

Local Market Update for August 2023

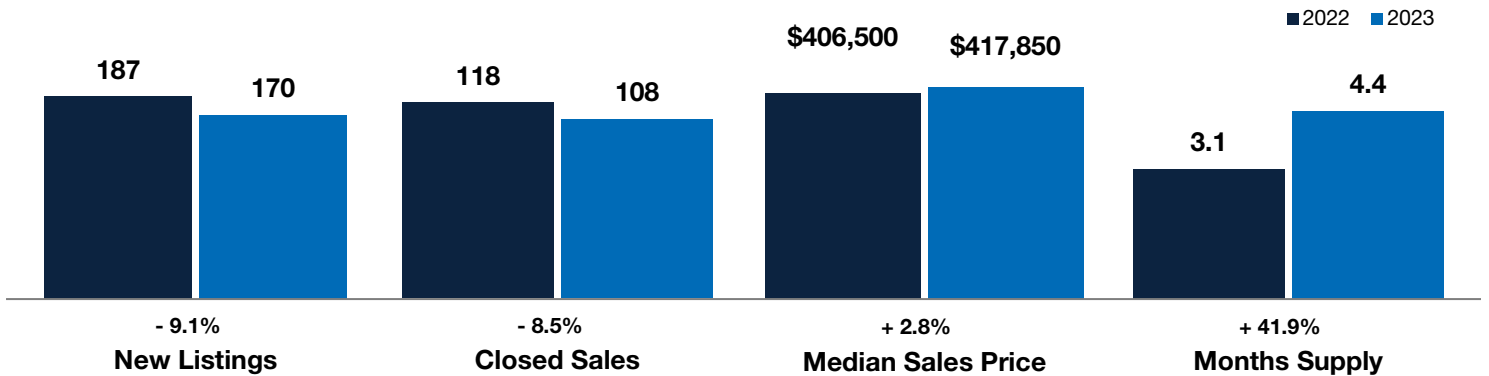
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Cache County

Key Metrics	August			Year to Date		
	2022	2023	Percent Change	Thru 8-2022	Thru 8-2023	Percent Change
New Listings	187	170	- 9.1%	1,445	1,216	- 15.8%
Pending Sales	123	88	- 28.5%	976	815	- 16.5%
Closed Sales	118	108	- 8.5%	962	787	- 18.2%
Median Sales Price*	\$406,500	\$417,850	+ 2.8%	\$435,000	\$422,500	- 2.9%
Average Sales Price*	\$455,187	\$458,180	+ 0.7%	\$481,380	\$456,314	- 5.2%
Percent of Original List Price Received*	96.5%	96.0%	- 0.5%	99.8%	96.1%	- 3.7%
Days on Market Until Sale	33	62	+ 87.9%	24	64	+ 166.7%
Inventory of Homes for Sale	360	427	+ 18.6%	--	--	--
Months Supply of Inventory	3.1	4.4	+ 41.9%	--	--	--

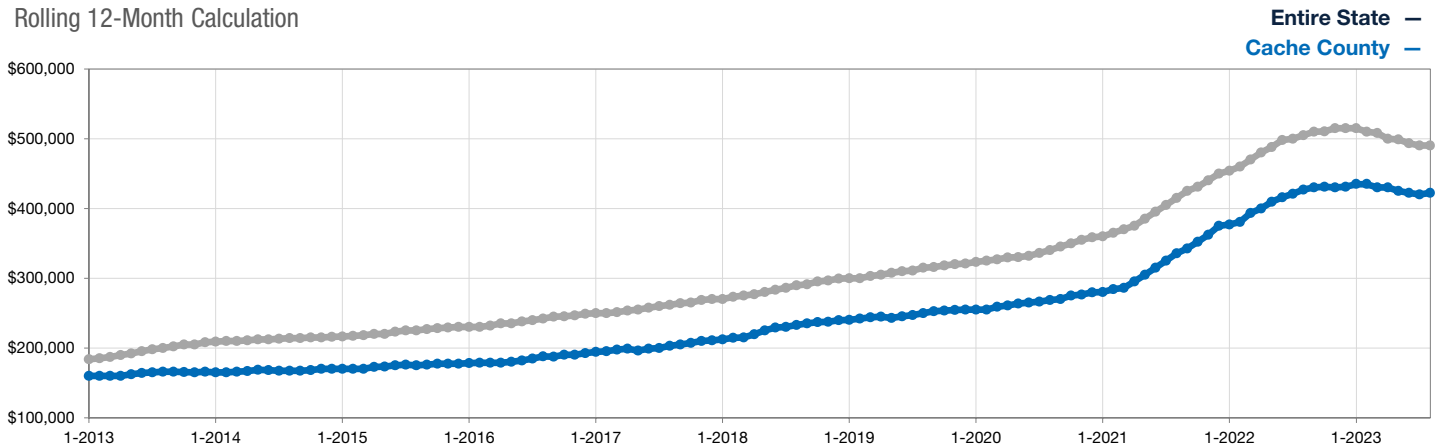
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

August



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.