

Local Market Update – February 2019

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



Decatur County

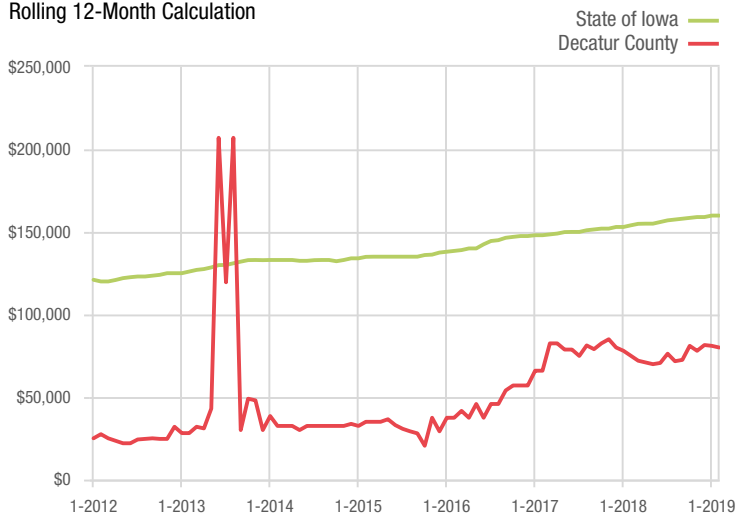
Single-Family Detached	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	5	6	+ 20.0%	9	14	+ 55.6%
Pending Sales	3	5	+ 66.7%	6	9	+ 50.0%
Closed Sales	4	5	+ 25.0%	5	7	+ 40.0%
Days on Market Until Sale	99	115	+ 16.2%	90	140	+ 55.6%
Median Sales Price*	\$52,750	\$40,500	- 23.2%	\$44,500	\$72,500	+ 62.9%
Average Sales Price*	\$89,875	\$54,400	- 39.5%	\$76,900	\$60,500	- 21.3%
Percent of List Price Received*	88.4%	84.3%	- 4.6%	83.2%	86.8%	+ 4.3%
Inventory of Homes for Sale	51	50	- 2.0%	—	—	—
Months Supply of Inventory	10.6	9.2	- 13.2%	—	—	—

Townhouse-Condo	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	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	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

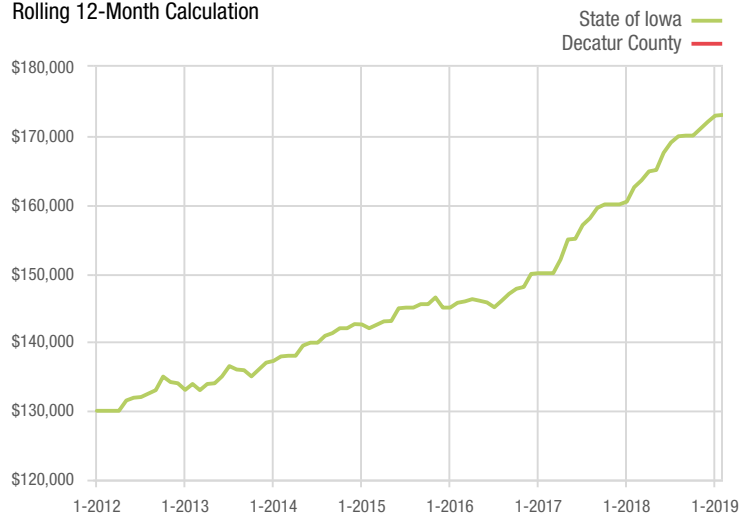
Median Sales Price - Single-Family Detached

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.