

# Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



## Cedar Rapids Area Association of REALTORS®

Includes Linn County

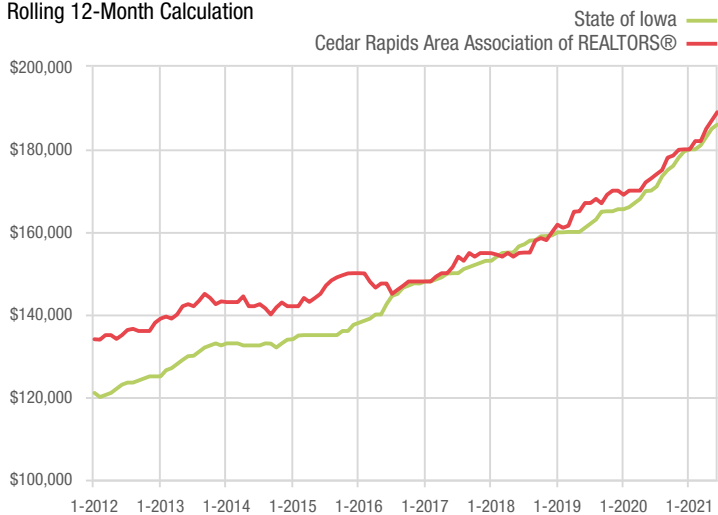
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	377	411	+ 9.0%	1,882	1,831	- 2.7%
Pending Sales	368	340	- 7.6%	1,799	1,726	- 4.1%
Closed Sales	339	340	+ 0.3%	1,498	1,388	- 7.3%
Days on Market Until Sale	29	10	- 65.5%	44	22	- 50.0%
Median Sales Price*	\$184,000	\$195,656	+ 6.3%	\$172,000	\$190,000	+ 10.5%
Average Sales Price*	\$204,054	\$236,349	+ 15.8%	\$204,814	\$227,596	+ 11.1%
Percent of List Price Received*	99.1%	102.9%	+ 3.8%	98.5%	101.1%	+ 2.6%
Inventory of Homes for Sale	356	224	- 37.1%	—	—	—
Months Supply of Inventory	1.3	0.8	- 38.5%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	84	77	- 8.3%	447	377	- 15.7%
Pending Sales	84	80	- 4.8%	357	382	+ 7.0%
Closed Sales	70	83	+ 18.6%	278	325	+ 16.9%
Days on Market Until Sale	55	30	- 45.5%	55	47	- 14.5%
Median Sales Price*	\$161,200	\$179,990	+ 11.7%	\$159,450	\$172,000	+ 7.9%
Average Sales Price*	\$160,742	\$187,805	+ 16.8%	\$164,073	\$183,547	+ 11.9%
Percent of List Price Received*	98.4%	101.9%	+ 3.6%	99.0%	101.1%	+ 2.1%
Inventory of Homes for Sale	151	56	- 62.9%	—	—	—
Months Supply of Inventory	2.9	1.0	- 65.5%	—	—	—

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

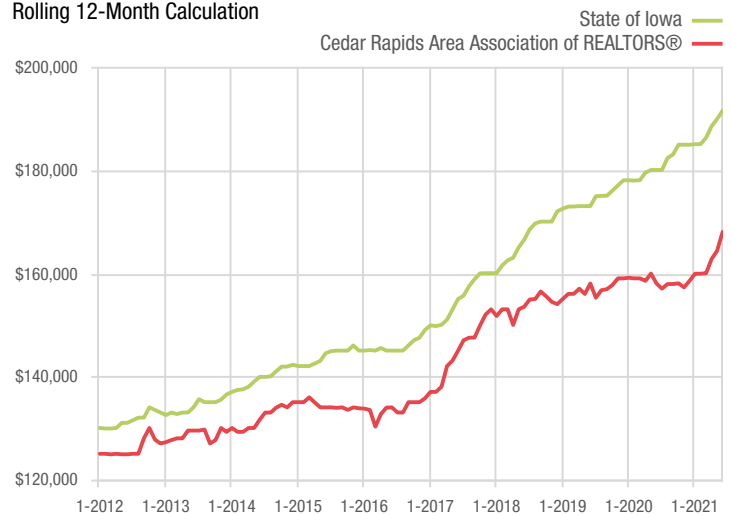
### Median Sales Price - Single-Family Detached

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.