

Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



Clayton County

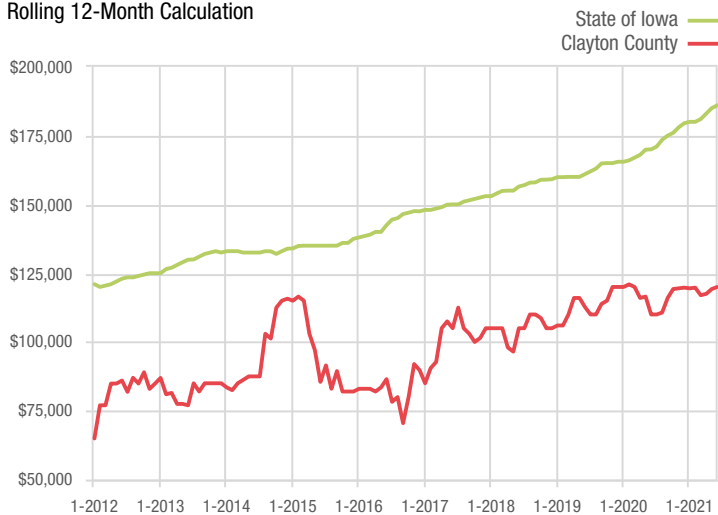
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	25	16	- 36.0%	116	101	- 12.9%
Pending Sales	23	18	- 21.7%	85	111	+ 30.6%
Closed Sales	24	31	+ 29.2%	61	98	+ 60.7%
Days on Market Until Sale	166	65	- 60.8%	124	74	- 40.3%
Median Sales Price*	\$99,000	\$134,000	+ 35.4%	\$97,500	\$114,000	+ 16.9%
Average Sales Price*	\$134,664	\$145,876	+ 8.3%	\$129,676	\$131,507	+ 1.4%
Percent of List Price Received*	93.9%	95.3%	+ 1.5%	92.8%	95.0%	+ 2.4%
Inventory of Homes for Sale	81	23	- 71.6%	—	—	—
Months Supply of Inventory	7.3	1.3	- 82.2%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	1	0	- 100.0%	1	0	- 100.0%
Days on Market Until Sale	251	—	—	251	—	—
Median Sales Price*	\$300,000	—	—	\$300,000	—	—
Average Sales Price*	\$300,000	—	—	\$300,000	—	—
Percent of List Price Received*	88.8%	—	—	88.8%	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

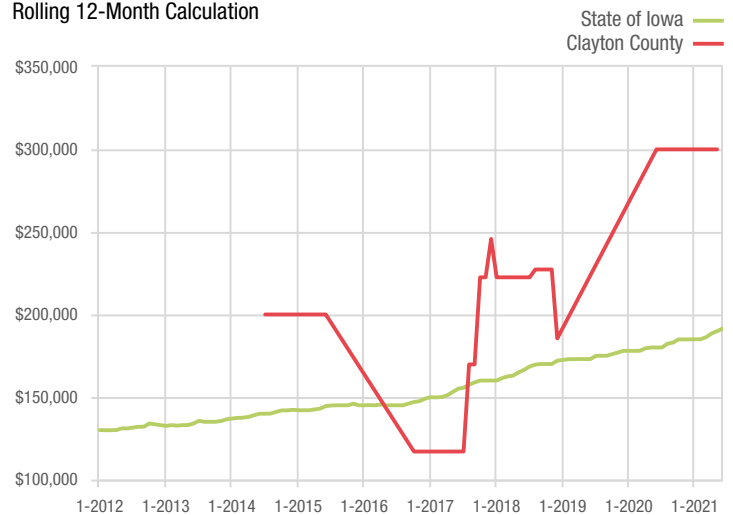
Median Sales Price - Single-Family Detached

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.