

Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



Cherokee County

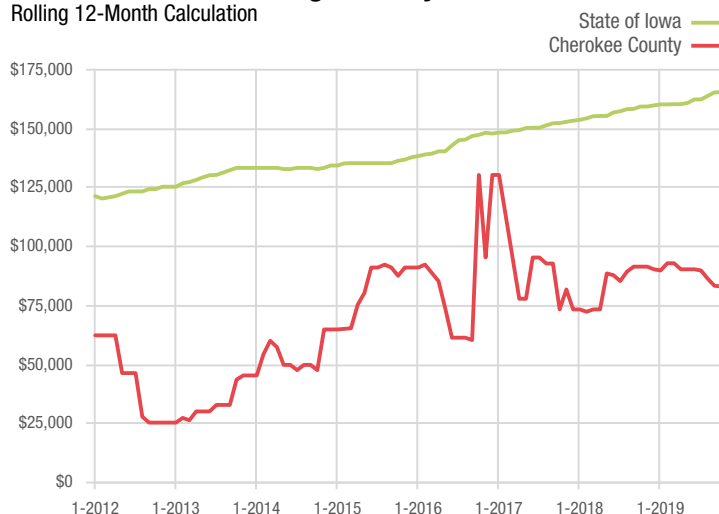
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	13	14	+ 7.7%	136	170	+ 25.0%
Pending Sales	21	13	- 38.1%	82	146	+ 78.0%
Closed Sales	9	14	+ 55.6%	65	139	+ 113.8%
Days on Market Until Sale	75	57	- 24.0%	107	112	+ 4.7%
Median Sales Price*	\$79,000	\$80,250	+ 1.6%	\$92,575	\$83,000	- 10.3%
Average Sales Price*	\$104,111	\$88,896	- 14.6%	\$106,844	\$102,044	- 4.5%
Percent of List Price Received*	94.1%	91.5%	- 2.8%	93.6%	93.0%	- 0.6%
Inventory of Homes for Sale	71	66	- 7.0%	—	—	—
Months Supply of Inventory	9.4	5.1	- 45.7%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	0	0	0.0%	5	3	- 40.0%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	3	2	- 33.3%
Days on Market Until Sale	—	—	—	57	27	- 52.6%
Median Sales Price*	—	—	—	\$154,900	\$85,500	- 44.8%
Average Sales Price*	—	—	—	\$124,133	\$85,500	- 31.1%
Percent of List Price Received*	—	—	—	98.5%	94.6%	- 4.0%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.3	2.0	+ 53.8%	—	—	—

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

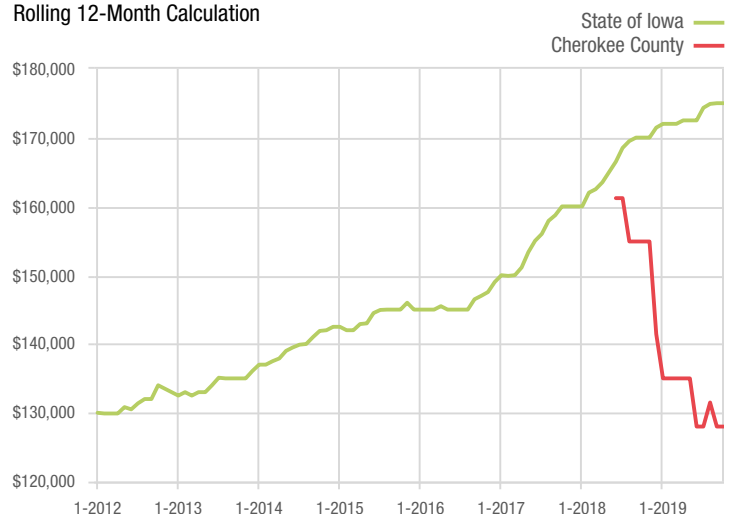
Median Sales Price - Single-Family Detached

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.