

Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



Marshall County

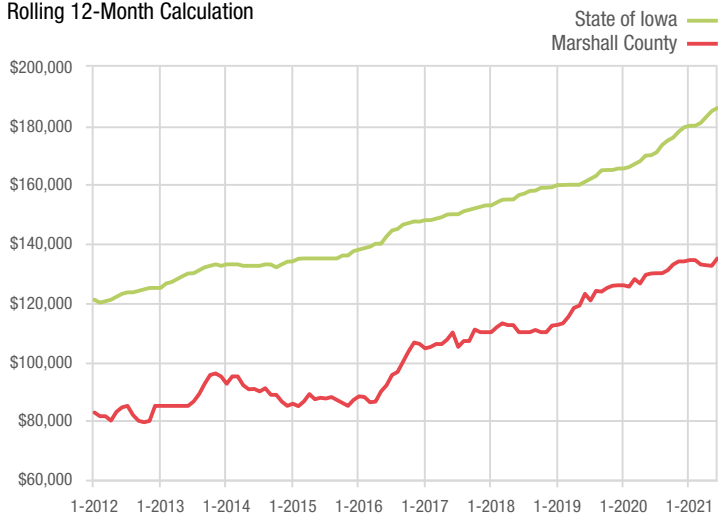
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	58	58	0.0%	240	253	+ 5.4%
Pending Sales	56	47	- 16.1%	239	229	- 4.2%
Closed Sales	53	43	- 18.9%	198	169	- 14.6%
Days on Market Until Sale	47	19	- 59.6%	56	30	- 46.4%
Median Sales Price*	\$130,000	\$153,000	+ 17.7%	\$129,450	\$130,000	+ 0.4%
Average Sales Price*	\$132,143	\$164,941	+ 24.8%	\$138,534	\$145,929	+ 5.3%
Percent of List Price Received*	96.7%	100.8%	+ 4.2%	95.9%	98.3%	+ 2.5%
Inventory of Homes for Sale	67	46	- 31.3%	—	—	—
Months Supply of Inventory	1.8	1.2	- 33.3%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	0	0	0.0%	3	9	+ 200.0%
Pending Sales	0	1	—	3	8	+ 166.7%
Closed Sales	2	3	+ 50.0%	3	6	+ 100.0%
Days on Market Until Sale	99	4	- 96.0%	75	54	- 28.0%
Median Sales Price*	\$124,450	\$265,000	+ 112.9%	\$159,900	\$265,832	+ 66.2%
Average Sales Price*	\$124,450	\$221,633	+ 78.1%	\$136,267	\$249,927	+ 83.4%
Percent of List Price Received*	95.4%	100.0%	+ 4.8%	96.9%	102.3%	+ 5.6%
Inventory of Homes for Sale	0	2	—	—	—	—
Months Supply of Inventory	—	1.2	—	—	—	—

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

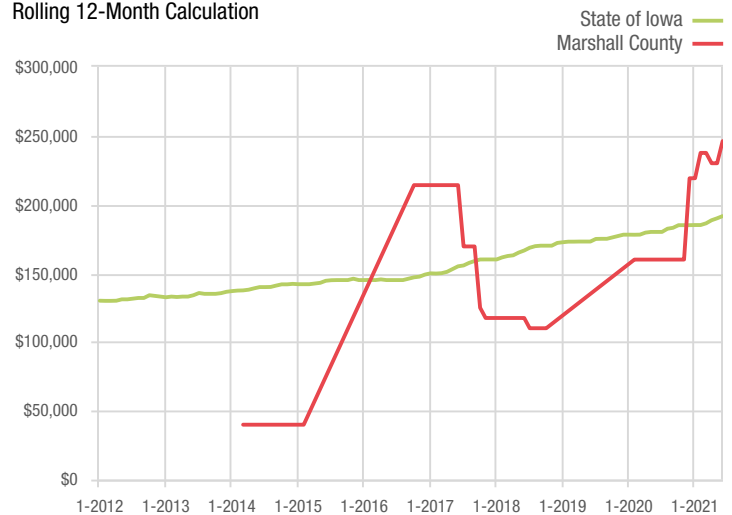
Median Sales Price - Single-Family Detached

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.