

Local Market Update for December 2025

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

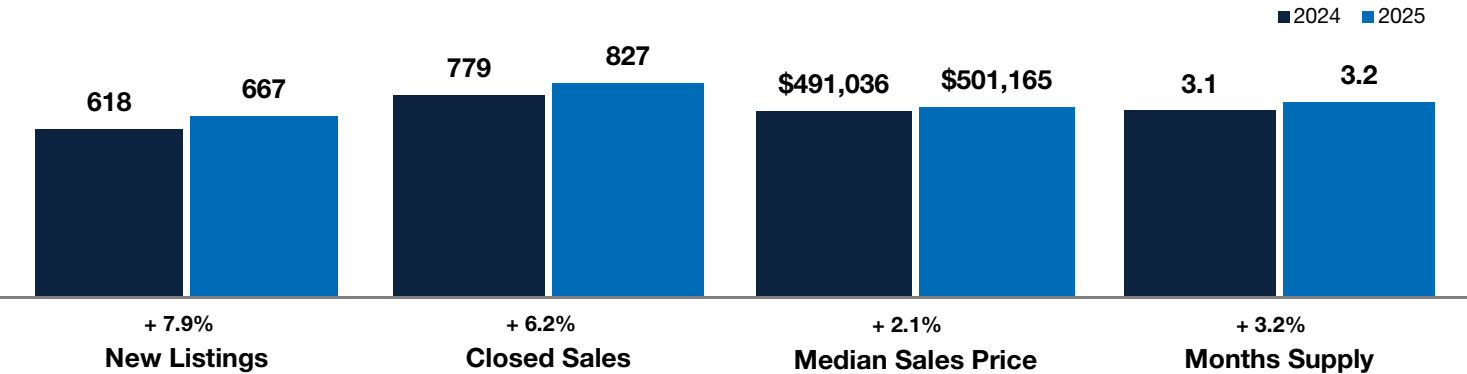


Utah County

Key Metrics	December			Year to Date		
	2024	2025	Percent Change	Thru 12-2024	Thru 12-2025	Percent Change
New Listings	618	667	+ 7.9%	12,632	14,097	+ 11.6%
Pending Sales	575	578	+ 0.5%	9,227	9,793	+ 6.1%
Closed Sales	779	827	+ 6.2%	9,159	9,840	+ 7.4%
Median Sales Price*	\$491,036	\$501,165	+ 2.1%	\$499,900	\$502,000	+ 0.4%
Average Sales Price*	\$597,159	\$583,519	- 2.3%	\$580,689	\$591,360	+ 1.8%
Percent of Original List Price Received*	97.2%	96.2%	- 1.0%	97.8%	97.2%	- 0.6%
Days on Market Until Sale	63	67	+ 6.3%	52	61	+ 17.3%
Inventory of Homes for Sale	2,374	2,634	+ 11.0%	--	--	--
Months Supply of Inventory	3.1	3.2	+ 3.2%	--	--	--

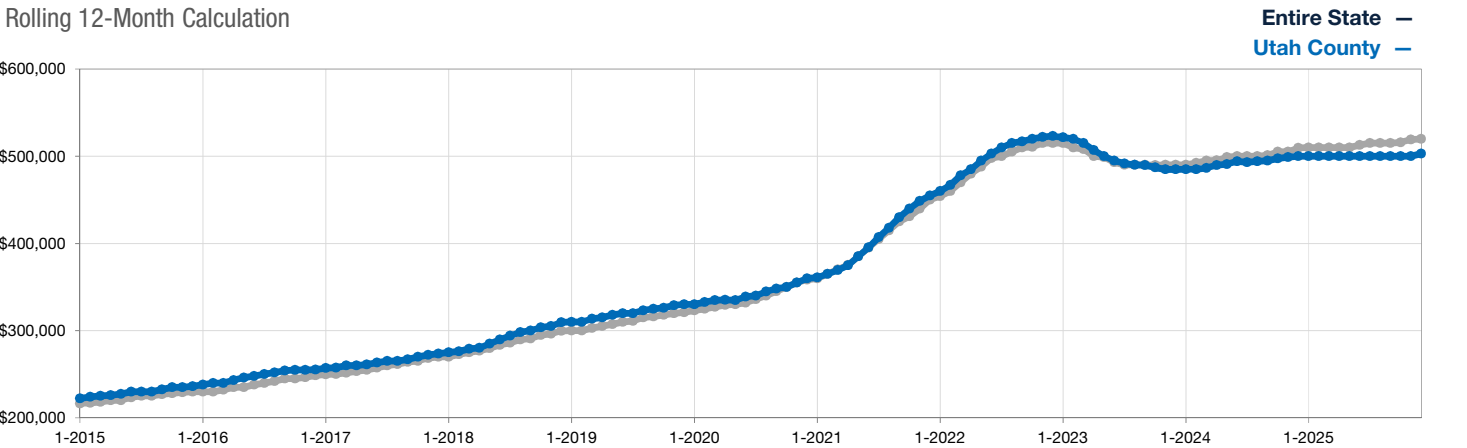
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

December



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.