

Local Market Update for February 2024

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

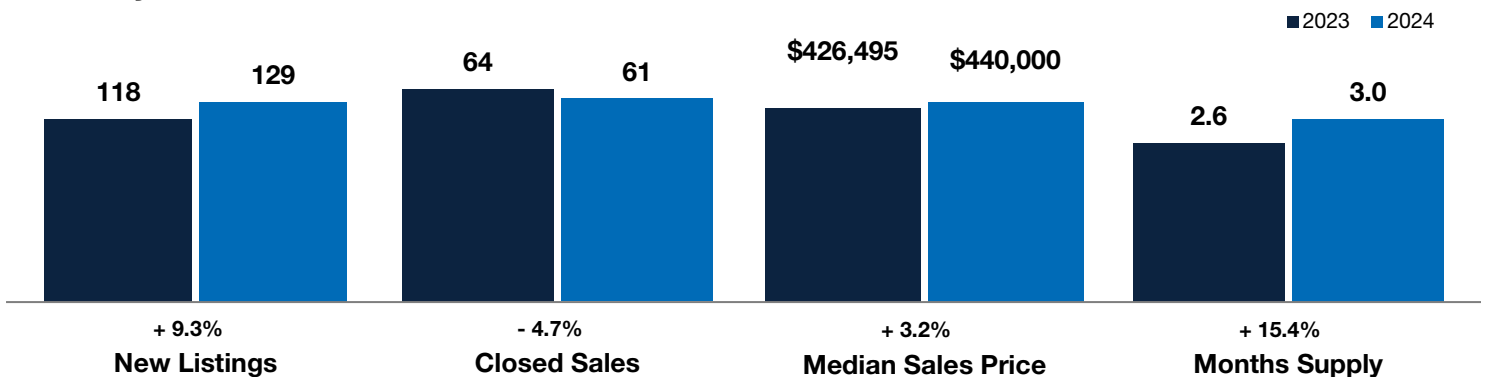


Cache County

Key Metrics	February			Year to Date		
	2023	2024	Percent Change	Thru 2-2023	Thru 2-2024	Percent Change
New Listings	118	129	+ 9.3%	224	240	+ 7.1%
Pending Sales	89	100	+ 12.4%	169	184	+ 8.9%
Closed Sales	64	61	- 4.7%	123	130	+ 5.7%
Median Sales Price*	\$426,495	\$440,000	+ 3.2%	\$415,000	\$425,000	+ 2.4%
Average Sales Price*	\$453,484	\$450,833	- 0.6%	\$448,662	\$442,777	- 1.3%
Percent of Original List Price Received*	95.9%	95.4%	- 0.5%	95.1%	95.1%	0.0%
Days on Market Until Sale	60	98	+ 63.3%	60	92	+ 53.3%
Inventory of Homes for Sale	282	300	+ 6.4%	--	--	--
Months Supply of Inventory	2.6	3.0	+ 15.4%	--	--	--

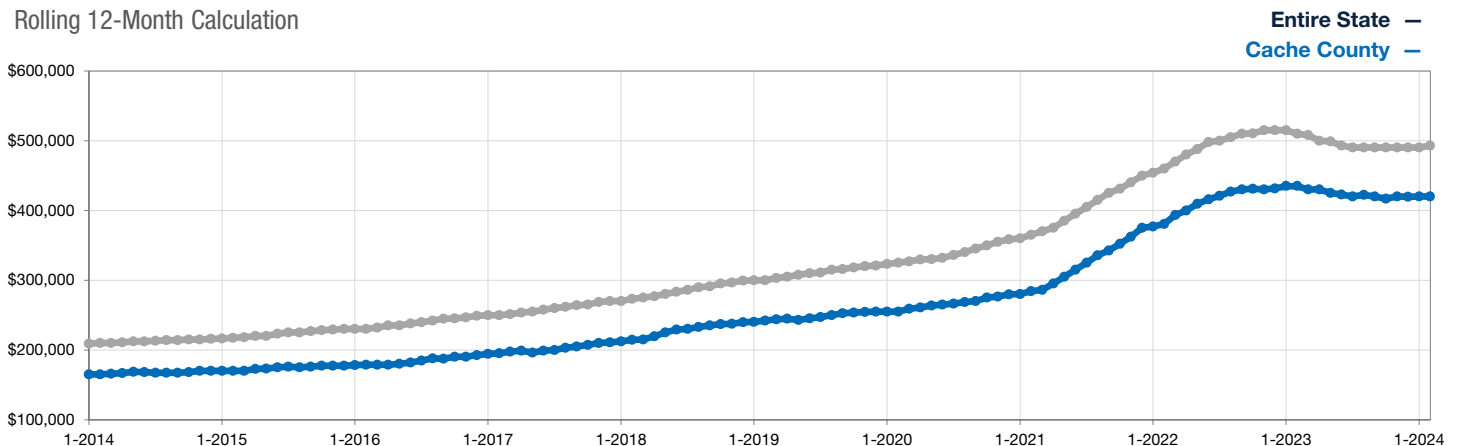
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.