

Local Market Update for January 2026

A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

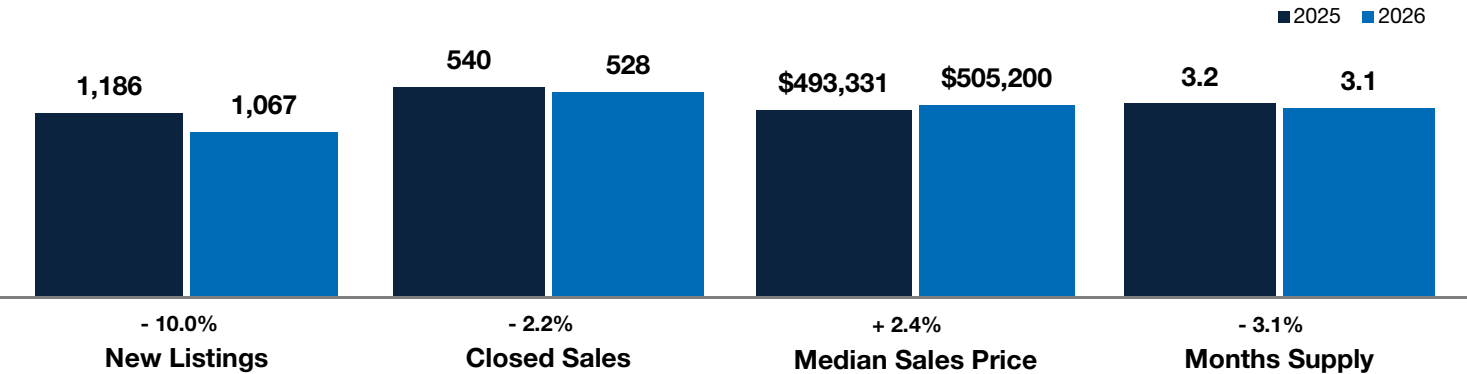


Utah County

Key Metrics	January			Year to Date		
	2025	2026	Percent Change	Thru 1-2025	Thru 1-2026	Percent Change
New Listings	1,186	1,067	- 10.0%	1,186	1,067	- 10.0%
Pending Sales	786	726	- 7.6%	786	726	- 7.6%
Closed Sales	540	528	- 2.2%	540	528	- 2.2%
Median Sales Price*	\$493,331	\$505,200	+ 2.4%	\$493,331	\$505,200	+ 2.4%
Average Sales Price*	\$572,449	\$600,213	+ 4.9%	\$572,449	\$600,213	+ 4.9%
Percent of Original List Price Received*	97.6%	96.6%	- 1.0%	97.6%	96.6%	- 1.0%
Days on Market Until Sale	65	72	+ 10.8%	65	72	+ 10.8%
Inventory of Homes for Sale	2,473	2,564	+ 3.7%	--	--	--
Months Supply of Inventory	3.2	3.1	- 3.1%	--	--	--

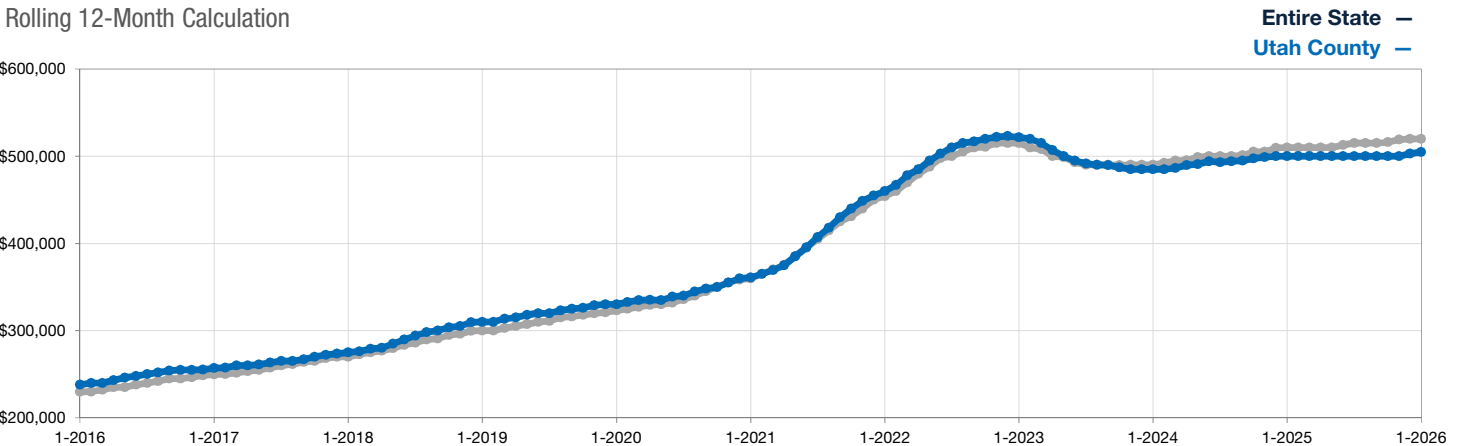
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.