

# Local Market Update – February 2019

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



## Mahaska County

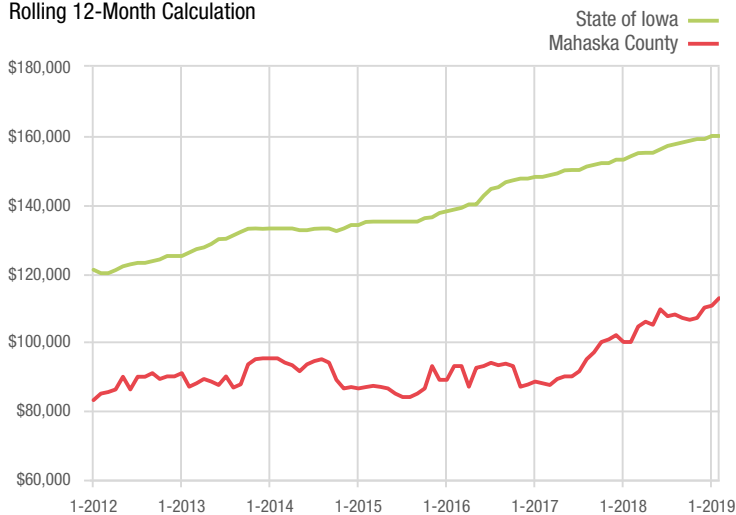
Single-Family Detached	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
<b>Key Metrics</b>						
New Listings	19	<b>19</b>	0.0%	40	<b>29</b>	- 27.5%
Pending Sales	16	<b>18</b>	+ 12.5%	30	<b>30</b>	0.0%
Closed Sales	15	<b>19</b>	+ 26.7%	29	<b>28</b>	- 3.4%
Days on Market Until Sale	64	<b>74</b>	+ 15.6%	67	<b>76</b>	+ 13.4%
Median Sales Price*	\$76,500	<b>\$124,000</b>	+ 62.1%	\$87,000	<b>\$114,000</b>	+ 31.0%
Average Sales Price*	\$89,173	<b>\$139,245</b>	+ 56.2%	\$105,893	<b>\$134,220</b>	+ 26.8%
Percent of List Price Received*	97.0%	<b>95.9%</b>	- 1.1%	97.0%	<b>95.3%</b>	- 1.8%
Inventory of Homes for Sale	55	<b>54</b>	- 1.8%	—	—	—
Months Supply of Inventory	2.9	<b>2.7</b>	- 6.9%	—	—	—

Townhouse-Condo	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
<b>Key Metrics</b>						
New Listings	0	<b>1</b>	—	0	<b>1</b>	—
Pending Sales	0	<b>0</b>	0.0%	1	<b>0</b>	- 100.0%
Closed Sales	0	<b>0</b>	0.0%	1	<b>0</b>	- 100.0%
Days on Market Until Sale	—	—	—	152	—	—
Median Sales Price*	—	—	—	\$148,500	—	—
Average Sales Price*	—	—	—	\$148,500	—	—
Percent of List Price Received*	—	—	—	95.2%	—	—
Inventory of Homes for Sale	1	<b>1</b>	0.0%	—	—	—
Months Supply of Inventory	1.0	<b>1.0</b>	0.0%	—	—	—

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

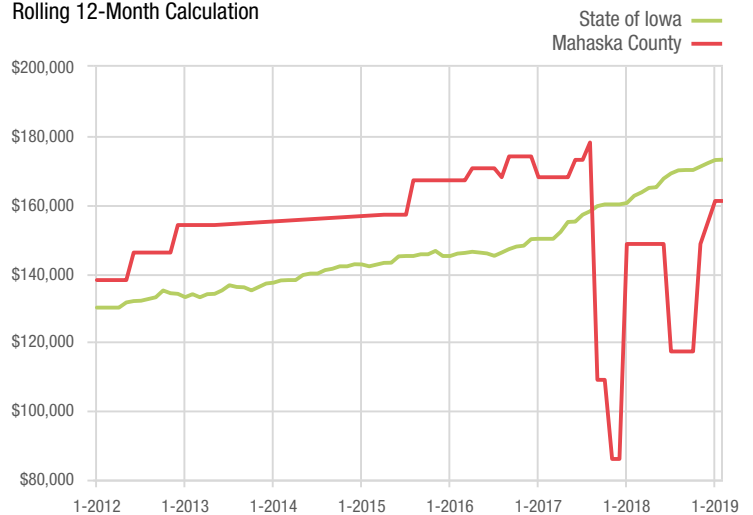
### Median Sales Price - Single-Family Detached

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.