

# Local Market Update – July 2019

A Research Tool Provided by Iowa Association of REALTORS®



## Cedar County

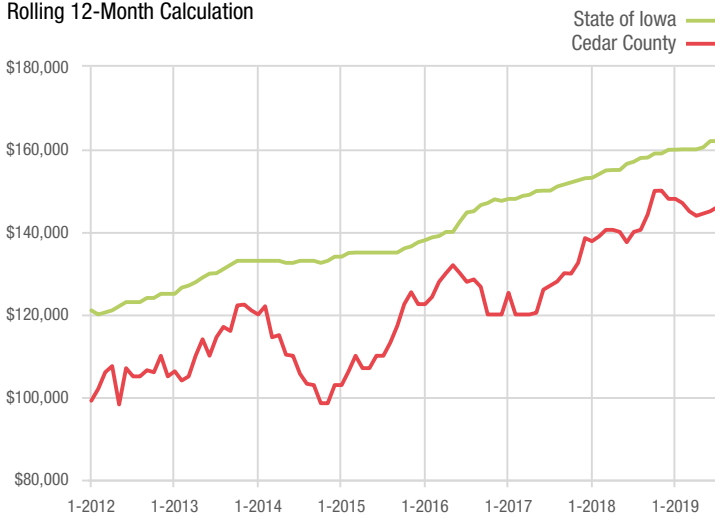
Single-Family Detached	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	34	37	+ 8.8%	184	212	+ 15.2%
Pending Sales	23	29	+ 26.1%	129	159	+ 23.3%
Closed Sales	23	17	- 26.1%	102	123	+ 20.6%
Days on Market Until Sale	61	56	- 8.2%	73	71	- 2.7%
Median Sales Price*	\$143,900	<b>\$148,000</b>	+ 2.8%	\$140,000	<b>\$138,000</b>	- 1.4%
Average Sales Price*	\$169,130	<b>\$168,871</b>	- 0.2%	\$162,290	<b>\$159,845</b>	- 1.5%
Percent of List Price Received*	96.9%	<b>94.8%</b>	- 2.2%	95.1%	<b>95.4%</b>	+ 0.3%
Inventory of Homes for Sale	79	90	+ 13.9%	—	—	—
Months Supply of Inventory	4.2	4.6	+ 9.5%	—	—	—

Townhouse-Condo	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	6	6	0.0%	25	24	- 4.0%
Pending Sales	3	0	- 100.0%	13	11	- 15.4%
Closed Sales	1	0	- 100.0%	11	11	0.0%
Days on Market Until Sale	131	—	—	100	69	- 31.0%
Median Sales Price*	\$236,239	—	—	\$184,900	<b>\$111,000</b>	- 40.0%
Average Sales Price*	\$236,239	—	—	\$182,197	<b>\$133,718</b>	- 26.6%
Percent of List Price Received*	105.0%	—	—	100.4%	<b>98.3%</b>	- 2.1%
Inventory of Homes for Sale	13	16	+ 23.1%	—	—	—
Months Supply of Inventory	6.9	6.8	- 1.4%	—	—	—

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

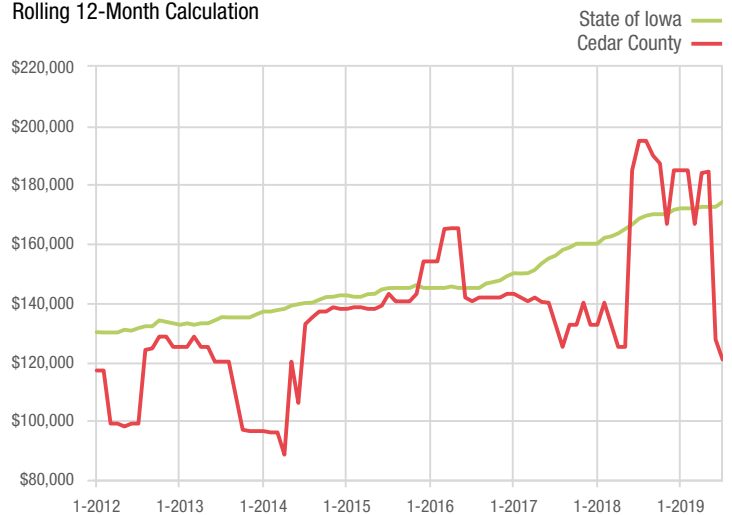
### Median Sales Price - Single-Family Detached

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.