

Local Market Update – February 2019

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



Marion County

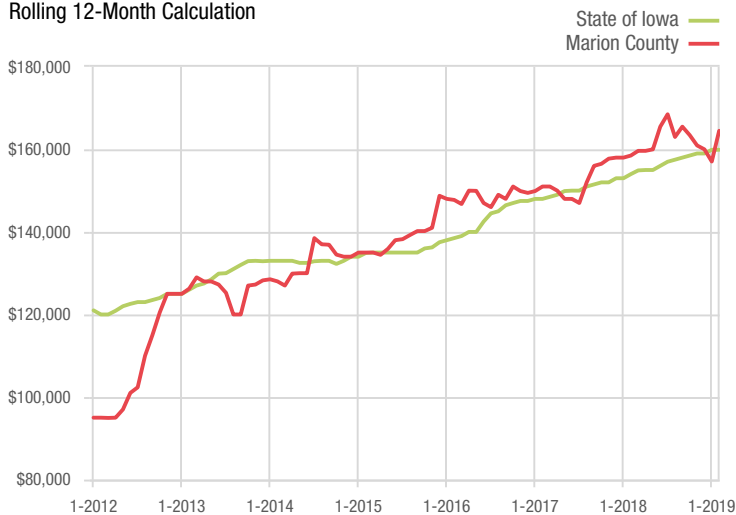
Single-Family Detached	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	27	35	+ 29.6%	47	67	+ 42.6%
Pending Sales	18	22	+ 22.2%	38	42	+ 10.5%
Closed Sales	14	20	+ 42.9%	33	30	- 9.1%
Days on Market Until Sale	104	101	- 2.9%	98	85	- 13.3%
Median Sales Price*	\$115,000	\$218,700	+ 90.2%	\$140,000	\$187,750	+ 34.1%
Average Sales Price*	\$142,014	\$219,294	+ 54.4%	\$158,585	\$202,030	+ 27.4%
Percent of List Price Received*	92.4%	96.6%	+ 4.5%	94.6%	96.7%	+ 2.2%
Inventory of Homes for Sale	75	121	+ 61.3%	—	—	—
Months Supply of Inventory	2.2	3.9	+ 77.3%	—	—	—

Townhouse-Condo	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	0	1	—	1	2	+ 100.0%
Pending Sales	0	1	—	1	1	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	68	—	—
Median Sales Price*	—	—	—	\$98,000	—	—
Average Sales Price*	—	—	—	\$98,000	—	—
Percent of List Price Received*	—	—	—	102.1%	—	—
Inventory of Homes for Sale	3	8	+ 166.7%	—	—	—
Months Supply of Inventory	1.8	5.3	+ 194.4%	—	—	—

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

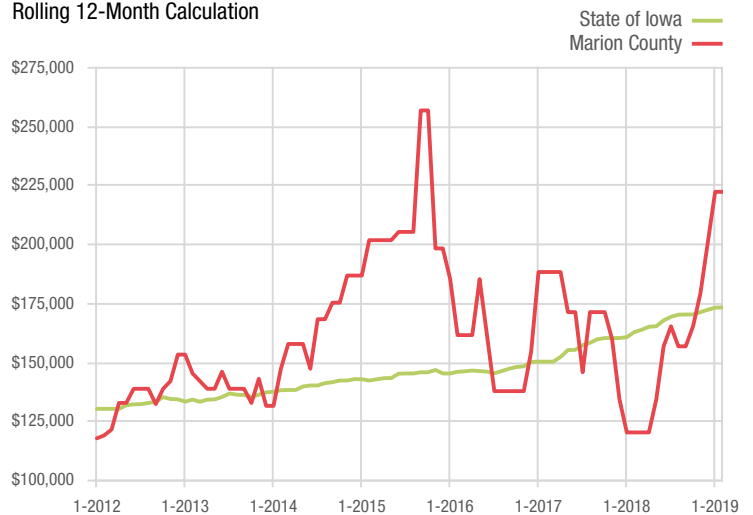
Median Sales Price - Single-Family Detached

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.