

# Local Market Update for July 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

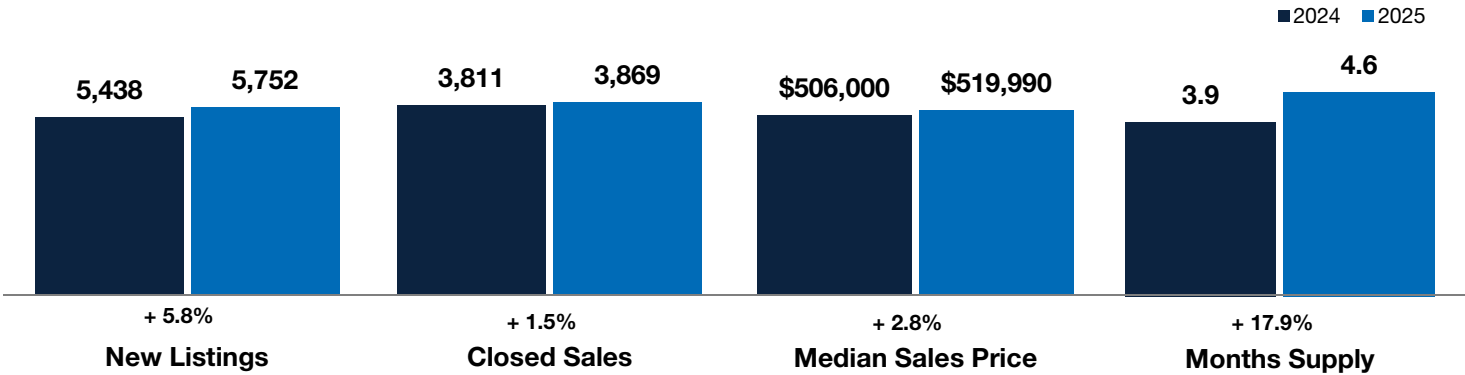


## Entire State

Key Metrics	July			Year to Date		
	2024	2025	Percent Change	Thru 7-2024	Thru 7-2025	Percent Change
New Listings	5,438	5,752	+ 5.8%	36,547	40,548	+ 10.9%
Pending Sales	3,630	3,610	- 0.6%	25,944	26,006	+ 0.2%
Closed Sales	3,811	3,869	+ 1.5%	24,394	24,679	+ 1.2%
Median Sales Price*	\$506,000	\$519,990	+ 2.8%	\$500,000	\$509,000	+ 1.8%
Average Sales Price*	\$648,394	\$664,020	+ 2.4%	\$635,072	\$667,503	+ 5.1%
Percent of Original List Price Received*	97.3%	96.4%	- 0.9%	97.3%	96.9%	- 0.4%
Days on Market Until Sale	47	57	+ 21.3%	54	61	+ 13.0%
Inventory of Homes for Sale	13,311	16,238	+ 22.0%	--	--	--
Months Supply of Inventory	3.9	4.6	+ 17.9%	--	--	--

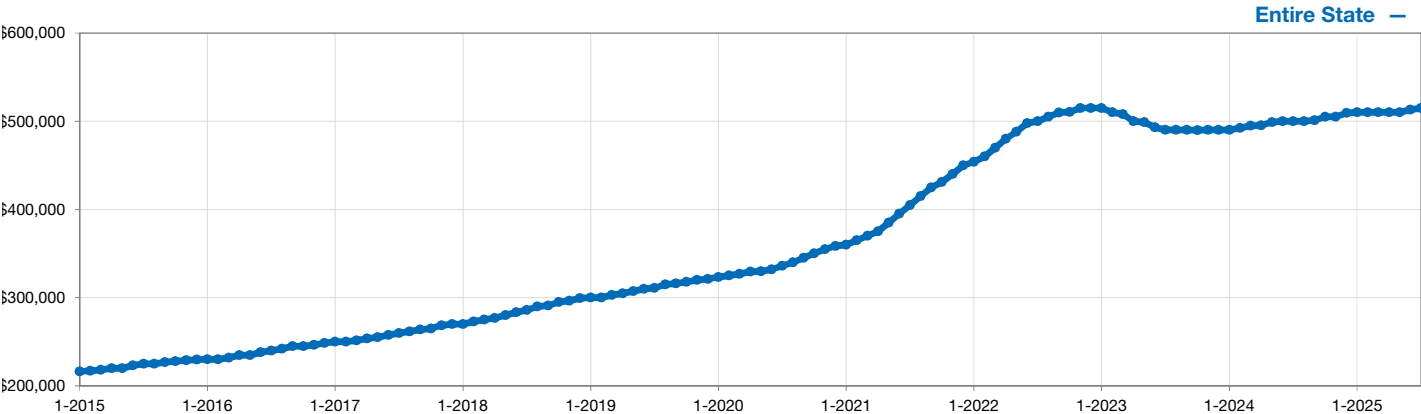
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

### July



### Median Sales Price

Rolling 12-Month Calculation



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.