

Local Market Update for February 2025

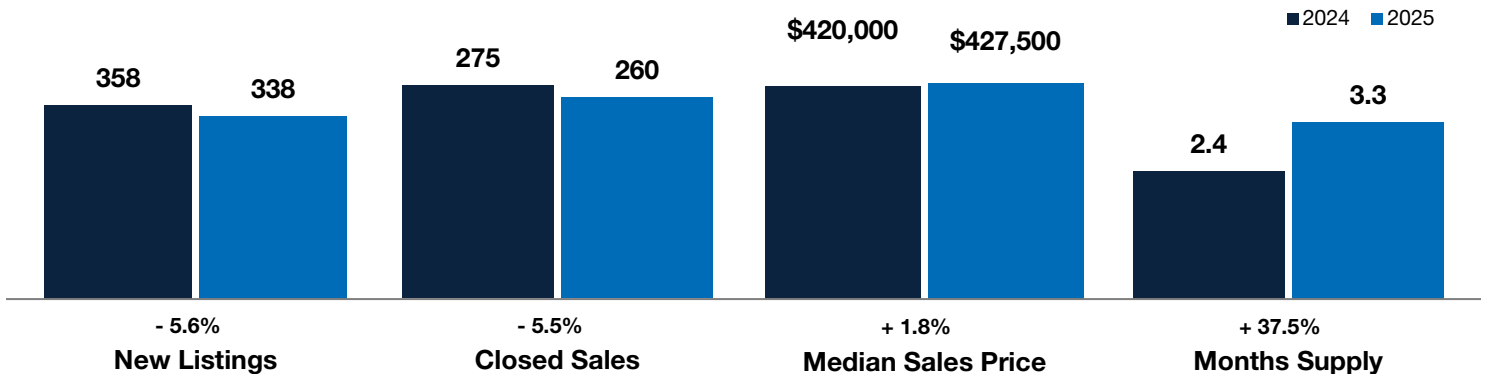
A RESEARCH TOOL PROVIDED BY THE UTAH ASSOCIATION OF REALTORS®

Weber County

Key Metrics	February			Year to Date		
	2024	2025	Percent Change	Thru 2-2024	Thru 2-2025	Percent Change
New Listings	358	338	- 5.6%	705	719	+ 2.0%
Pending Sales	305	202	- 33.8%	617	484	- 21.6%
Closed Sales	275	260	- 5.5%	457	475	+ 3.9%
Median Sales Price*	\$420,000	\$427,500	+ 1.8%	\$419,900	\$433,250	+ 3.2%
Average Sales Price*	\$488,469	\$493,224	+ 1.0%	\$480,075	\$495,307	+ 3.2%
Percent of Original List Price Received*	96.7%	95.9%	- 0.8%	96.5%	96.0%	- 0.5%
Days on Market Until Sale	73	67	- 8.2%	65	66	+ 1.5%
Inventory of Homes for Sale	674	921	+ 36.6%	--	--	--
Months Supply of Inventory	2.4	3.3	+ 37.5%	--	--	--

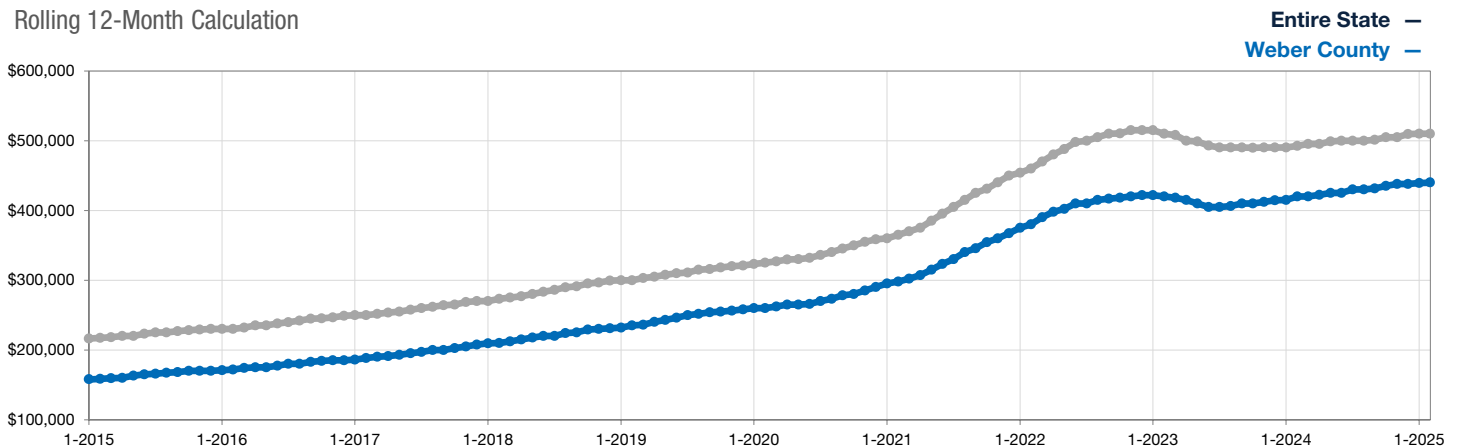
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.