

Local Market Update – January 2019

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



Linn County

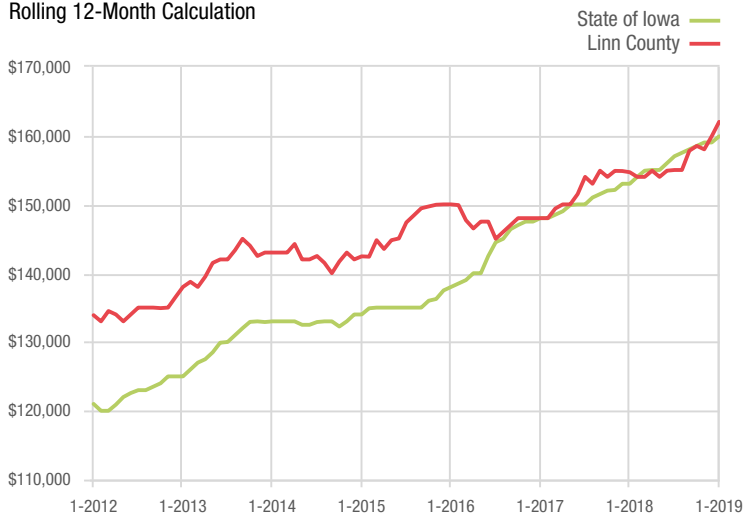
Single-Family Detached	January			Year to Date		
	2018	2019	% Change	Thru 1-2018	Thru 1-2019	% Change
Key Metrics						
New Listings	255	268	+ 5.1%	255	268	+ 5.1%
Pending Sales	213	222	+ 4.2%	213	222	+ 4.2%
Closed Sales	166	136	- 18.1%	166	136	- 18.1%
Days on Market Until Sale	44	55	+ 25.0%	44	55	+ 25.0%
Median Sales Price*	\$142,750	\$177,000	+ 24.0%	\$142,750	\$177,000	+ 24.0%
Average Sales Price*	\$174,258	\$199,424	+ 14.4%	\$174,258	\$199,424	+ 14.4%
Percent of List Price Received*	97.3%	98.4%	+ 1.1%	97.3%	98.4%	+ 1.1%
Inventory of Homes for Sale	532	492	- 7.5%	—	—	—
Months Supply of Inventory	2.1	1.9	- 9.5%	—	—	—

Townhouse-Condo	January			Year to Date		
	2018	2019	% Change	Thru 1-2018	Thru 1-2019	% Change
Key Metrics						
New Listings	35	51	+ 45.7%	35	51	+ 45.7%
Pending Sales	40	37	- 7.5%	40	37	- 7.5%
Closed Sales	25	22	- 12.0%	25	22	- 12.0%
Days on Market Until Sale	58	38	- 34.5%	58	38	- 34.5%
Median Sales Price*	\$122,000	\$151,250	+ 24.0%	\$122,000	\$151,250	+ 24.0%
Average Sales Price*	\$155,371	\$146,575	- 5.7%	\$155,371	\$146,575	- 5.7%
Percent of List Price Received*	98.9%	98.6%	- 0.3%	98.9%	98.6%	- 0.3%
Inventory of Homes for Sale	104	122	+ 17.3%	—	—	—
Months Supply of Inventory	1.8	2.3	+ 27.8%	—	—	—

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

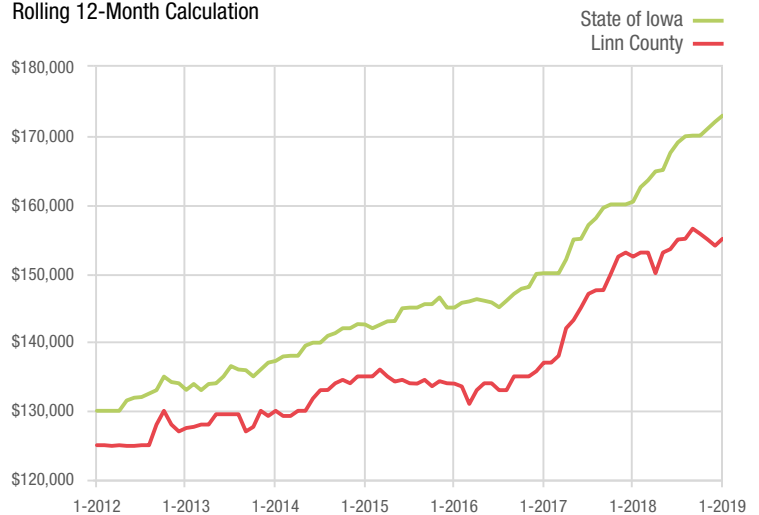
Median Sales Price - Single-Family Detached

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.