

Local Market Update – January 2019

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



Warren County

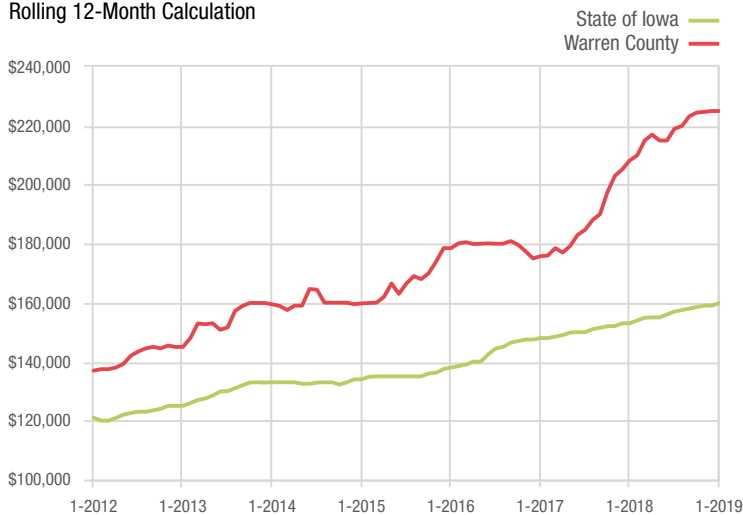
Single-Family Detached	January			Year to Date		
	2018	2019	% Change	Thru 1-2018	Thru 1-2019	% Change
Key Metrics						
New Listings	62	58	- 6.5%	62	58	- 6.5%
Pending Sales	33	40	+ 21.2%	33	40	+ 21.2%
Closed Sales	33	33	0.0%	33	33	0.0%
Days on Market Until Sale	96	59	- 38.5%	96	59	- 38.5%
Median Sales Price*	\$193,000	\$254,000	+ 31.6%	\$193,000	\$254,000	+ 31.6%
Average Sales Price*	\$222,943	\$268,350	+ 20.4%	\$222,943	\$268,350	+ 20.4%
Percent of List Price Received*	98.3%	98.2%	- 0.1%	98.3%	98.2%	- 0.1%
Inventory of Homes for Sale	297	275	- 7.4%	—	—	—
Months Supply of Inventory	4.4	4.3	- 2.3%	—	—	—

Townhouse-Condo	January			Year to Date		
	2018	2019	% Change	Thru 1-2018	Thru 1-2019	% Change
Key Metrics						
New Listings	15	5	- 66.7%	15	5	- 66.7%
Pending Sales	7	6	- 14.3%	7	6	- 14.3%
Closed Sales	8	7	- 12.5%	8	7	- 12.5%
Days on Market Until Sale	120	121	+ 0.8%	120	121	+ 0.8%
Median Sales Price*	\$173,443	\$160,000	- 7.8%	\$173,443	\$160,000	- 7.8%
Average Sales Price*	\$191,220	\$147,079	- 23.1%	\$191,220	\$147,079	- 23.1%
Percent of List Price Received*	99.4%	98.8%	- 0.6%	99.4%	98.8%	- 0.6%
Inventory of Homes for Sale	88	65	- 26.1%	—	—	—
Months Supply of Inventory	10.2	6.1	- 40.2%	—	—	—

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

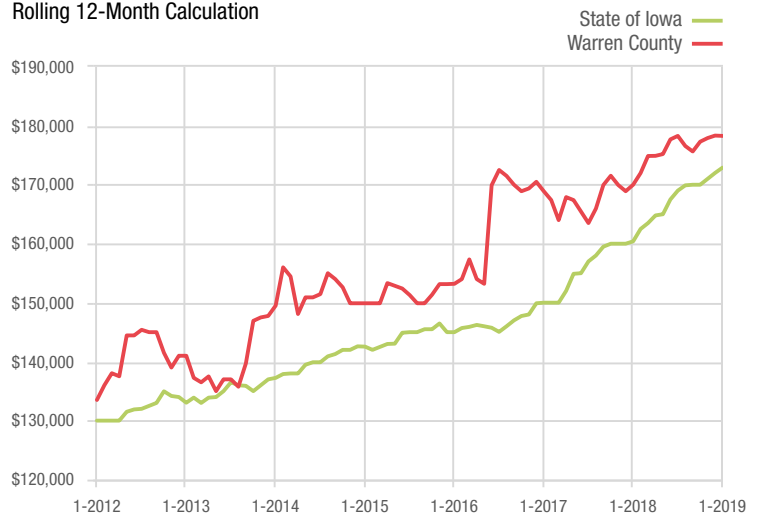
Median Sales Price - Single-Family Detached

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.