

Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



Des Moines County

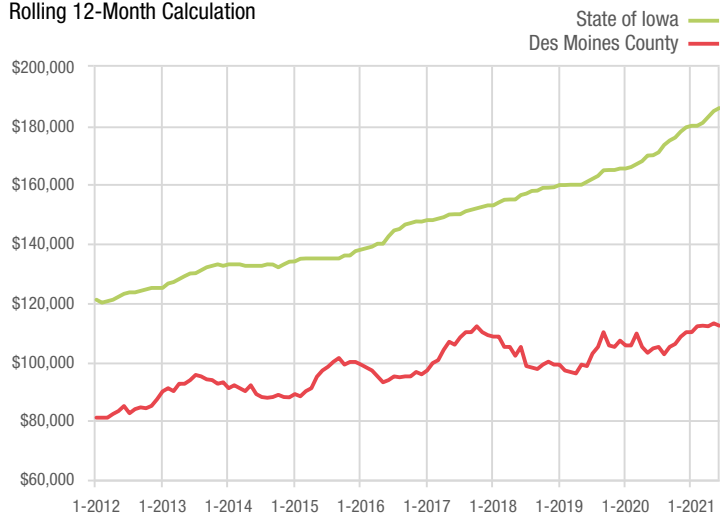
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
Key Metrics						
New Listings	77	80	+ 3.9%	379	398	+ 5.0%
Pending Sales	53	58	+ 9.4%	265	349	+ 31.7%
Closed Sales	57	81	+ 42.1%	215	320	+ 48.8%
Days on Market Until Sale	104	57	- 45.2%	103	69	- 33.0%
Median Sales Price*	\$138,000	\$115,750	- 16.1%	\$96,000	\$109,000	+ 13.5%
Average Sales Price*	\$139,962	\$133,480	- 4.6%	\$114,923	\$137,544	+ 19.7%
Percent of List Price Received*	94.9%	97.9%	+ 3.2%	94.0%	96.4%	+ 2.6%
Inventory of Homes for Sale	233	143	- 38.6%	—	—	—
Months Supply of Inventory	5.4	2.7	- 50.0%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
Key Metrics						
New Listings	1	3	+ 200.0%	7	10	+ 42.9%
Pending Sales	1	3	+ 200.0%	4	9	+ 125.0%
Closed Sales	1	2	+ 100.0%	3	8	+ 166.7%
Days on Market Until Sale	1	46	+ 4,500.0%	130	86	- 33.8%
Median Sales Price*	\$200,000	\$179,500	- 10.3%	\$288,000	\$184,500	- 35.9%
Average Sales Price*	\$200,000	\$179,500	- 10.3%	\$272,667	\$200,188	- 26.6%
Percent of List Price Received*	93.0%	96.7%	+ 4.0%	96.5%	97.6%	+ 1.1%
Inventory of Homes for Sale	5	5	0.0%	—	—	—
Months Supply of Inventory	5.0	3.3	- 34.0%	—	—	—

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

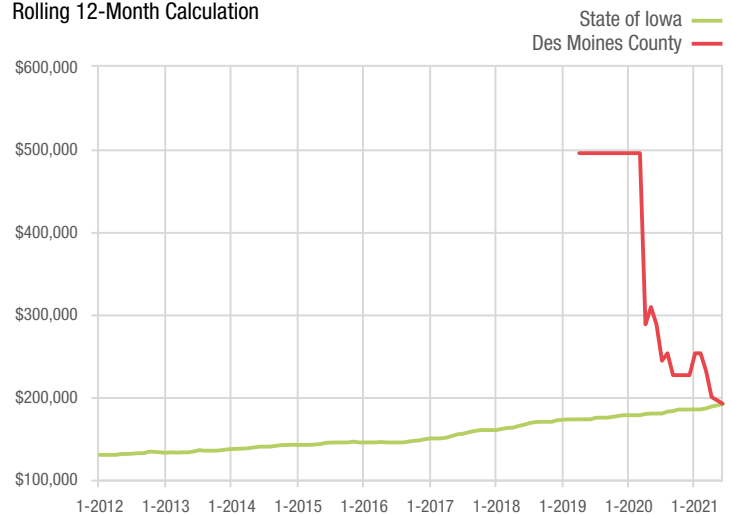
Median Sales Price - Single-Family Detached

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.