

# Local Market Update for February 2024

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

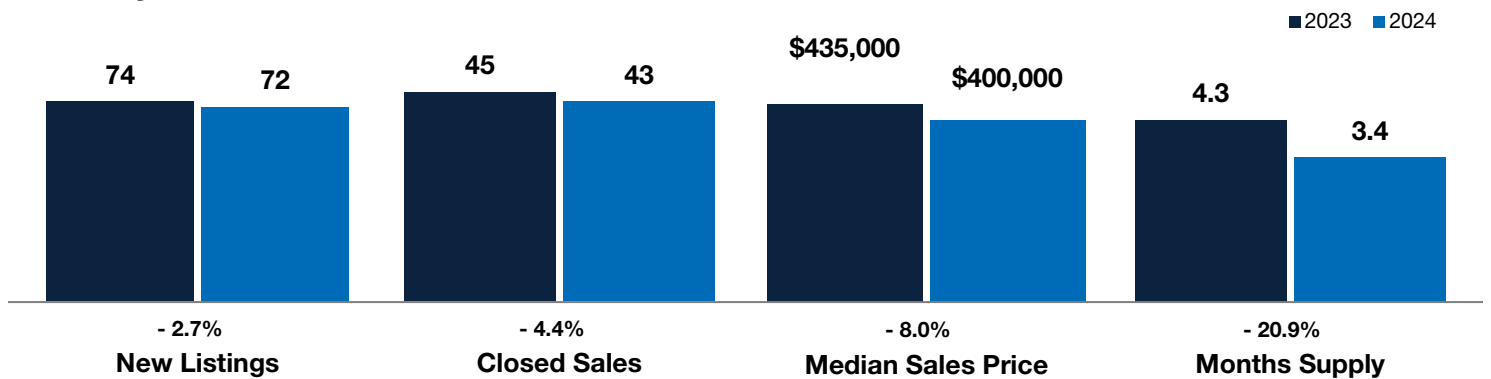


## Box Elder County

Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	74	72	- 2.7%	136	150	+ 10.3%
Pending Sales	55	41	- 25.5%	103	94	- 8.7%
Closed Sales	45	43	- 4.4%	81	81	0.0%
Median Sales Price*	\$435,000	\$400,000	- 8.0%	\$429,900	\$400,000	- 7.0%
Average Sales Price*	\$439,825	\$419,298	- 4.7%	\$441,835	\$421,459	- 4.6%
Percent of Original List Price Received*	95.3%	95.4%	+ 0.1%	93.9%	95.3%	+ 1.5%
Days on Market Until Sale	87	108	+ 24.1%	81	100	+ 23.5%
Inventory of Homes for Sale	216	181	- 16.2%	--	--	--
Months Supply of Inventory	4.3	3.4	- 20.9%	--	--	--

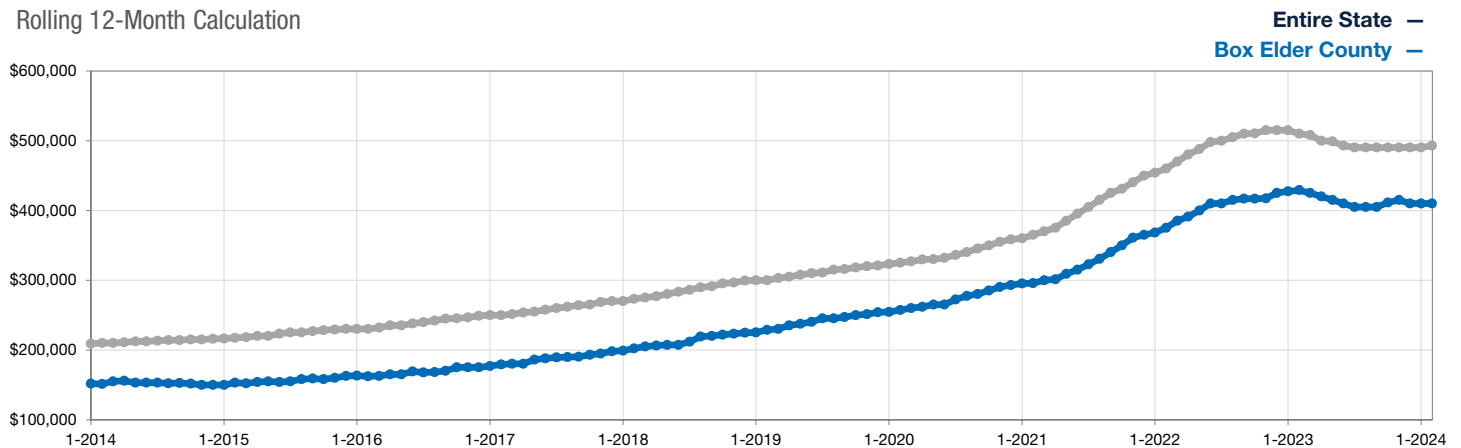
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### 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.