

Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



East Central Iowa Board of REALTORS®

Includes Dubuque, Jones and Jackson Counties

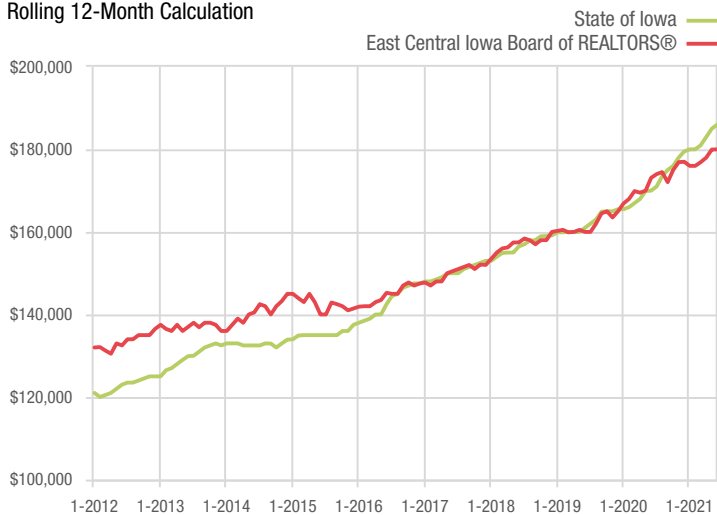
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	160	167	+ 4.4%	753	856	+ 13.7%
Pending Sales	162	96	- 40.7%	688	725	+ 5.4%
Closed Sales	134	174	+ 29.9%	559	671	+ 20.0%
Days on Market Until Sale	33	17	- 48.5%	45	27	- 40.0%
Median Sales Price*	\$182,450	\$203,000	+ 11.3%	\$175,000	\$187,700	+ 7.3%
Average Sales Price*	\$212,221	\$250,821	+ 18.2%	\$203,387	\$219,284	+ 7.8%
Percent of List Price Received*	98.5%	100.8%	+ 2.3%	97.7%	99.3%	+ 1.6%
Inventory of Homes for Sale	203	202	- 0.5%	—	—	—
Months Supply of Inventory	1.9	1.6	- 15.8%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	16	16	0.0%	72	87	+ 20.8%
Pending Sales	24	11	- 54.2%	72	68	- 5.6%
Closed Sales	8	11	+ 37.5%	45	58	+ 28.9%
Days on Market Until Sale	119	145	+ 21.8%	69	75	+ 8.7%
Median Sales Price*	\$191,450	\$265,000	+ 38.4%	\$224,900	\$260,000	+ 15.6%
Average Sales Price*	\$191,538	\$279,427	+ 45.9%	\$216,083	\$249,201	+ 15.3%
Percent of List Price Received*	95.5%	100.6%	+ 5.3%	98.2%	100.2%	+ 2.0%
Inventory of Homes for Sale	24	37	+ 54.2%	—	—	—
Months Supply of Inventory	2.4	3.4	+ 41.7%	—	—	—

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

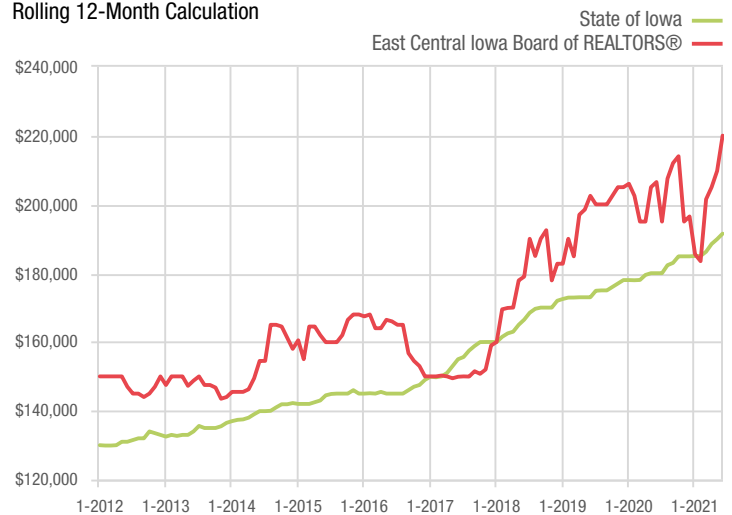
Median Sales Price - Single-Family Detached

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.