

Local Market Update for January 2024

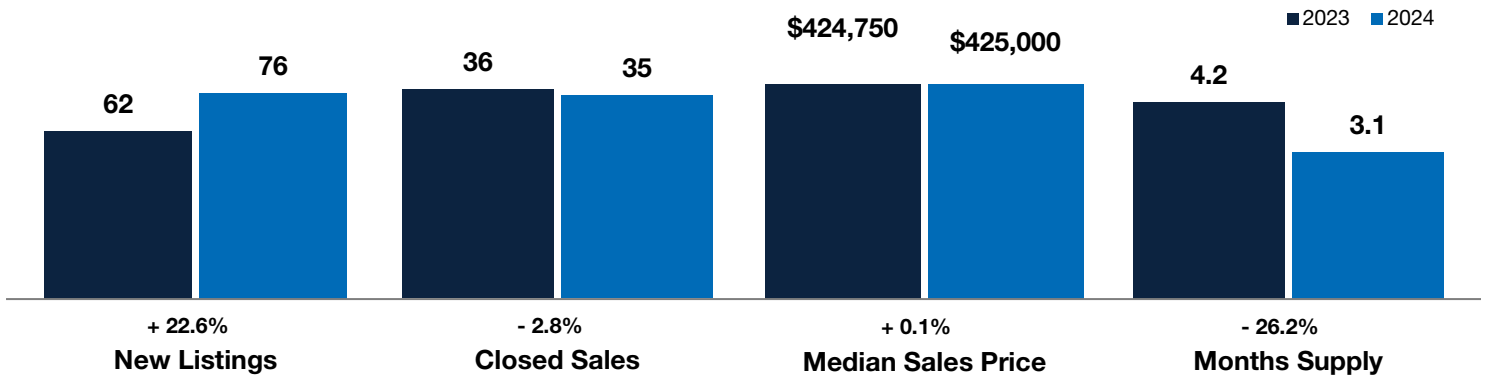
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Box Elder County

Key Metrics	January			Year to Date		
	2023	2024	Percent Change	Thru 1-2023	Thru 1-2024	Percent Change
New Listings	62	76	+ 22.6%	62	76	+ 22.6%
Pending Sales	48	44	- 8.3%	48	44	- 8.3%
Closed Sales	36	35	- 2.8%	36	35	- 2.8%
Median Sales Price*	\$424,750	\$425,000	+ 0.1%	\$424,750	\$425,000	+ 0.1%
Average Sales Price*	\$444,347	\$423,011	- 4.8%	\$444,347	\$423,011	- 4.8%
Percent of Original List Price Received*	92.1%	95.3%	+ 3.5%	92.1%	95.3%	+ 3.5%
Days on Market Until Sale	75	93	+ 24.0%	75	93	+ 24.0%
Inventory of Homes for Sale	212	167	- 21.2%	--	--	--
Months Supply of Inventory	4.2	3.1	- 26.2%	--	--	--

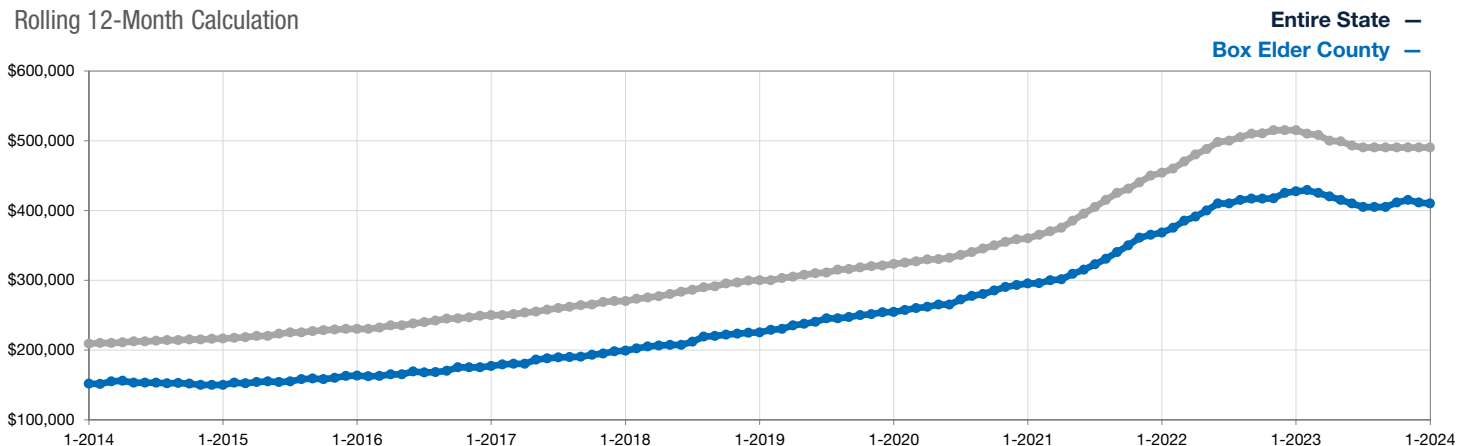
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.