

# Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



## Southeast Iowa Regional Board of REALTORS®

Includes Appanoose, Clarke (East of I-35), Davis, Decatur (East of I-35), Des Moines, Henry, Jefferson, Lee, Lucas, Mahaska, Monroe, Van Buren, Wapello and Wayne Counties

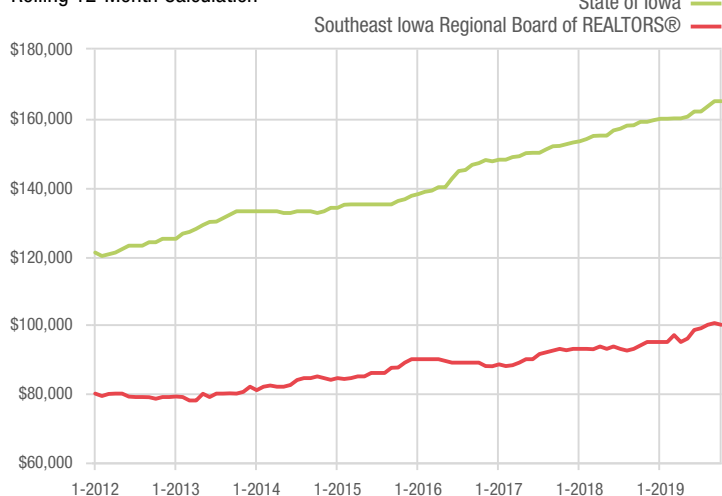
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	267	248	- 7.1%	2,674	2,753	+ 3.0%
Pending Sales	212	192	- 9.4%	1,806	1,832	+ 1.4%
Closed Sales	197	237	+ 20.3%	1,738	1,800	+ 3.6%
Days on Market Until Sale	83	76	- 8.4%	88	88	0.0%
Median Sales Price*	\$97,000	\$89,500	- 7.7%	\$96,000	\$102,250	+ 6.5%
Average Sales Price*	\$119,711	\$111,801	- 6.6%	\$116,802	\$120,125	+ 2.8%
Percent of List Price Received*	94.0%	93.8%	- 0.2%	93.9%	93.9%	0.0%
Inventory of Homes for Sale	1,073	1,058	- 1.4%	—	—	—
Months Supply of Inventory	6.2	6.0	- 3.2%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	4	4	0.0%	52	65	+ 25.0%
Pending Sales	2	7	+ 250.0%	29	46	+ 58.6%
Closed Sales	3	8	+ 166.7%	27	45	+ 66.7%
Days on Market Until Sale	59	126	+ 113.6%	99	100	+ 1.0%
Median Sales Price*	\$297,500	\$142,650	- 52.1%	\$116,000	\$130,000	+ 12.1%
Average Sales Price*	\$264,167	\$158,788	- 39.9%	\$140,367	\$138,378	- 1.4%
Percent of List Price Received*	97.6%	93.9%	- 3.8%	93.7%	95.1%	+ 1.5%
Inventory of Homes for Sale	24	19	- 20.8%	—	—	—
Months Supply of Inventory	8.5	4.3	- 49.4%	—	—	—

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

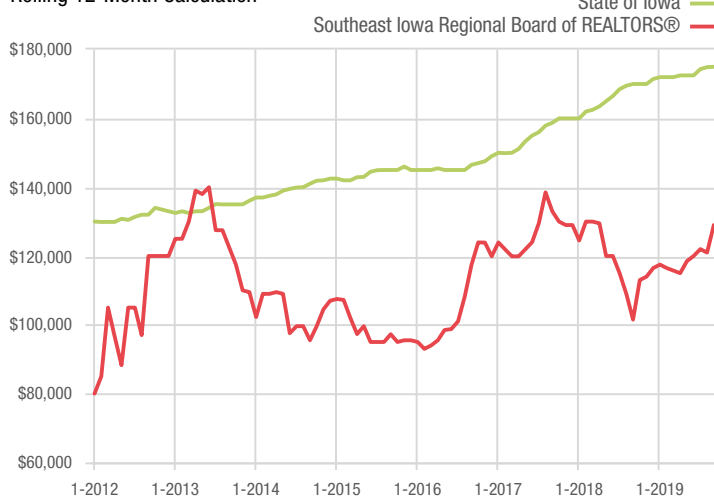
### Median Sales Price - Single-Family Detached

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.

Current as of November 15, 2019. All data from the multiple listing services in the state of Iowa. | Report © 2019 ShowingTime.