

# Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



## Greater Mason City Board of REALTORS®

Includes Mason City and Surrounding Area

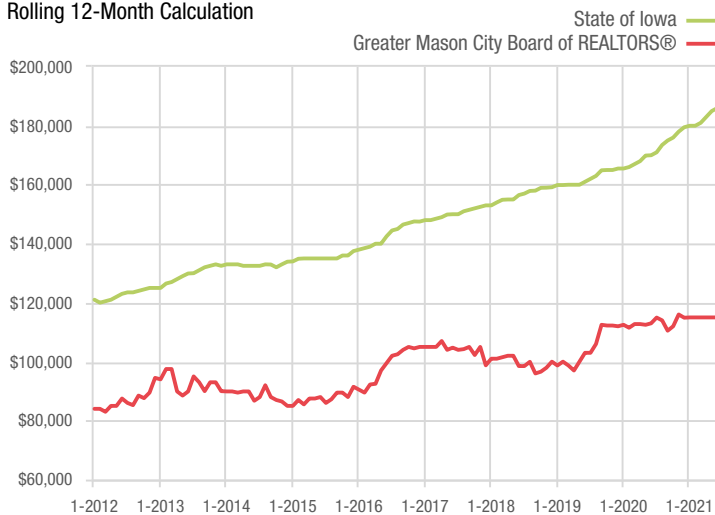
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	71	100	+ 40.8%	335	339	+ 1.2%
Pending Sales	74	19	- 74.3%	336	280	- 16.7%
Closed Sales	66	54	- 18.2%	257	290	+ 12.8%
Days on Market Until Sale	104	76	- 26.9%	125	94	- 24.8%
Median Sales Price*	\$118,000	\$122,500	+ 3.8%	\$110,250	\$115,000	+ 4.3%
Average Sales Price*	\$133,506	\$149,415	+ 11.9%	\$128,441	\$135,890	+ 5.8%
Percent of List Price Received*	96.7%	98.2%	+ 1.6%	95.1%	97.4%	+ 2.4%
Inventory of Homes for Sale	136	136	0.0%	—	—	—
Months Supply of Inventory	2.5	2.7	+ 8.0%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	4	8	+ 100.0%	15	22	+ 46.7%
Pending Sales	4	1	- 75.0%	15	19	+ 26.7%
Closed Sales	2	7	+ 250.0%	14	17	+ 21.4%
Days on Market Until Sale	338	104	- 69.2%	328	147	- 55.2%
Median Sales Price*	\$191,250	\$185,000	- 3.3%	\$209,000	\$185,000	- 11.5%
Average Sales Price*	\$191,250	\$206,343	+ 7.9%	\$203,139	\$191,053	- 5.9%
Percent of List Price Received*	94.1%	97.7%	+ 3.8%	95.4%	96.3%	+ 0.9%
Inventory of Homes for Sale	18	19	+ 5.6%	—	—	—
Months Supply of Inventory	6.2	8.1	+ 30.6%	—	—	—

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

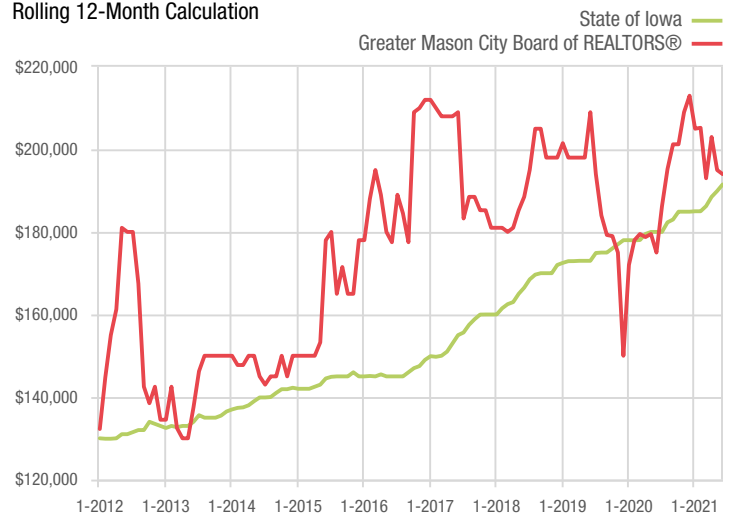
### Median Sales Price - Single-Family Detached

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.