

# Local Market Update – December 2019

A Research Tool Provided by Iowa Association of REALTORS®



## Pottawattamie County

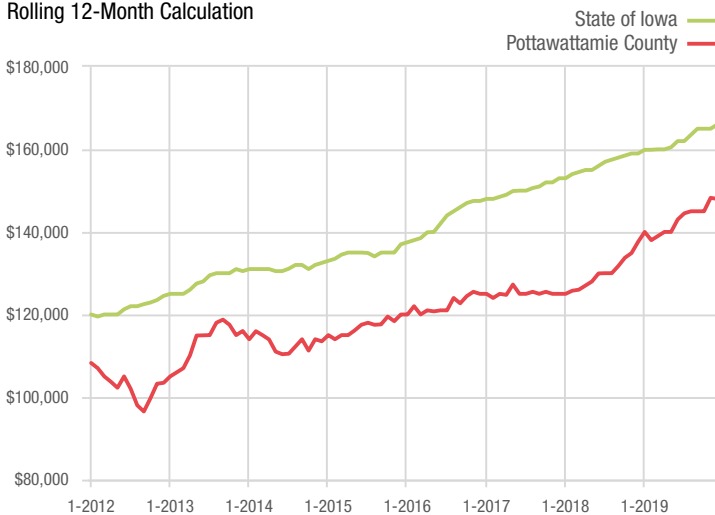
Single-Family Detached	December			Year to Date		
	2018	2019	% Change	Thru 12-2018	Thru 12-2019	% Change
New Listings	53	66	+ 24.5%	1,467	1,470	+ 0.2%
Pending Sales	61	41	- 32.8%	1,179	1,169	- 0.8%
Closed Sales	75	85	+ 13.3%	1,151	1,209	+ 5.0%
Days on Market Until Sale	27	32	+ 18.5%	31	30	- 3.2%
Median Sales Price*	\$160,000	\$148,500	- 7.2%	\$137,600	\$148,000	+ 7.6%
Average Sales Price*	\$186,989	\$177,636	- 5.0%	\$159,362	\$179,066	+ 12.4%
Percent of List Price Received*	98.2%	98.0%	- 0.2%	98.0%	98.2%	+ 0.2%
Inventory of Homes for Sale	163	176	+ 8.0%	—	—	—
Months Supply of Inventory	1.7	1.8	+ 5.9%	—	—	—

Townhouse-Condo	December			Year to Date		
	2018	2019	% Change	Thru 12-2018	Thru 12-2019	% Change
New Listings	1	2	+ 100.0%	69	81	+ 17.4%
Pending Sales	3	2	- 33.3%	44	63	+ 43.2%
Closed Sales	0	2	—	43	61	+ 41.9%
Days on Market Until Sale	—	4	—	42	32	- 23.8%
Median Sales Price*	—	\$216,250	—	\$166,000	\$205,000	+ 23.5%
Average Sales Price*	—	\$216,250	—	\$183,206	\$207,102	+ 13.0%
Percent of List Price Received*	—	97.6%	—	98.6%	99.0%	+ 0.4%
Inventory of Homes for Sale	24	10	- 58.3%	—	—	—
Months Supply of Inventory	6.0	1.9	- 68.3%	—	—	—

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

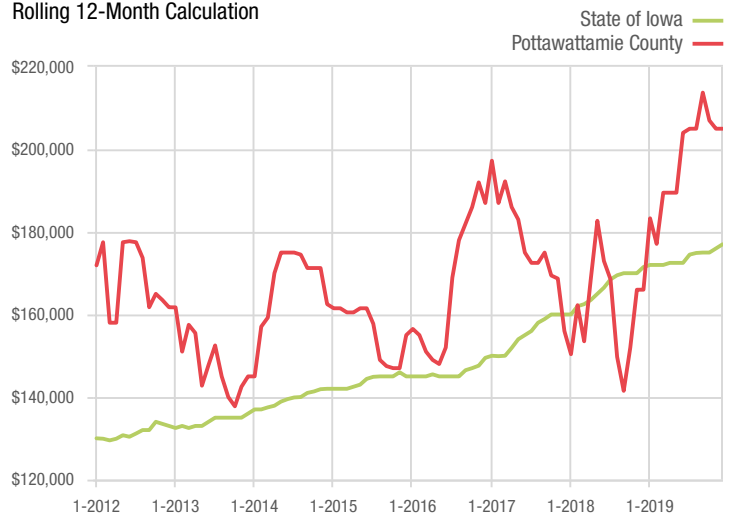
### Median Sales Price - Single-Family Detached

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.