

Local Market Update – September 2019

A Research Tool Provided by Iowa Association of REALTORS®



Polk County

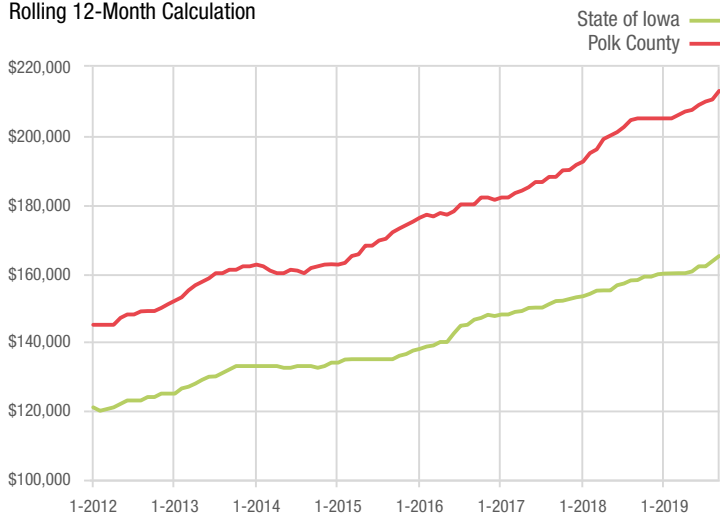
Single-Family Detached	September			Year to Date		
	2018	2019	% Change	Thru 9-2018	Thru 9-2019	% Change
New Listings	771	810	+ 5.1%	7,325	7,525	+ 2.7%
Pending Sales	560	648	+ 15.7%	5,789	5,635	- 2.7%
Closed Sales	558	621	+ 11.3%	5,744	5,507	- 4.1%
Days on Market Until Sale	46	47	+ 2.2%	60	51	- 15.0%
Median Sales Price*	\$199,900	\$222,500	+ 11.3%	\$207,000	\$216,000	+ 4.3%
Average Sales Price*	\$218,304	\$239,918	+ 9.9%	\$221,464	\$232,980	+ 5.2%
Percent of List Price Received*	98.7%	98.4%	- 0.3%	98.9%	98.6%	- 0.3%
Inventory of Homes for Sale	2,537	2,668	+ 5.2%	—	—	—
Months Supply of Inventory	4.1	4.4	+ 7.3%	—	—	—

Townhouse-Condo	September			Year to Date		
	2018	2019	% Change	Thru 9-2018	Thru 9-2019	% Change
New Listings	168	143	- 14.9%	1,347	1,338	- 0.7%
Pending Sales	93	109	+ 17.2%	1,087	1,024	- 5.8%
Closed Sales	89	112	+ 25.8%	1,094	998	- 8.8%
Days on Market Until Sale	89	50	- 43.8%	76	56	- 26.3%
Median Sales Price*	\$174,000	\$176,700	+ 1.6%	\$157,250	\$170,000	+ 8.1%
Average Sales Price*	\$196,876	\$198,685	+ 0.9%	\$177,770	\$189,488	+ 6.6%
Percent of List Price Received*	100.0%	98.6%	- 1.4%	98.8%	98.7%	- 0.1%
Inventory of Homes for Sale	526	536	+ 1.9%	—	—	—
Months Supply of Inventory	4.4	4.7	+ 6.8%	—	—	—

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

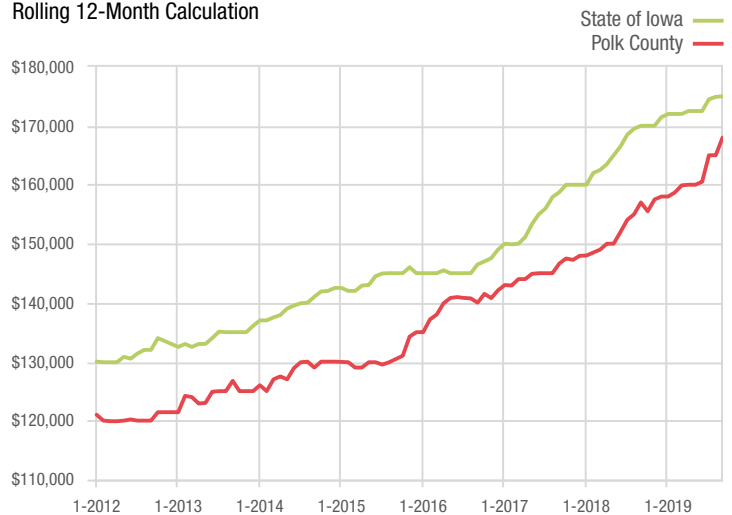
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.