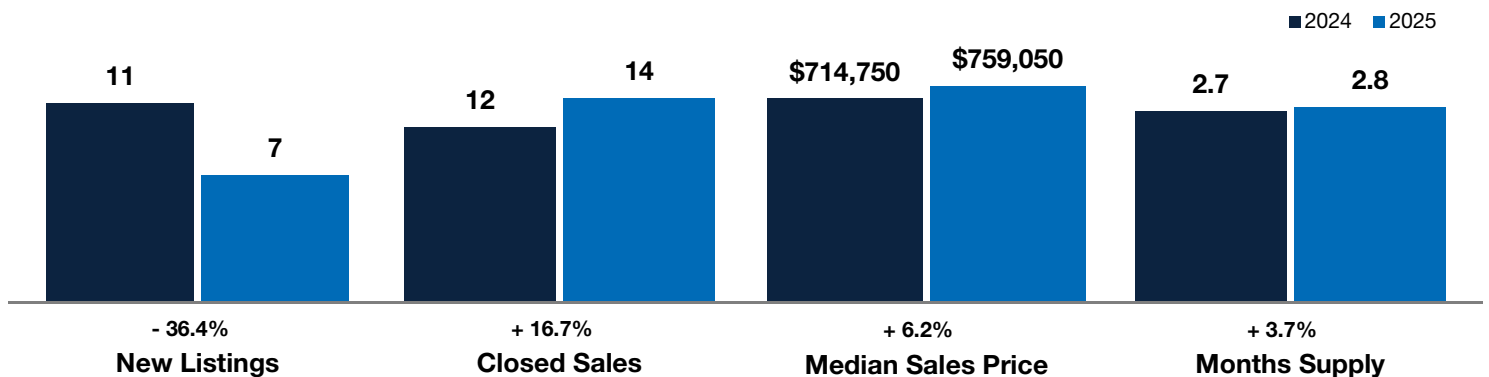


## Morgan County

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	11	7	- 36.4%	221	202	- 8.6%
Pending Sales	11	10	- 9.1%	146	139	- 4.8%
Closed Sales	12	14	+ 16.7%	147	149	+ 1.4%
Median Sales Price*	\$714,750	\$759,050	+ 6.2%	\$671,950	\$725,000	+ 7.9%
Average Sales Price*	\$844,920	\$795,250	- 5.9%	\$763,416	\$821,425	+ 7.6%
Percent of Original List Price Received*	97.7%	97.7%	0.0%	96.6%	96.8%	+ 0.2%
Days on Market Until Sale	70	72	+ 2.9%	47	52	+ 10.6%
Inventory of Homes for Sale	33	32	- 3.0%	--	--	--
Months Supply of Inventory	2.7	2.8	+ 3.7%	--	--	--

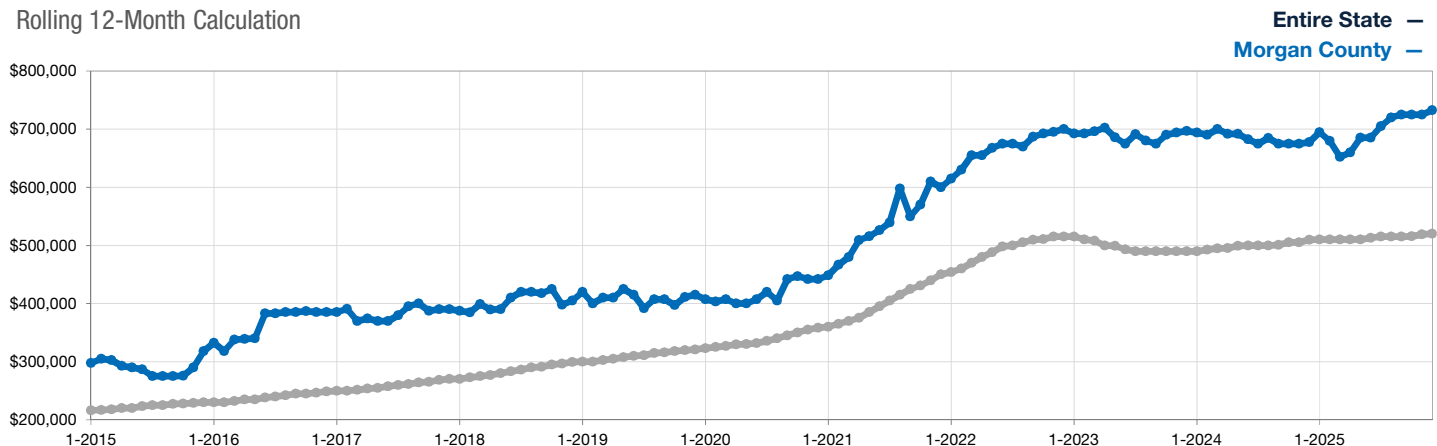
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### December



### 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.