

# Local Market Update – May 2021

A Research Tool Provided by Iowa Association of REALTORS®



## Wapello County

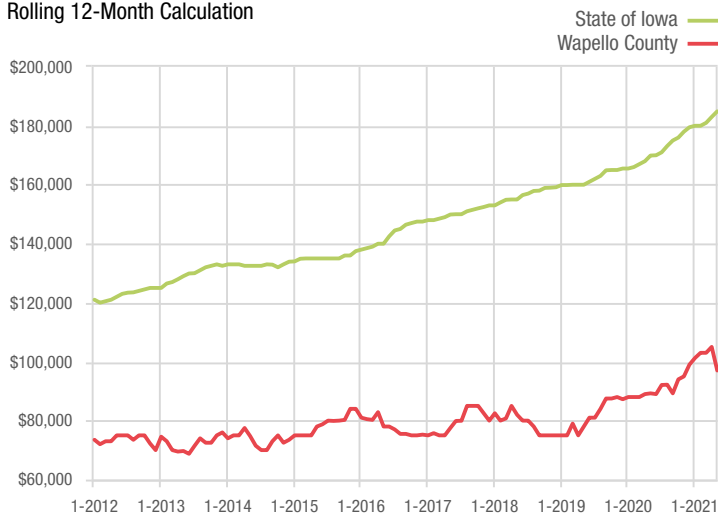
Single-Family Detached	May			Year to Date		
	2020	2021	% Change	Thru 5-2020	Thru 5-2021	% Change
<b>Key Metrics</b>						
New Listings	32	<b>38</b>	+ 18.8%	154	<b>156</b>	+ 1.3%
Pending Sales	40	<b>38</b>	- 5.0%	147	<b>146</b>	- 0.7%
Closed Sales	28	<b>42</b>	+ 50.0%	115	<b>138</b>	+ 20.0%
Days on Market Until Sale	69	<b>44</b>	- 36.2%	88	<b>50</b>	- 43.2%
Median Sales Price*	\$105,000	<b>\$69,500</b>	- 33.8%	\$99,000	<b>\$90,250</b>	- 8.8%
Average Sales Price*	\$117,384	<b>\$88,399</b>	- 24.7%	\$114,901	<b>\$113,474</b>	- 1.2%
Percent of List Price Received*	91.9%	<b>96.0%</b>	+ 4.5%	93.0%	<b>94.8%</b>	+ 1.9%
Inventory of Homes for Sale	94	<b>42</b>	- 55.3%	—	—	—
Months Supply of Inventory	3.1	<b>1.3</b>	- 58.1%	—	—	—

Townhouse-Condo	May			Year to Date		
	2020	2021	% Change	Thru 5-2020	Thru 5-2021	% Change
<b>Key Metrics</b>						
New Listings	0	<b>1</b>	—	0	<b>2</b>	—
Pending Sales	0	<b>1</b>	—	0	<b>2</b>	—
Closed Sales	0	<b>0</b>	0.0%	0	<b>1</b>	—
Days on Market Until Sale	—	—	—	—	<b>4</b>	—
Median Sales Price*	—	—	—	—	<b>\$134,000</b>	—
Average Sales Price*	—	—	—	—	<b>\$134,000</b>	—
Percent of List Price Received*	—	—	—	—	<b>100.0%</b>	—
Inventory of Homes for Sale	0	<b>0</b>	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

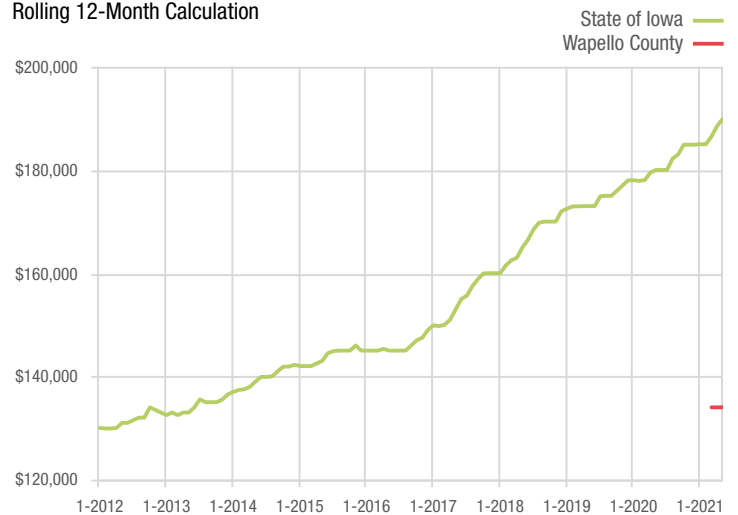
### Median Sales Price - Single-Family Detached

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.