

Local Market Update – February 2019

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



Hamilton County

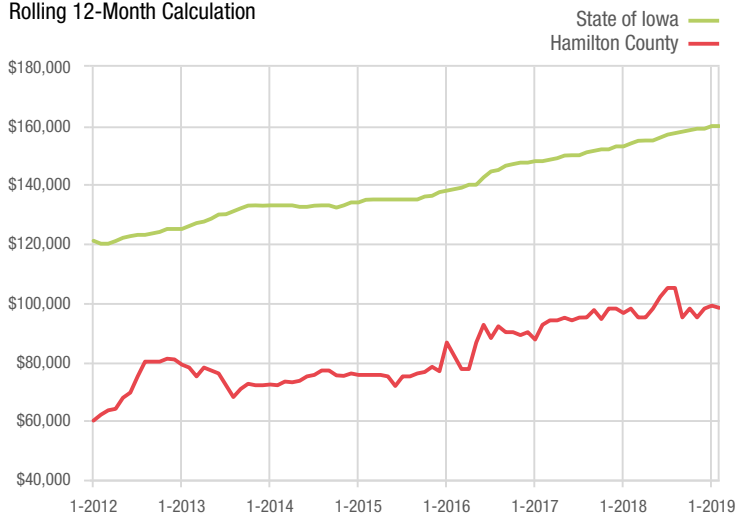
Single-Family Detached	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	11	16	+ 45.5%	15	30	+ 100.0%
Pending Sales	9	6	- 33.3%	19	20	+ 5.3%
Closed Sales	9	12	+ 33.3%	16	17	+ 6.3%
Days on Market Until Sale	53	76	+ 43.4%	50	66	+ 32.0%
Median Sales Price*	\$77,000	\$89,000	+ 15.6%	\$77,250	\$95,000	+ 23.0%
Average Sales Price*	\$105,156	\$91,313	- 13.2%	\$98,338	\$93,035	- 5.4%
Percent of List Price Received*	95.6%	94.0%	- 1.7%	94.1%	93.6%	- 0.5%
Inventory of Homes for Sale	38	45	+ 18.4%	—	—	—
Months Supply of Inventory	3.0	4.5	+ 50.0%	—	—	—

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.

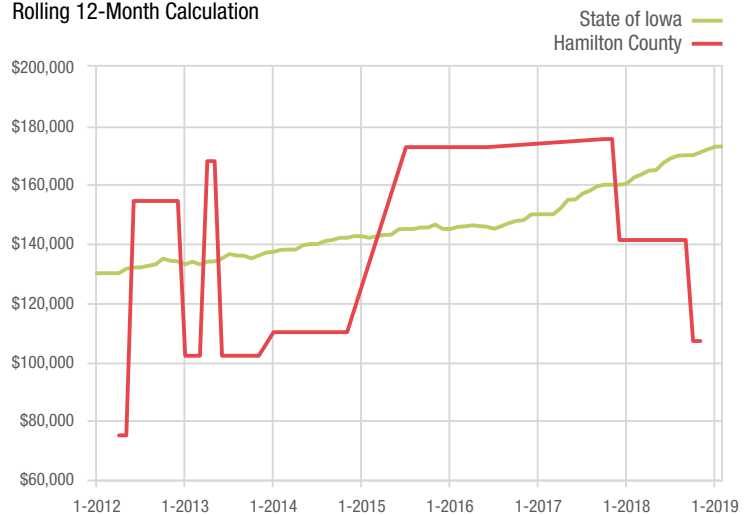
Median Sales Price - Single-Family Detached

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.