

Local Market Update – July 2019

A Research Tool Provided by Iowa Association of REALTORS®



Jefferson County

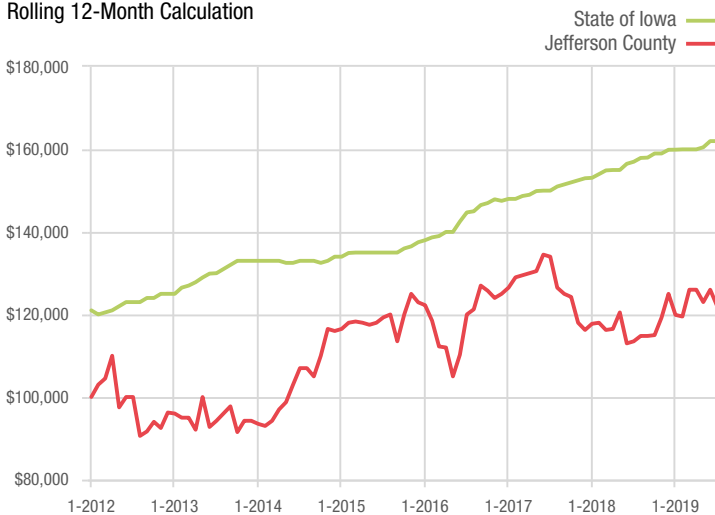
Single-Family Detached	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	29	26	- 10.3%	130	143	+ 10.0%
Pending Sales	19	17	- 10.5%	85	78	- 8.2%
Closed Sales	17	16	- 5.9%	80	78	- 2.5%
Days on Market Until Sale	88	98	+ 11.4%	96	93	- 3.1%
Median Sales Price*	\$135,000	\$112,500	- 16.7%	\$122,950	\$121,000	- 1.6%
Average Sales Price*	\$170,972	\$131,622	- 23.0%	\$140,867	\$138,091	- 2.0%
Percent of List Price Received*	93.6%	97.1%	+ 3.7%	94.2%	96.0%	+ 1.9%
Inventory of Homes for Sale	84	93	+ 10.7%	—	—	—
Months Supply of Inventory	7.1	7.2	+ 1.4%	—	—	—

Townhouse-Condo	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	1	0	- 100.0%	12	9	- 25.0%
Pending Sales	0	2	—	6	6	0.0%
Closed Sales	0	1	—	7	5	- 28.6%
Days on Market Until Sale	—	292	—	69	149	+ 115.9%
Median Sales Price*	—	\$116,000	—	\$95,000	\$120,000	+ 26.3%
Average Sales Price*	—	\$116,000	—	\$128,500	\$115,745	- 9.9%
Percent of List Price Received*	—	96.7%	—	92.0%	95.7%	+ 4.0%
Inventory of Homes for Sale	8	7	- 12.5%	—	—	—
Months Supply of Inventory	6.4	5.4	- 15.6%	—	—	—

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

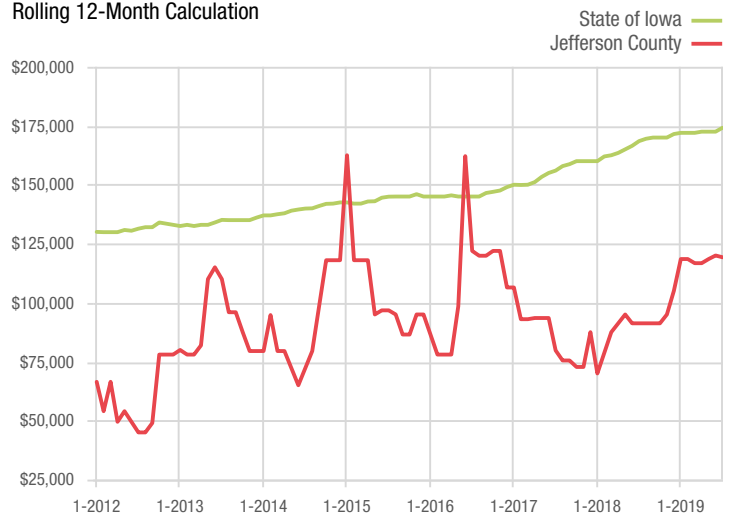
Median Sales Price - Single-Family Detached

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.