

Local Market Update for January 2023

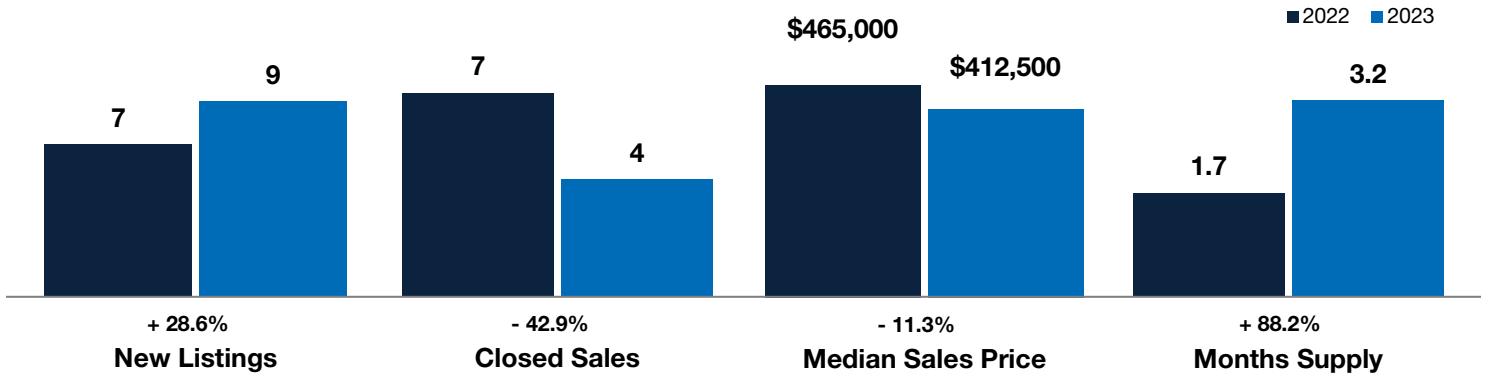
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Franklin County, ID

Key Metrics	January			Year to Date		
	2022	2023	Percent Change	Thru 1-2022	Thru 1-2023	Percent Change
New Listings	7	9	+ 28.6%	7	9	+ 28.6%
Pending Sales	6	7	+ 16.7%	6	7	+ 16.7%
Closed Sales	7	4	- 42.9%	7	4	- 42.9%
Median Sales Price*	\$465,000	\$412,500	- 11.3%	\$465,000	\$412,500	- 11.3%
Average Sales Price*	\$416,071	\$438,375	+ 5.4%	\$416,071	\$438,375	+ 5.4%
Percent of Original List Price Received*	97.9%	95.7%	- 2.2%	97.9%	95.7%	- 2.2%
Days on Market Until Sale	52	68	+ 30.8%	52	68	+ 30.8%
Inventory of Homes for Sale	18	33	+ 83.3%	--	--	--
Months Supply of Inventory	1.7	3.2	+ 88.2%	--	--	--

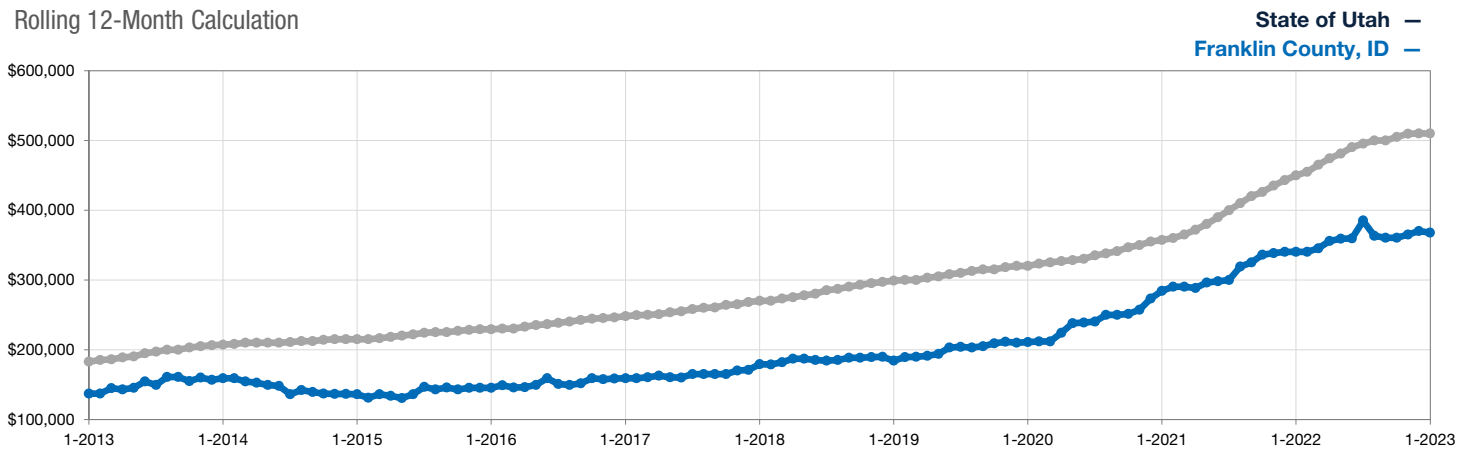
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

January



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.