

Local Market Update – February 2019

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



Clinton County

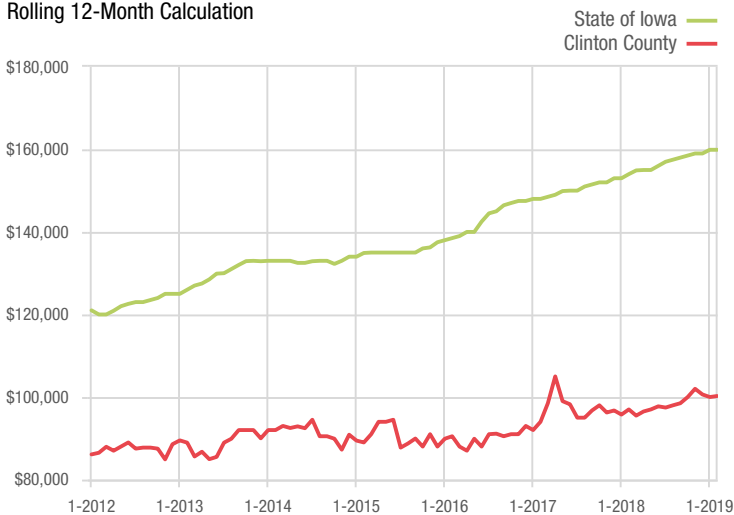
Single-Family Detached	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	60	37	- 38.3%	112	72	- 35.7%
Pending Sales	37	38	+ 2.7%	73	66	- 9.6%
Closed Sales	25	33	+ 32.0%	58	69	+ 19.0%
Days on Market Until Sale	84	49	- 41.7%	78	83	+ 6.4%
Median Sales Price*	\$118,000	\$139,900	+ 18.6%	\$105,000	\$111,000	+ 5.7%
Average Sales Price*	\$129,174	\$148,573	+ 15.0%	\$114,829	\$127,267	+ 10.8%
Percent of List Price Received*	95.1%	95.0%	- 0.1%	95.1%	93.9%	- 1.3%
Inventory of Homes for Sale	204	151	- 26.0%	—	—	—
Months Supply of Inventory	4.6	3.4	- 26.1%	—	—	—

Townhouse-Condo	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	1	4	+ 300.0%	3	6	+ 100.0%
Pending Sales	1	3	+ 200.0%	4	4	0.0%
Closed Sales	3	2	- 33.3%	3	2	- 33.3%
Days on Market Until Sale	25	94	+ 276.0%	25	94	+ 276.0%
Median Sales Price*	\$160,000	\$256,688	+ 60.4%	\$160,000	\$256,688	+ 60.4%
Average Sales Price*	\$188,667	\$256,688	+ 36.1%	\$188,667	\$256,688	+ 36.1%
Percent of List Price Received*	97.2%	100.0%	+ 2.9%	97.2%	100.0%	+ 2.9%
Inventory of Homes for Sale	8	10	+ 25.0%	—	—	—
Months Supply of Inventory	3.8	5.3	+ 39.5%	—	—	—

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

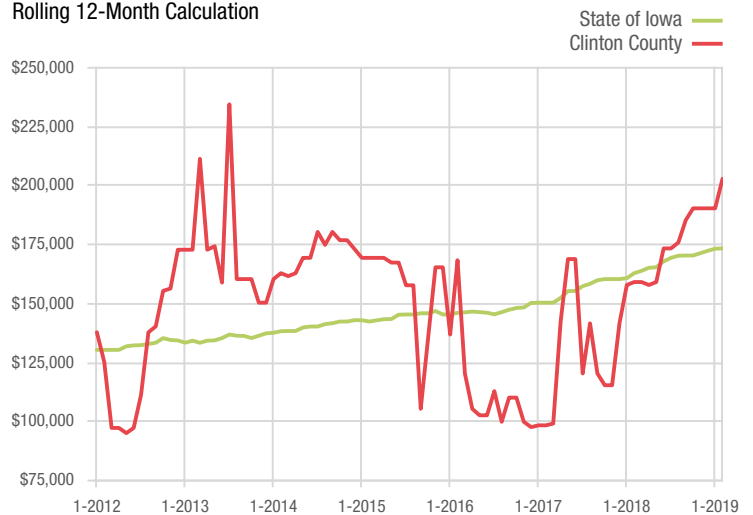
Median Sales Price - Single-Family Detached

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.