

Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



Muscatine County

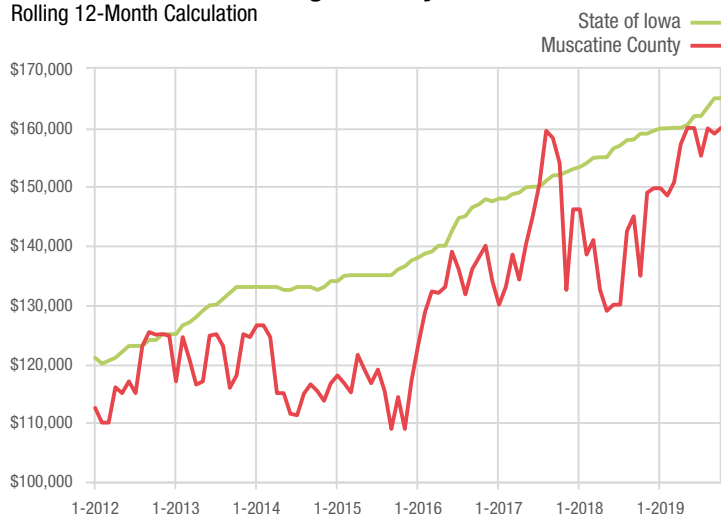
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	58	53	- 8.6%	570	516	- 9.5%
Pending Sales	43	33	- 23.3%	401	427	+ 6.5%
Closed Sales	13	13	0.0%	63	108	+ 71.4%
Days on Market Until Sale	61	20	- 67.2%	45	68	+ 51.1%
Median Sales Price*	\$134,900	\$153,000	+ 13.4%	\$147,000	\$154,000	+ 4.8%
Average Sales Price*	\$138,392	\$177,363	+ 28.2%	\$152,261	\$174,201	+ 14.4%
Percent of List Price Received*	97.8%	96.1%	- 1.7%	96.3%	96.1%	- 0.2%
Inventory of Homes for Sale	161	133	- 17.4%	—	—	—
Months Supply of Inventory	4.2	3.3	- 21.4%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	1	0	- 100.0%	26	18	- 30.8%
Pending Sales	1	0	- 100.0%	22	16	- 27.3%
Closed Sales	1	0	- 100.0%	7	5	- 28.6%
Days on Market Until Sale	7	—	—	41	107	+ 161.0%
Median Sales Price*	\$68,500	—	—	\$156,000	\$232,900	+ 49.3%
Average Sales Price*	\$68,500	—	—	\$160,832	\$214,560	+ 33.4%
Percent of List Price Received*	100.0%	—	—	98.7%	101.8%	+ 3.1%
Inventory of Homes for Sale	8	6	- 25.0%	—	—	—
Months Supply of Inventory	3.7	2.8	- 24.3%	—	—	—

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

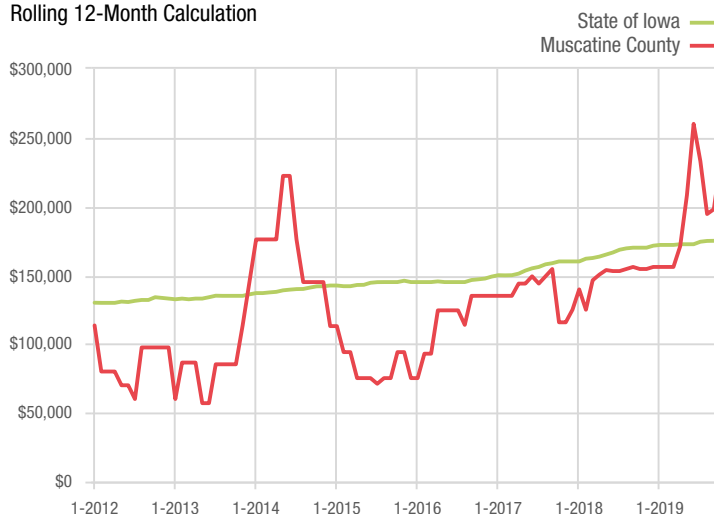
Median Sales Price - Single-Family Detached

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.