

Summit County, UT

County · UT · Utah

SELLER'S MARKET

\$1.1M

MEDIAN SALE PRICE

244

SALES (12 MO)

\$1.4M

MEDIAN VALUE (AVM)

Market temperature

Seller's market · 64 / 100

Buyer's market

Balanced

Seller's market

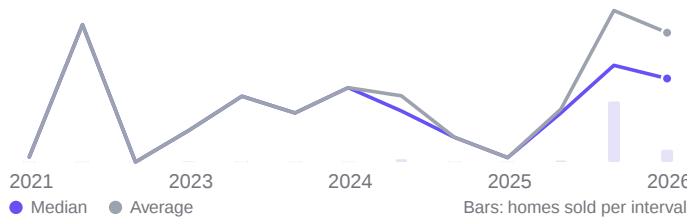
MARKET TRENDS (5 YEARS)

Sale prices

Median \$1M · Average \$1.6M

Growth (year over year)

Price +271.9% · Sales +1754.5%

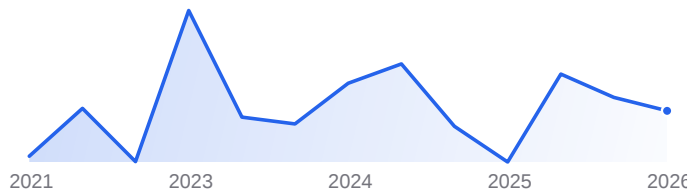


Price per square foot

\$454/ft²

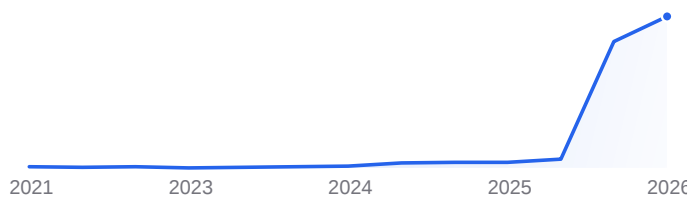
Sale premium vs estimated value

-23.1%



Annual turnover (share of homes sold)

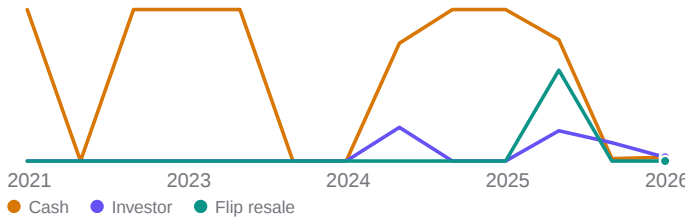
0.8%



BUYERS & OUTCOMES

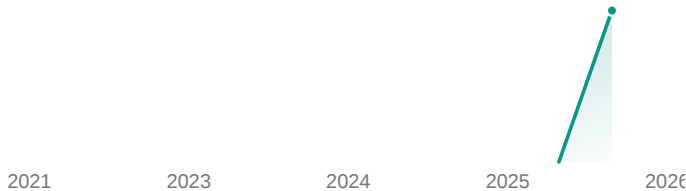
Buyer mix

Cash 2.5% · Investor 2.5% · Flip resale 0%



Sellers who sold at a gain

27%

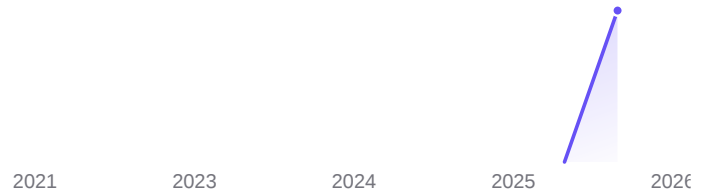


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



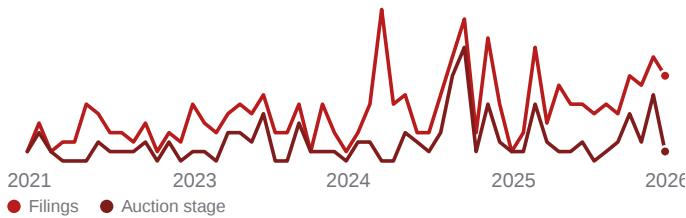
Typical hold before selling

10.4 yrs



Preforeclosure filings

Filings 9 · Auction stage 1



HOUSING STOCK

Homes	31,096
Median value (AVM)	\$1.4M
Median size	1,842 ft²
Median bedrooms	2
Median year built	1997
Single family	66%
Condos	30%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	84%
Underwater (LTV 125% or more)	0.9%
Owner occupied	40%
Company owned	37%
Median loan-to-value	15%

Typical ownership tenure

6.3 yrs

COMMUNITY

Population	43,135
Density	23 / mi²
Median household income	\$118K
Average household income	\$166K
Crime index (US avg 100)	82
Air pollution index (US avg 100)	100
Earthquake index (US avg 100)	160
Homes occupied	62%
Bachelor's or higher	38%
Poverty rate	4.8%
Unemployment	1.1%
Average temp	41°F
Annual precip	26 in
Sunshine	66%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.