

Local Market Update – June 2021

A Research Tool Provided by Iowa Association of REALTORS®



Muscatine Board of REALTORS®

Includes Louisa and Muscatine Counties

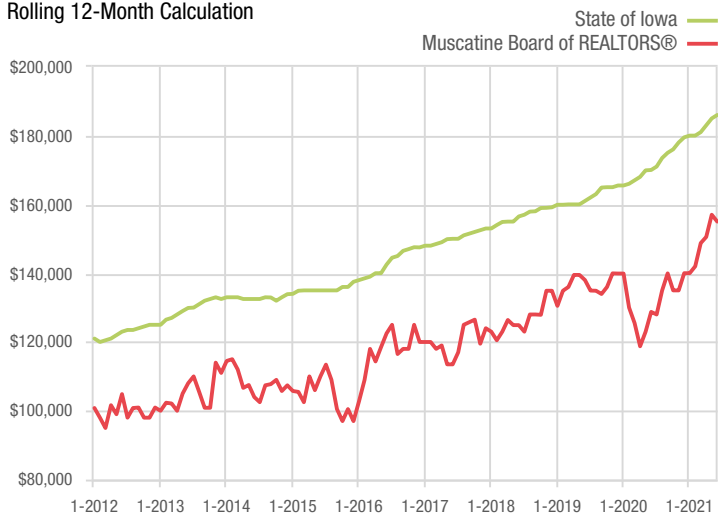
Single-Family Detached	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	67	68	+ 1.5%	363	328	- 9.6%
Pending Sales	60	60	0.0%	295	290	- 1.7%
Closed Sales	14	17	+ 21.4%	79	72	- 8.9%
Days on Market Until Sale	86	42	- 51.2%	71	49	- 31.0%
Median Sales Price*	\$154,500	\$140,000	- 9.4%	\$128,750	\$150,500	+ 16.9%
Average Sales Price*	\$140,243	\$155,903	+ 11.2%	\$139,391	\$158,358	+ 13.6%
Percent of List Price Received*	94.7%	99.9%	+ 5.5%	99.2%	97.9%	- 1.3%
Inventory of Homes for Sale	150	74	- 50.7%	—	—	—
Months Supply of Inventory	3.2	1.5	- 53.1%	—	—	—

Townhouse-Condo	June			Year to Date		
	2020	2021	% Change	Thru 6-2020	Thru 6-2021	% Change
New Listings	2	2	0.0%	19	9	- 52.6%
Pending Sales	1	2	+ 100.0%	12	12	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	0	—	—
Median Sales Price*	—	—	—	\$169,400	—	—
Average Sales Price*	—	—	—	\$169,400	—	—
Percent of List Price Received*	—	—	—	100.0%	—	—
Inventory of Homes for Sale	9	2	- 77.8%	—	—	—
Months Supply of Inventory	3.8	0.9	- 76.3%	—	—	—

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

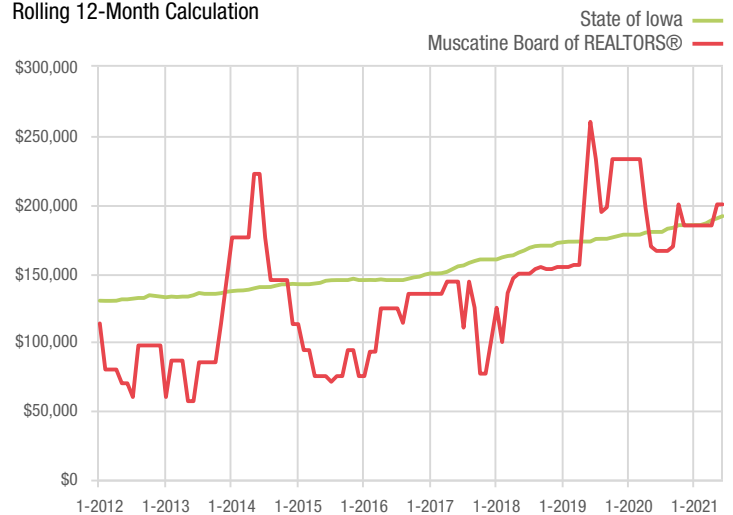
Median Sales Price - Single-Family Detached

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.