

# Local Market Update – February 2019

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



## Southeast Iowa Regional Board of REALTORS®

Includes Appanoose, Clarke (East of I-35), Davis, Decatur (East of I-35), Des Moines, Henry, Jefferson, Lee, Lucas, Mahaska, Monroe, Van Buren, Wapello and Wayne Counties

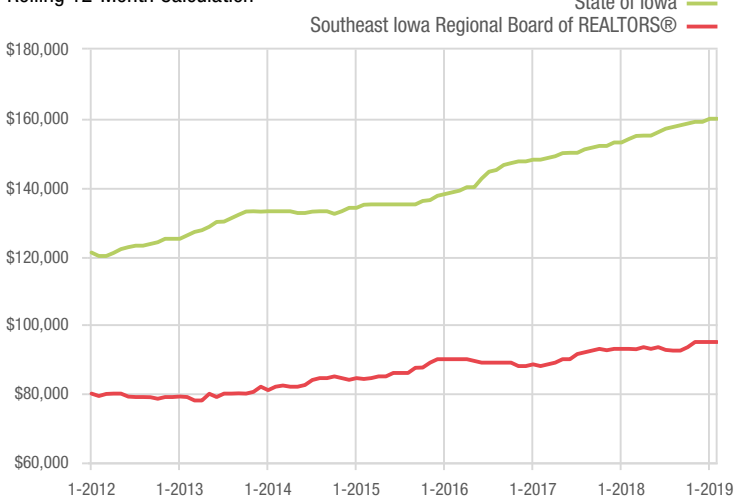
Single-Family Detached	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	197	165	- 16.2%	380	342	- 10.0%
Pending Sales	150	122	- 18.7%	294	238	- 19.0%
Closed Sales	126	119	- 5.6%	233	237	+ 1.7%
Days on Market Until Sale	96	96	0.0%	100	95	- 5.0%
Median Sales Price*	\$71,000	\$94,550	+ 33.2%	\$85,000	\$91,500	+ 7.6%
Average Sales Price*	\$101,357	\$111,324	+ 9.8%	\$107,586	\$109,288	+ 1.6%
Percent of List Price Received*	92.2%	93.9%	+ 1.8%	92.8%	92.6%	- 0.2%
Inventory of Homes for Sale	825	863	+ 4.6%	—	—	—
Months Supply of Inventory	4.9	5.1	+ 4.1%	—	—	—

Townhouse-Condo	February			Year to Date		
	2018	2019	% Change	Thru 2-2018	Thru 2-2019	% Change
New Listings	2	5	+ 150.0%	7	11	+ 57.1%
Pending Sales	2	3	+ 50.0%	8	5	- 37.5%
Closed Sales	2	2	0.0%	6	3	- 50.0%
Days on Market Until Sale	101	99	- 2.0%	116	155	+ 33.6%
Median Sales Price*	\$138,000	\$72,750	- 47.3%	\$132,250	\$78,000	- 41.0%
Average Sales Price*	\$138,000	\$72,750	- 47.3%	\$142,667	\$88,500	- 38.0%
Percent of List Price Received*	96.6%	89.8%	- 7.0%	93.1%	92.0%	- 1.2%
Inventory of Homes for Sale	11	24	+ 118.2%	—	—	—
Months Supply of Inventory	3.4	9.1	+ 167.6%	—	—	—

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

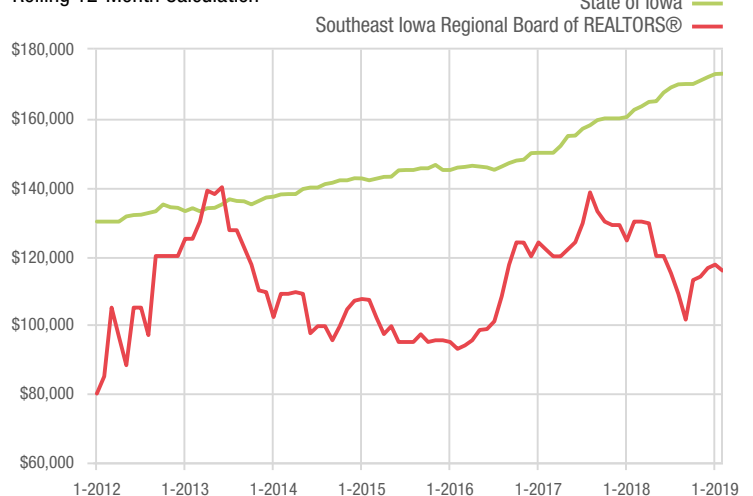
### Median Sales Price - Single-Family Detached

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.

Current as of March 15, 2019. All data from the multiple listing services in the state of Iowa. | Report © 2019 ShowingTime.