Local Market Update – September 2019

A Research Tool Provided by Iowa Association of REALTORS®

Iowa Association of REALTORS®
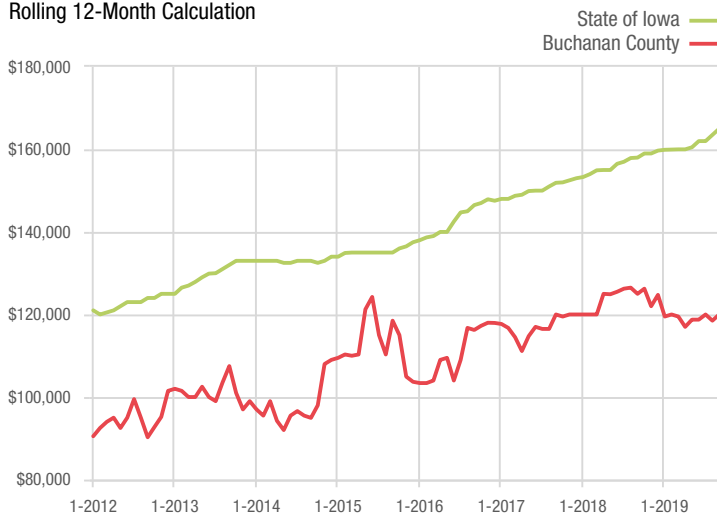
Buchanan County

Single-Family Detached

Key Metrics	September 2018	September 2019	September % Change	Year to Date Thru 9-2018	Year to Date Thru 9-2019	Year to Date % Change
New Listings	24	30	+ 25.0%	204	236	+ 15.7%
Pending Sales	11	25	+ 127.3%	133	181	+ 36.1%
Closed Sales	17	13	- 23.5%	129	154	+ 19.4%
Days on Market Until Sale	29	87	+ 200.0%	70	85	+ 21.4%
Median Sales Price*	$118,000	$158,000	+ 33.9%	$138,000	$124,950	- 9.5%
Average Sales Price*	$144,888	$169,165	+ 16.8%	$148,463	$143,286	- 3.5%
Percent of List Price Received*	98.9%	98.8%	- 0.1%	97.2%	95.4%	- 1.9%
Inventory of Homes for Sale	88	70	- 20.5%	—	—	—
Months Supply of Inventory	6.3	3.9	- 38.1%	—	—	—

Townhouse-Condo

Key Metrics	September 2018	September 2019	September % Change	Year to Date Thru 9-2018	Year to Date Thru 9-2019	Year to Date % Change
New Listings	0	1	—	3	5	+ 66.7%
Pending Sales	0	1	—	3	4	+ 33.3%
Closed Sales	0	0	0.0%	4	3	- 25.0%
Days on Market Until Sale	—	—	—	69	26	- 62.3%
Median Sales Price*	—	—	—	$151,000	$160,000	+ 6.0%
Average Sales Price*	—	—	—	$154,250	$149,667	- 3.0%
Percent of List Price Received*	—	—	—	98.0%	96.3%	- 1.7%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.8	—	—	—	—	—

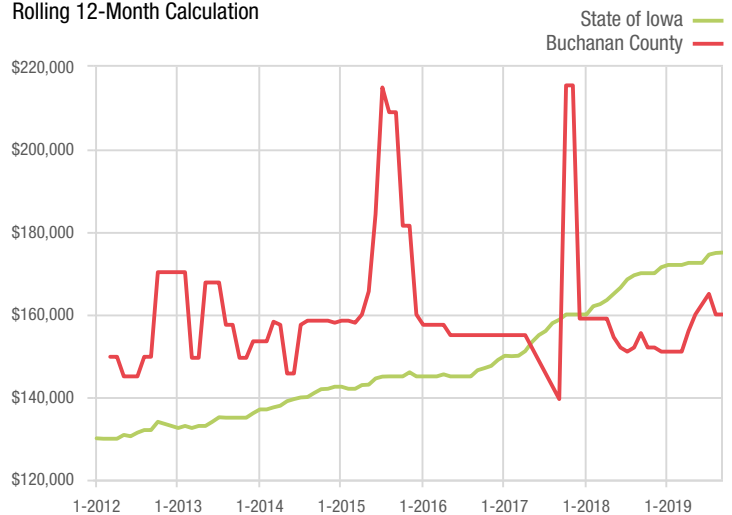* Does not account for seller concessions; % Change may be extreme due to small sample size.

Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

State of Iowa
Buchanan County

Median Sales Price - Townhouse-Condo
Rolling 12-Month Calculation

State of Iowa
Buchanan County

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.