

Local Market Update – January 2019

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



Muscatine Board of REALTORS®

Includes Louisa and Muscatine Counties

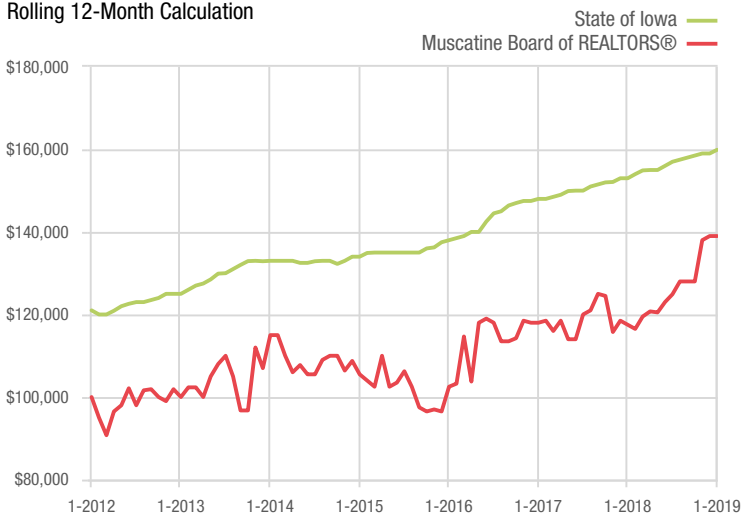
Single-Family Detached	January			Year to Date		
	2018	2019	% Change	Thru 1-2018	Thru 1-2019	% Change
New Listings	43	54	+ 25.6%	43	54	+ 25.6%
Pending Sales	41	41	0.0%	41	41	0.0%
Closed Sales	7	6	- 14.3%	7	6	- 14.3%
Days on Market Until Sale	70	72	+ 2.9%	70	72	+ 2.9%
Median Sales Price*	\$113,200	\$84,000	- 25.8%	\$113,200	\$84,000	- 25.8%
Average Sales Price*	\$121,050	\$126,750	+ 4.7%	\$121,050	\$126,750	+ 4.7%
Percent of List Price Received*	92.2%	91.6%	- 0.7%	92.2%	91.6%	- 0.7%
Inventory of Homes for Sale	119	176	+ 47.9%	—	—	—
Months Supply of Inventory	2.4	4.1	+ 70.8%	—	—	—

Townhouse-Condo	January			Year to Date		
	2018	2019	% Change	Thru 1-2018	Thru 1-2019	% Change
New Listings	3	1	- 66.7%	3	1	- 66.7%
Pending Sales	1	1	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	10	6	- 40.0%	—	—	—
Months Supply of Inventory	5.0	2.6	- 48.0%	—	—	—

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

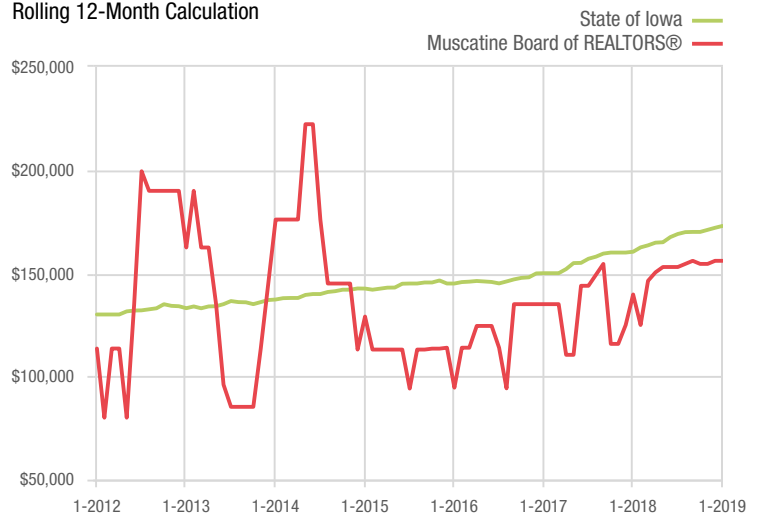
Median Sales Price - Single-Family Detached

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.