

# Local Market Update – July 2019

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

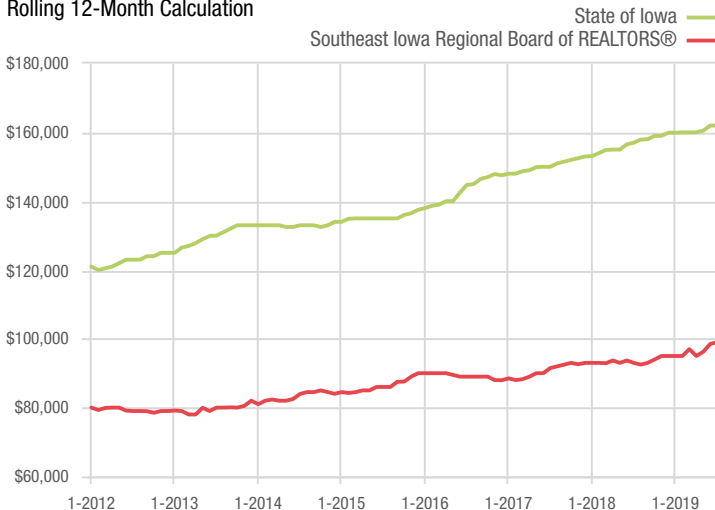
Single-Family Detached	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	308	320	+ 3.9%	1,845	1,871	+ 1.4%
Pending Sales	182	187	+ 2.7%	1,212	1,196	- 1.3%
Closed Sales	192	202	+ 5.2%	1,151	1,133	- 1.6%
Days on Market Until Sale	69	85	+ 23.2%	90	91	+ 1.1%
Median Sales Price*	\$100,000	\$99,500	- 0.5%	\$95,000	\$102,000	+ 7.4%
Average Sales Price*	\$118,771	\$119,138	+ 0.3%	\$116,419	\$118,728	+ 2.0%
Percent of List Price Received*	94.3%	94.7%	+ 0.4%	93.8%	93.8%	0.0%
Inventory of Homes for Sale	1,064	1,085	+ 2.0%	—	—	—
Months Supply of Inventory	6.4	6.3	- 1.6%	—	—	—

Townhouse-Condo	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	3	8	+ 166.7%	39	49	+ 25.6%
Pending Sales	2	9	+ 350.0%	20	31	+ 55.0%
Closed Sales	2	5	+ 150.0%	20	25	+ 25.0%
Days on Market Until Sale	227	138	- 39.2%	80	87	+ 8.8%
Median Sales Price*	\$50,500	\$116,000	+ 129.7%	\$115,500	\$125,000	+ 8.2%
Average Sales Price*	\$50,500	\$152,900	+ 202.8%	\$136,470	\$131,109	- 3.9%
Percent of List Price Received*	83.8%	94.7%	+ 13.0%	93.6%	94.8%	+ 1.3%
Inventory of Homes for Sale	27	28	+ 3.7%	—	—	—
Months Supply of Inventory	9.5	7.2	- 24.2%	—	—	—

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

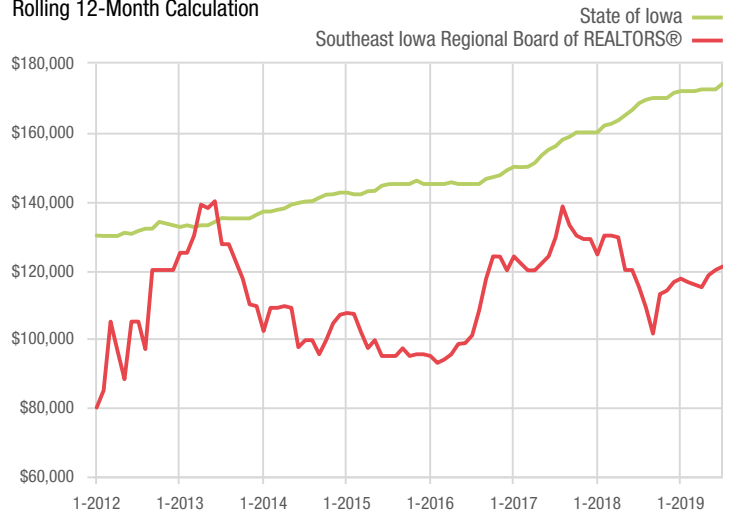
### Median Sales Price - Single-Family Detached

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