

# Local Market Update – December 2019

A Research Tool Provided by Iowa Association of REALTORS®



## Cherokee County

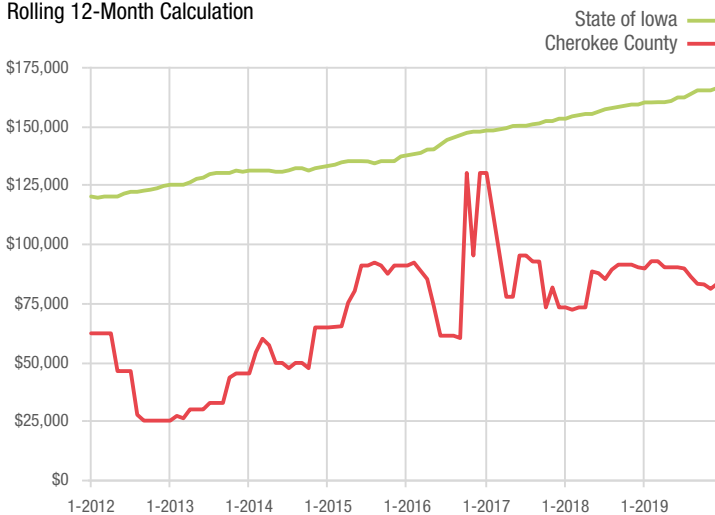
Single-Family Detached	December			Year to Date		
	2018	2019	% Change	Thru 12-2018	Thru 12-2019	% Change
New Listings	6	15	+ 150.0%	157	188	+ 19.7%
Pending Sales	5	6	+ 20.0%	91	161	+ 76.9%
Closed Sales	5	7	+ 40.0%	86	158	+ 83.7%
Days on Market Until Sale	186	137	- 26.3%	119	113	- 5.0%
Median Sales Price*	\$65,000	\$126,000	+ 93.8%	\$90,000	\$83,000	- 7.8%
Average Sales Price*	\$68,200	\$127,714	+ 87.3%	\$103,685	\$102,055	- 1.6%
Percent of List Price Received*	96.3%	95.6%	- 0.7%	93.5%	93.0%	- 0.5%
Inventory of Homes for Sale	78	54	- 30.8%	—	—	—
Months Supply of Inventory	10.3	4.0	- 61.2%	—	—	—

Townhouse-Condo	December			Year to Date		
	2018	2019	% Change	Thru 12-2018	Thru 12-2019	% Change
New Listings	0	0	0.0%	7	3	- 57.1%
Pending Sales	2	0	- 100.0%	5	1	- 80.0%
Closed Sales	1	0	- 100.0%	4	2	- 50.0%
Days on Market Until Sale	44	—	—	54	27	- 50.0%
Median Sales Price*	\$128,000	—	—	\$141,450	\$85,500	- 39.6%
Average Sales Price*	\$128,000	—	—	\$125,100	\$85,500	- 31.7%
Percent of List Price Received*	98.5%	—	—	98.5%	94.6%	- 4.0%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.2	3.0	+ 150.0%	—	—	—

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

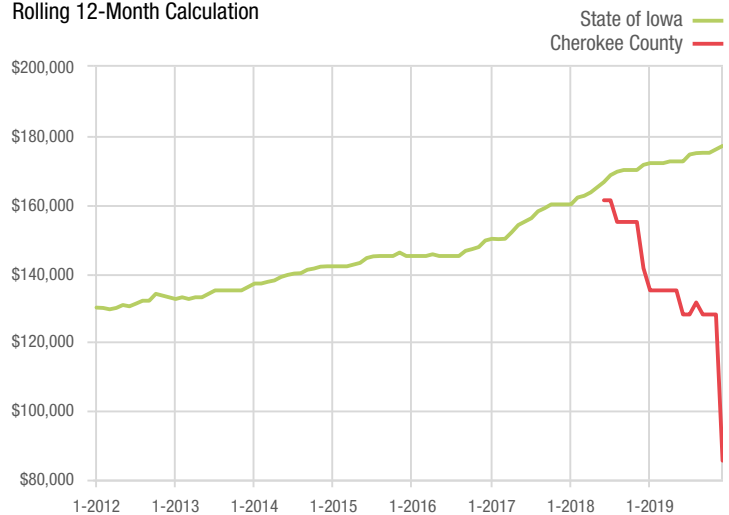
### Median Sales Price - Single-Family Detached

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.