

Local Market Update – July 2019

A Research Tool Provided by Iowa Association of REALTORS®



Warren County

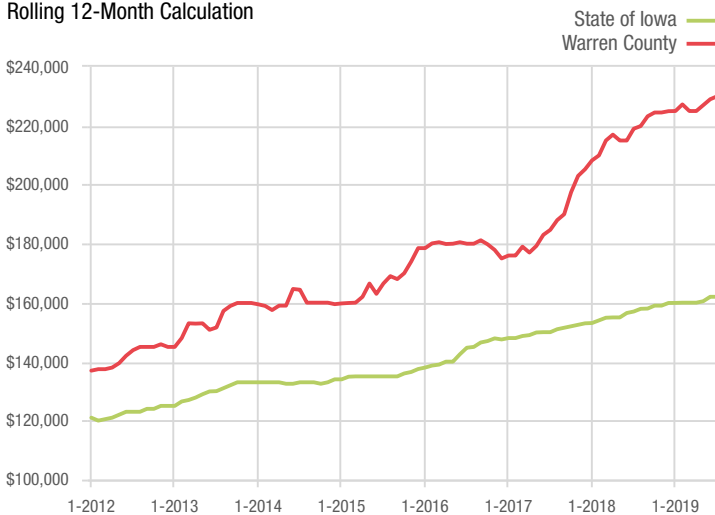
Single-Family Detached	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	88	101	+ 14.8%	601	620	+ 3.2%
Pending Sales	86	87	+ 1.2%	457	463	+ 1.3%
Closed Sales	76	77	+ 1.3%	453	444	- 2.0%
Days on Market Until Sale	51	63	+ 23.5%	89	70	- 21.3%
Median Sales Price*	\$228,000	\$244,500	+ 7.2%	\$217,000	\$230,000	+ 6.0%
Average Sales Price*	\$243,525	\$261,623	+ 7.4%	\$239,056	\$255,235	+ 6.8%
Percent of List Price Received*	99.3%	98.5%	- 0.8%	99.0%	98.0%	- 1.0%
Inventory of Homes for Sale	335	330	- 1.5%	—	—	—
Months Supply of Inventory	5.0	5.2	+ 4.0%	—	—	—

Townhouse-Condo	July			Year to Date		
	2018	2019	% Change	Thru 7-2018	Thru 7-2019	% Change
New Listings	5	8	+ 60.0%	77	90	+ 16.9%
Pending Sales	13	7	- 46.2%	88	77	- 12.5%
Closed Sales	16	10	- 37.5%	88	81	- 8.0%
Days on Market Until Sale	146	226	+ 54.8%	184	187	+ 1.6%
Median Sales Price*	\$186,200	\$204,250	+ 9.7%	\$191,905	\$185,000	- 3.6%
Average Sales Price*	\$194,117	\$203,958	+ 5.1%	\$210,815	\$197,027	- 6.5%
Percent of List Price Received*	100.9%	101.1%	+ 0.2%	100.2%	99.9%	- 0.3%
Inventory of Homes for Sale	64	74	+ 15.6%	—	—	—
Months Supply of Inventory	5.6	7.5	+ 33.9%	—	—	—

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

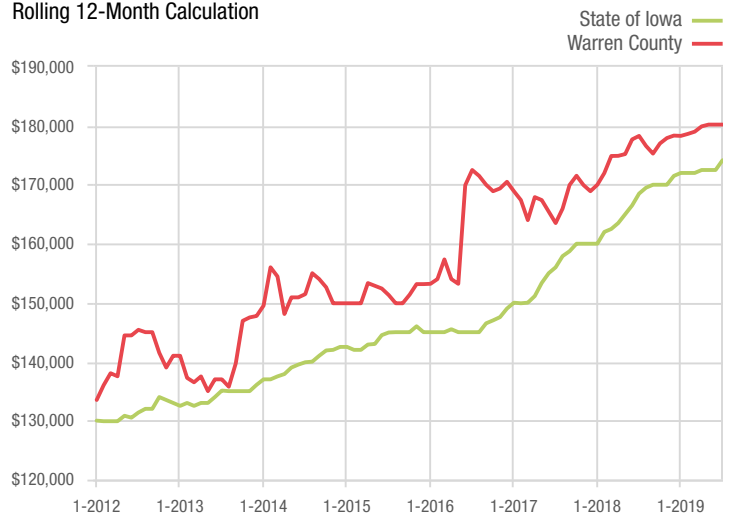
Median Sales Price - Single-Family Detached

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.