

Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



Osceola County

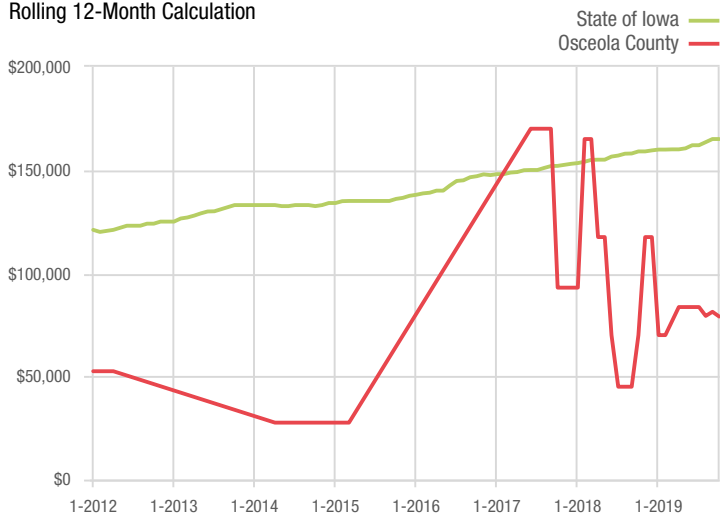
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	0	3	—	5	26	+ 420.0%
Pending Sales	0	2	—	4	17	+ 325.0%
Closed Sales	0	1	—	3	18	+ 500.0%
Days on Market Until Sale	—	13	—	152	53	- 65.1%
Median Sales Price*	—	\$42,000	—	\$70,000	\$77,000	+ 10.0%
Average Sales Price*	—	\$42,000	—	\$85,000	\$89,756	+ 5.6%
Percent of List Price Received*	—	84.1%	—	102.2%	92.1%	- 9.9%
Inventory of Homes for Sale	1	8	+ 700.0%	—	—	—
Months Supply of Inventory	1.0	4.2	+ 320.0%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	0	0	0.0%	4	3	- 25.0%
Pending Sales	0	0	0.0%	3	1	- 66.7%
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	—	—	—	31	70	+ 125.8%
Median Sales Price*	—	—	—	\$61,250	\$100,000	+ 63.3%
Average Sales Price*	—	—	—	\$61,250	\$100,000	+ 63.3%
Percent of List Price Received*	—	—	—	94.2%	90.9%	- 3.5%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.7	1.0	+ 42.9%	—	—	—

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

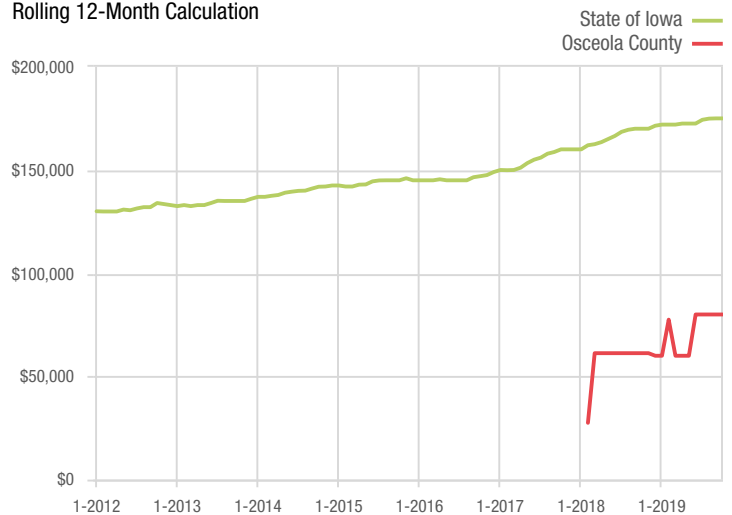
Median Sales Price - Single-Family Detached

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.