

Local Market Update – September 2021

A Research Tool Provided by Iowa Association of REALTORS®



Dallas County

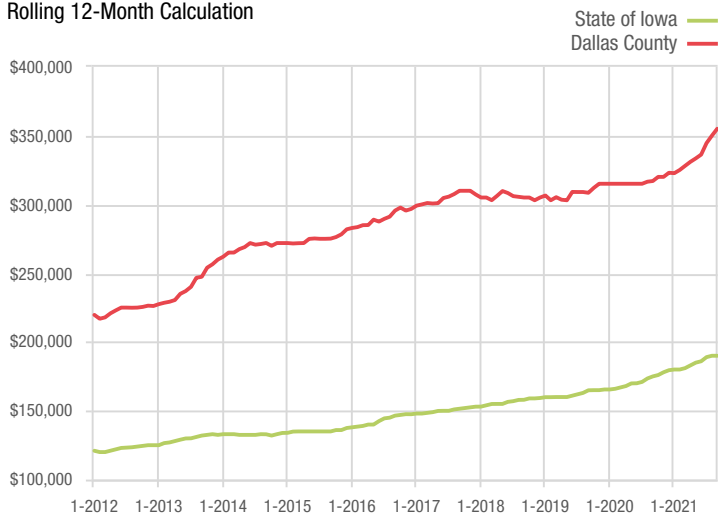
Single-Family Detached	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
Key Metrics						
New Listings	176	167	- 5.1%	1,903	1,942	+ 2.0%
Pending Sales	168	211	+ 25.6%	1,465	1,685	+ 15.0%
Closed Sales	172	211	+ 22.7%	1,432	1,620	+ 13.1%
Days on Market Until Sale	62	22	- 64.5%	76	38	- 50.0%
Median Sales Price*	\$317,652	\$378,000	+ 19.0%	\$316,000	\$359,422	+ 13.7%
Average Sales Price*	\$344,495	\$393,608	+ 14.3%	\$341,193	\$386,673	+ 13.3%
Percent of List Price Received*	99.5%	101.6%	+ 2.1%	99.3%	100.5%	+ 1.2%
Inventory of Homes for Sale	749	734	- 2.0%	—	—	—
Months Supply of Inventory	4.9	4.0	- 18.4%	—	—	—

Townhouse-Condo	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
Key Metrics						
New Listings	77	76	- 1.3%	628	636	+ 1.3%
Pending Sales	56	70	+ 25.0%	473	565	+ 19.5%
Closed Sales	59	69	+ 16.9%	468	545	+ 16.5%
Days on Market Until Sale	65	67	+ 3.1%	59	56	- 5.1%
Median Sales Price*	\$199,990	\$245,000	+ 22.5%	\$185,000	\$219,900	+ 18.9%
Average Sales Price*	\$215,845	\$250,792	+ 16.2%	\$199,866	\$224,958	+ 12.6%
Percent of List Price Received*	99.7%	100.0%	+ 0.3%	99.4%	99.8%	+ 0.4%
Inventory of Homes for Sale	249	206	- 17.3%	—	—	—
Months Supply of Inventory	4.9	3.4	- 30.6%	—	—	—

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

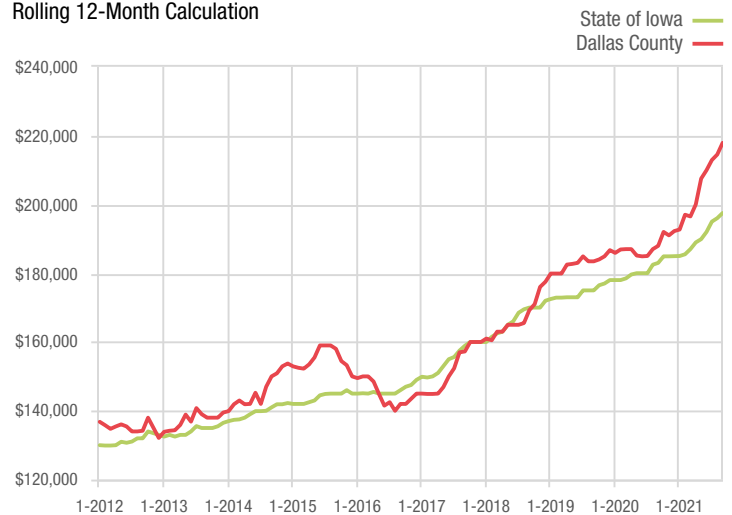
Median Sales Price - Single-Family Detached

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.