

Local Market Update – October 2019

A Research Tool Provided by Iowa Association of REALTORS®



Third Congressional District

Includes Adair, Adams, Cass, Dallas, Fremont, Guthrie, Madison, Mills, Montgomery, Page, Polk, Pottawattamie, Ringgold, Taylor, Union and Warren Counties

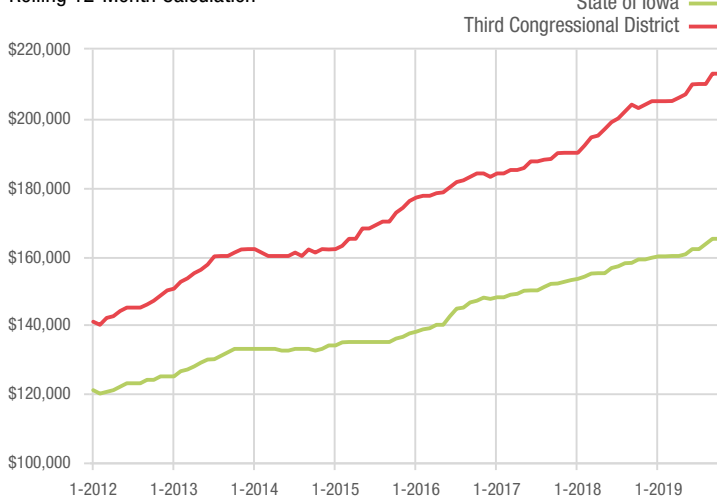
Single-Family Detached	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	1,307	1,367	+ 4.6%	13,990	14,070	+ 0.6%
Pending Sales	996	1,016	+ 2.0%	10,670	10,504	- 1.6%
Closed Sales	1,012	1,046	+ 3.4%	10,547	10,351	- 1.9%
Days on Market Until Sale	47	51	+ 8.5%	65	59	- 9.2%
Median Sales Price*	\$195,000	\$196,500	+ 0.8%	\$206,000	\$215,000	+ 4.4%
Average Sales Price*	\$218,049	\$226,079	+ 3.7%	\$223,898	\$234,918	+ 4.9%
Percent of List Price Received*	98.1%	98.1%	0.0%	98.5%	98.2%	- 0.3%
Inventory of Homes for Sale	4,652	4,529	- 2.6%	—	—	—
Months Supply of Inventory	4.5	4.4	- 2.2%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2018	2019	% Change	Thru 10-2018	Thru 10-2019	% Change
New Listings	203	223	+ 9.9%	2,290	2,352	+ 2.7%
Pending Sales	207	201	- 2.9%	1,896	1,814	- 4.3%
Closed Sales	212	185	- 12.7%	1,903	1,750	- 8.0%
Days on Market Until Sale	54	62	+ 14.8%	76	68	- 10.5%
Median Sales Price*	\$160,000	\$178,000	+ 11.3%	\$163,250	\$176,800	+ 8.3%
Average Sales Price*	\$183,927	\$199,870	+ 8.7%	\$184,091	\$193,627	+ 5.2%
Percent of List Price Received*	99.1%	99.0%	- 0.1%	99.0%	98.9%	- 0.1%
Inventory of Homes for Sale	827	841	+ 1.7%	—	—	—
Months Supply of Inventory	4.5	4.8	+ 6.7%	—	—	—

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

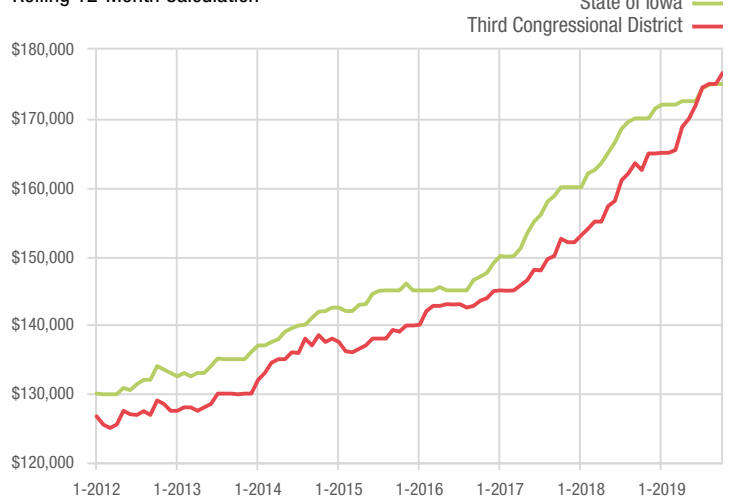
Median Sales Price - Single-Family Detached

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.