

# Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



## Marshall County

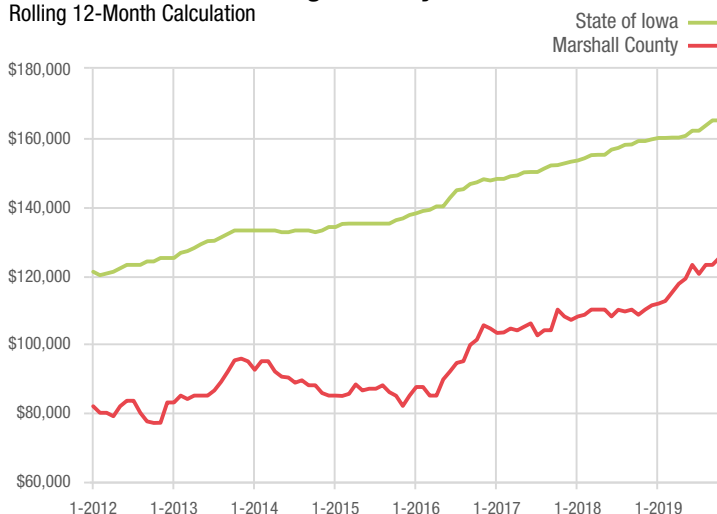
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	45	57	+ 26.7%	463	480	+ 3.7%
Pending Sales	22	34	+ 54.5%	395	432	+ 9.4%
Closed Sales	52	57	+ 9.6%	386	410	+ 6.2%
Days on Market Until Sale	48	25	- 47.9%	43	44	+ 2.3%
Median Sales Price*	\$113,000	\$132,000	+ 16.8%	\$110,000	\$125,000	+ 13.6%
Average Sales Price*	\$127,518	\$144,977	+ 13.7%	\$120,942	\$134,671	+ 11.4%
Percent of List Price Received*	96.3%	98.0%	+ 1.8%	95.9%	96.7%	+ 0.8%
Inventory of Homes for Sale	97	98	+ 1.0%	—	—	—
Months Supply of Inventory	2.6	2.4	- 7.7%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	1	5	+ 400.0%	23	20	- 13.0%
Pending Sales	0	2	—	19	18	- 5.3%
Closed Sales	0	1	—	17	15	- 11.8%
Days on Market Until Sale	—	24	—	80	54	- 32.5%
Median Sales Price*	—	\$235,000	—	\$113,000	\$132,000	+ 16.8%
Average Sales Price*	—	\$235,000	—	\$135,924	\$168,667	+ 24.1%
Percent of List Price Received*	—	98.0%	—	97.1%	96.3%	- 0.8%
Inventory of Homes for Sale	9	6	- 33.3%	—	—	—
Months Supply of Inventory	3.4	2.7	- 20.6%	—	—	—

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

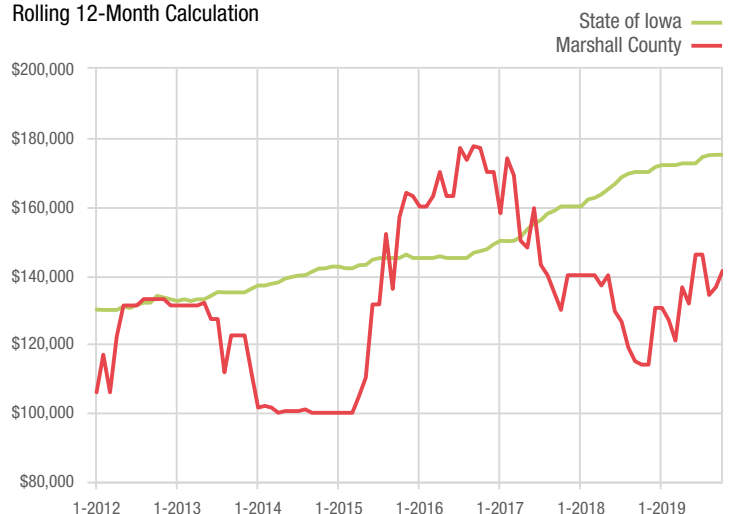
### Median Sales Price - Single-Family Detached

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.