

# Local Market Update – November 2018

This is a research tool provided by Iowa Association of REALTORS®.



## Palo Alto County

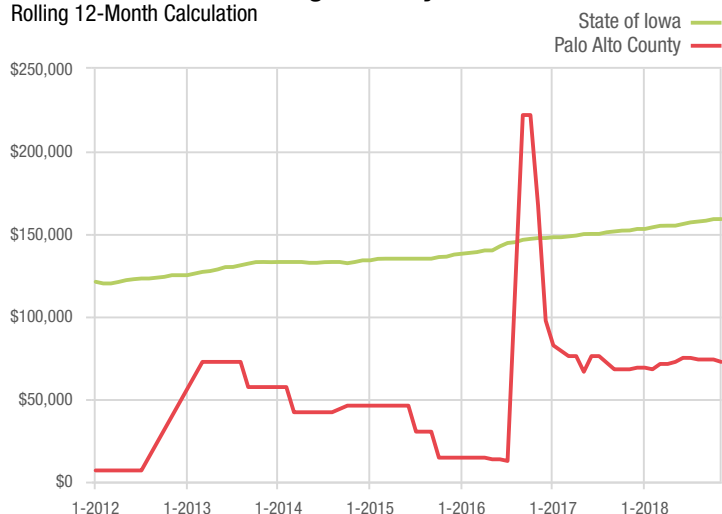
Single-Family Detached	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	3	9	+ 200.0%	36	95	+ 163.9%
Pending Sales	0	3	—	15	43	+ 186.7%
Closed Sales	3	2	- 33.3%	15	40	+ 166.7%
Days on Market Until Sale	24	56	+ 133.3%	81	78	- 3.7%
Median Sales Price*	\$84,000	\$39,000	- 53.6%	\$68,000	\$72,250	+ 6.3%
Average Sales Price*	\$79,233	\$39,000	- 50.8%	\$67,103	\$108,666	+ 61.9%
Percent of List Price Received*	96.2%	93.9%	- 2.4%	96.2%	93.2%	- 3.1%
Inventory of Homes for Sale	18	36	+ 100.0%	—	—	—
Months Supply of Inventory	8.4	9.6	+ 14.3%	—	—	—

Townhouse-Condo	November			Year to Date		
Key Metrics	2017	2018	% Change	Thru 11-2017	Thru 11-2018	% Change
New Listings	2	1	- 50.0%	15	27	+ 80.0%
Pending Sales	1	0	- 100.0%	4	17	+ 325.0%
Closed Sales	0	1	—	2	18	+ 800.0%
Days on Market Until Sale	—	16	—	51	59	+ 15.7%
Median Sales Price*	—	\$92,500	—	\$150,500	\$93,750	- 37.7%
Average Sales Price*	—	\$92,500	—	\$150,500	\$109,767	- 27.1%
Percent of List Price Received*	—	94.5%	—	95.3%	91.5%	- 4.0%
Inventory of Homes for Sale	9	6	- 33.3%	—	—	—
Months Supply of Inventory	9.0	2.8	- 68.9%	—	—	—

\* Does not account for seller concessions; % Change may be extreme due to small sample size.

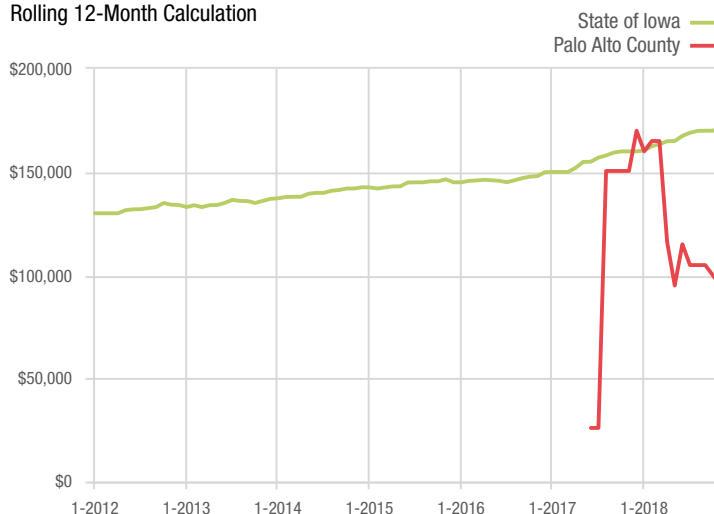
### Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



### Median Sales Price - Townhouse-Condo

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.