

Local Market Update for February 2023

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

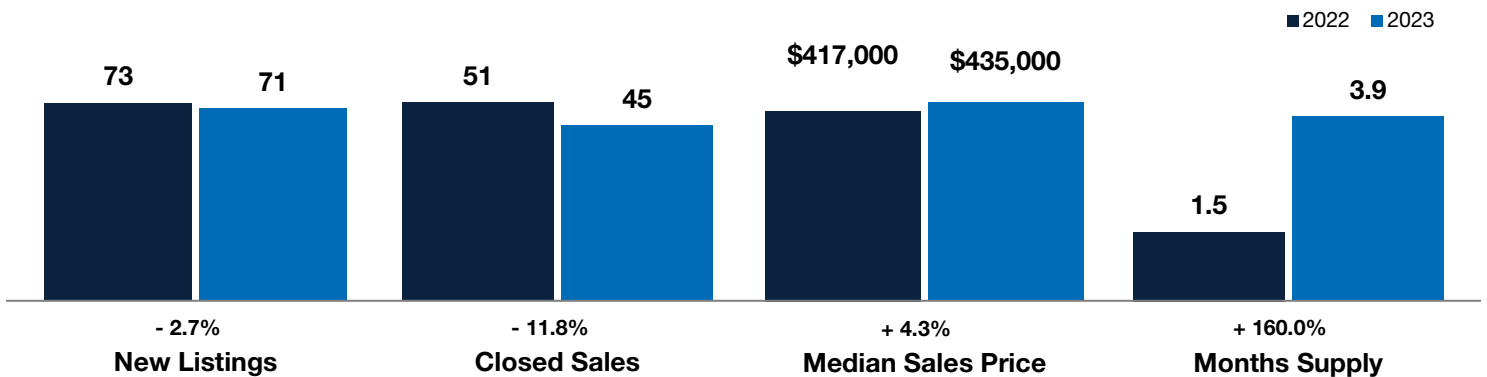


Box Elder County

Key Metrics	February			Year to Date		
	2022	2023	Percent Change	Thru 2-2022	Thru 2-2023	Percent Change
New Listings	73	71	- 2.7%	118	133	+ 12.7%
Pending Sales	60	52	- 13.3%	115	100	- 13.0%
Closed Sales	51	45	- 11.8%	107	81	- 24.3%
Median Sales Price*	\$417,000	\$435,000	+ 4.3%	\$406,000	\$429,900	+ 5.9%
Average Sales Price*	\$452,234	\$439,825	- 2.7%	\$429,531	\$441,835	+ 2.9%
Percent of Original List Price Received*	100.0%	95.3%	- 4.7%	99.4%	93.9%	- 5.5%
Days on Market Until Sale	36	87	+ 141.7%	35	81	+ 131.4%
Inventory of Homes for Sale	94	195	+ 107.4%	--	--	--
Months Supply of Inventory	1.5	3.9	+ 160.0%	--	--	--

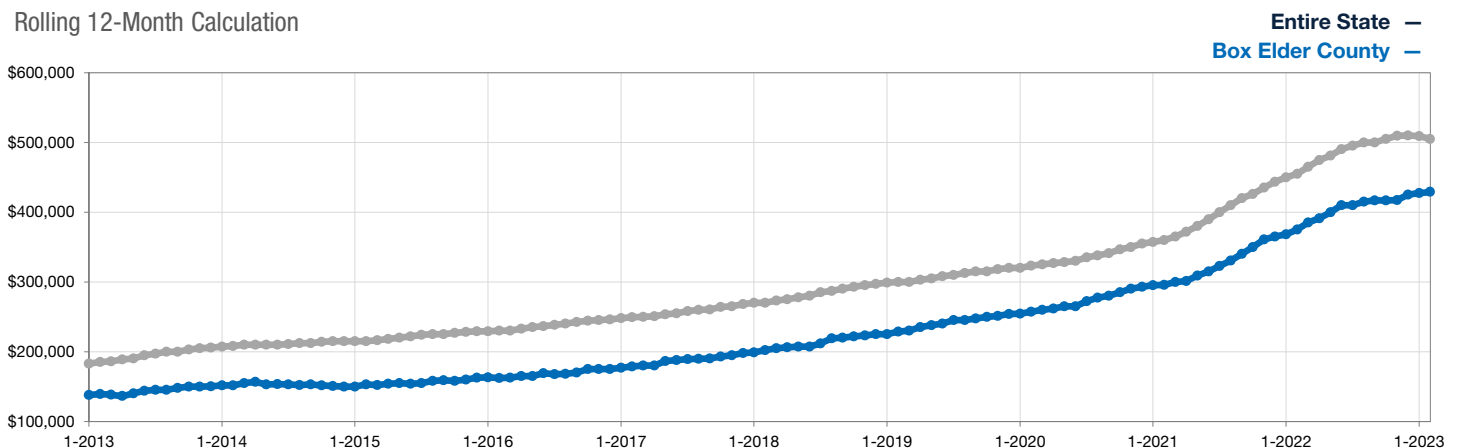
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.