

Local Market Update – December 2019

A Research Tool Provided by Iowa Association of REALTORS®



Wapello County

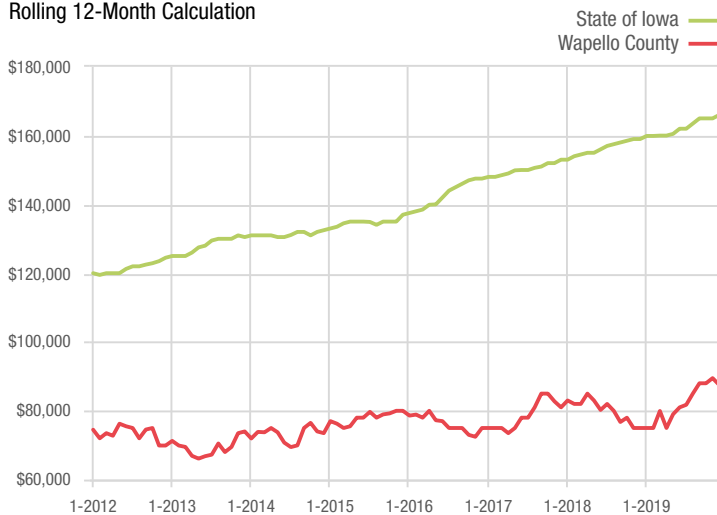
| Single-Family Detached | December | | | Year to Date | | |
|---------------------------------|----------|----------|----------|--------------|--------------|----------|
| | 2018 | 2019 | % Change | Thru 12-2018 | Thru 12-2019 | % Change |
| New Listings | 18 | 19 | + 5.6% | 474 | 493 | + 4.0% |
| Pending Sales | 16 | 19 | + 18.8% | 340 | 351 | + 3.2% |
| Closed Sales | 34 | 27 | - 20.6% | 358 | 344 | - 3.9% |
| Days on Market Until Sale | 107 | 54 | - 49.5% | 87 | 75 | - 13.8% |
| Median Sales Price* | \$84,000 | \$63,800 | - 24.0% | \$75,000 | \$87,525 | + 16.7% |
| Average Sales Price* | \$92,222 | \$73,319 | - 20.5% | \$97,710 | \$104,523 | + 7.0% |
| Percent of List Price Received* | 92.4% | 95.2% | + 3.0% | 93.4% | 94.4% | + 1.1% |
| Inventory of Homes for Sale | 131 | 121 | - 7.6% | — | — | — |
| Months Supply of Inventory | 4.6 | 4.1 | - 10.9% | — | — | — |

| Townhouse-Condo | December | | | Year to Date | | |
|---------------------------------|----------|------|----------|--------------|--------------|----------|
| | 2018 | 2019 | % Change | Thru 12-2018 | Thru 12-2019 | % Change |
| New Listings | 0 | 0 | 0.0% | 9 | 6 | - 33.3% |
| Pending Sales | 0 | 0 | 0.0% | 4 | 6 | + 50.0% |
| Closed Sales | 0 | 0 | 0.0% | 4 | 6 | + 50.0% |
| Days on Market Until Sale | — | — | — | 149 | 155 | + 4.0% |
| Median Sales Price* | — | — | — | \$59,250 | \$56,250 | - 5.1% |
| Average Sales Price* | — | — | — | \$59,625 | \$57,500 | - 3.6% |
| Percent of List Price Received* | — | — | — | 92.0% | 91.3% | - 0.8% |
| Inventory of Homes for Sale | 6 | 1 | - 83.3% | — | — | — |
| Months Supply of Inventory | 4.5 | 0.7 | - 84.4% | — | — | — |

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

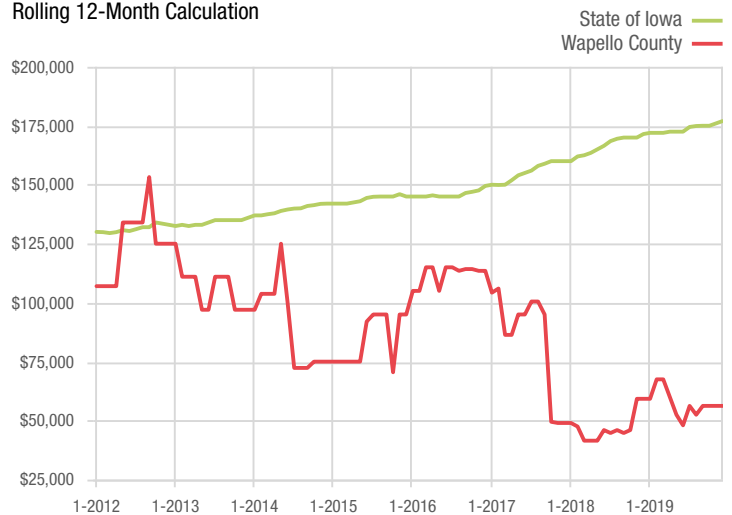
Median Sales Price - Single-Family Detached

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.