

# Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



## Cedar County

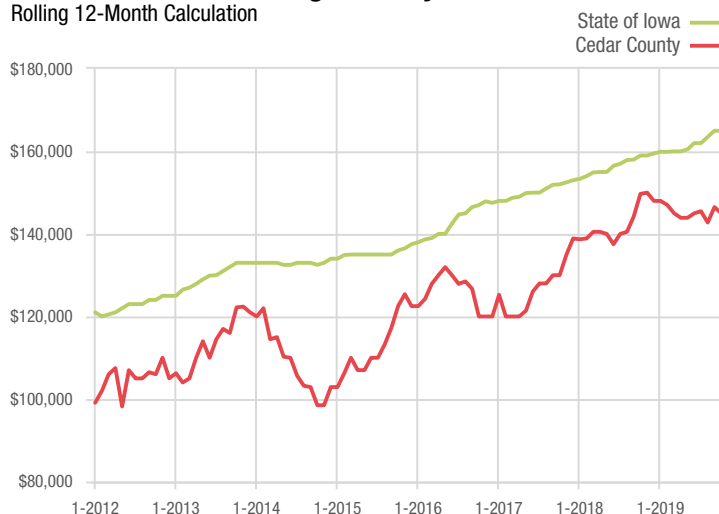
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	22	34	+ 54.5%	269	297	+ 10.4%
Pending Sales	21	16	- 23.8%	184	223	+ 21.2%
Closed Sales	18	12	- 33.3%	151	185	+ 22.5%
Days on Market Until Sale	60	34	- 43.3%	76	62	- 18.4%
Median Sales Price*	\$190,063	\$146,500	- 22.9%	\$148,000	\$145,000	- 2.0%
Average Sales Price*	\$187,655	\$138,075	- 26.4%	\$163,156	\$163,854	+ 0.4%
Percent of List Price Received*	97.8%	96.7%	- 1.1%	95.9%	95.6%	- 0.3%
Inventory of Homes for Sale	92	84	- 8.7%	—	—	—
Months Supply of Inventory	5.3	4.1	- 22.6%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	2	4	+ 100.0%	38	36	- 5.3%
Pending Sales	2	1	- 50.0%	22	15	- 31.8%
Closed Sales	2	1	- 50.0%	19	14	- 26.3%
Days on Market Until Sale	61	31	- 49.2%	92	68	- 26.1%
Median Sales Price*	\$130,250	\$170,000	+ 30.5%	\$184,900	\$126,500	- 31.6%
Average Sales Price*	\$130,250	\$170,000	+ 30.5%	\$174,120	\$152,707	- 12.3%
Percent of List Price Received*	91.0%	101.3%	+ 11.3%	99.4%	98.8%	- 0.6%
Inventory of Homes for Sale	13	17	+ 30.8%	—	—	—
Months Supply of Inventory	5.7	8.1	+ 42.1%	—	—	—

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

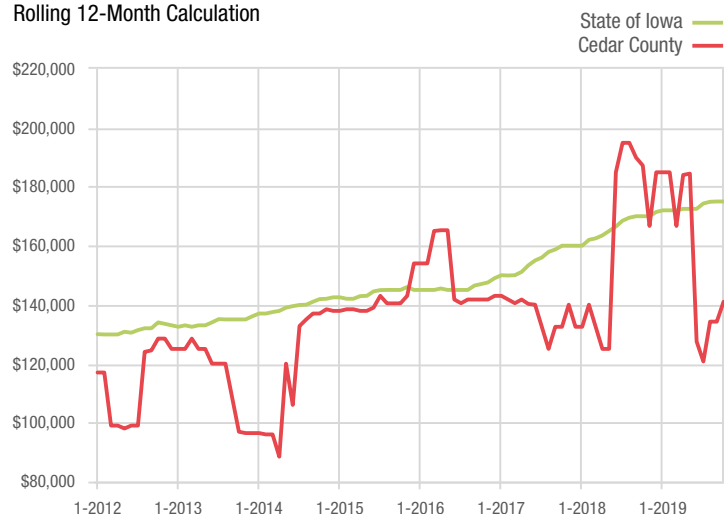
### Median Sales Price - Single-Family Detached

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.