

Local Market Update – July 2019

A Research Tool Provided by Iowa Association of REALTORS®



Linn County

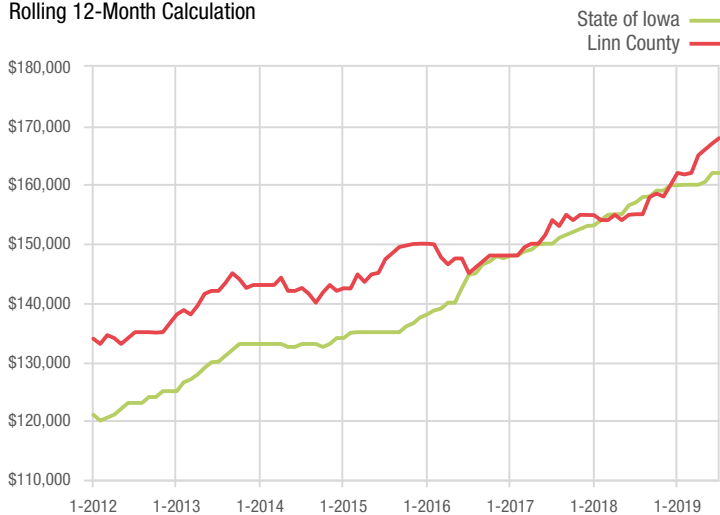
Single-Family Detached	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	402	389	- 3.2%	2,377	2,444	+ 2.8%
Pending Sales	301	309	+ 2.7%	2,025	2,031	+ 0.3%
Closed Sales	293	301	+ 2.7%	1,862	1,804	- 3.1%
Days on Market Until Sale	29	32	+ 10.3%	45	41	- 8.9%
Median Sales Price*	\$168,500	\$176,500	+ 4.7%	\$154,500	\$168,500	+ 9.1%
Average Sales Price*	\$194,930	\$211,058	+ 8.3%	\$186,789	\$197,721	+ 5.9%
Percent of List Price Received*	98.7%	99.2%	+ 0.5%	98.6%	98.8%	+ 0.2%
Inventory of Homes for Sale	600	611	+ 1.8%	—	—	—
Months Supply of Inventory	2.3	2.4	+ 4.3%	—	—	—

Townhouse-Condo	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	62	101	+ 62.9%	455	511	+ 12.3%
Pending Sales	64	67	+ 4.7%	396	411	+ 3.8%
Closed Sales	64	62	- 3.1%	358	341	- 4.7%
Days on Market Until Sale	38	47	+ 23.7%	50	61	+ 22.0%
Median Sales Price*	\$174,250	\$158,200	- 9.2%	\$154,950	\$159,900	+ 3.2%
Average Sales Price*	\$180,842	\$159,515	- 11.8%	\$162,716	\$163,751	+ 0.6%
Percent of List Price Received*	101.4%	99.8%	- 1.6%	101.0%	99.6%	- 1.4%
Inventory of Homes for Sale	135	179	+ 32.6%	—	—	—
Months Supply of Inventory	2.6	3.3	+ 26.9%	—	—	—

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

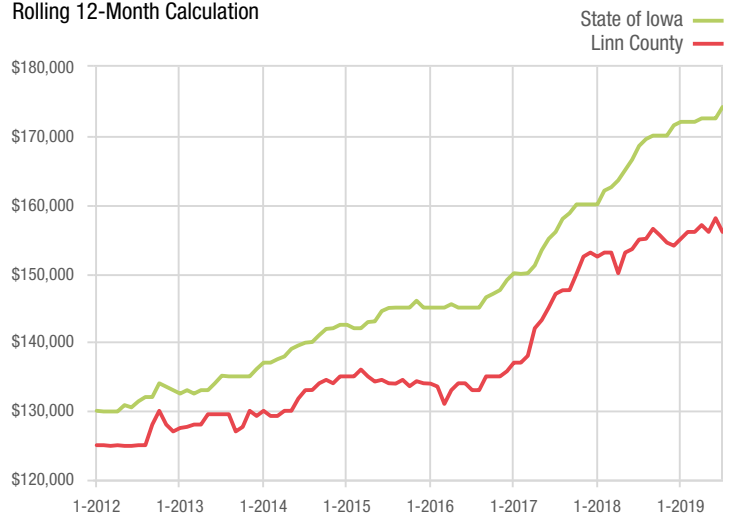
Median Sales Price - Single-Family Detached

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.