

# Local Market Update – September 2021

A Research Tool Provided by Iowa Association of REALTORS®



## Des Moines Area Association of REALTORS®

Includes Dallas, Jasper, Madison, Marion, Polk and Warren Counties

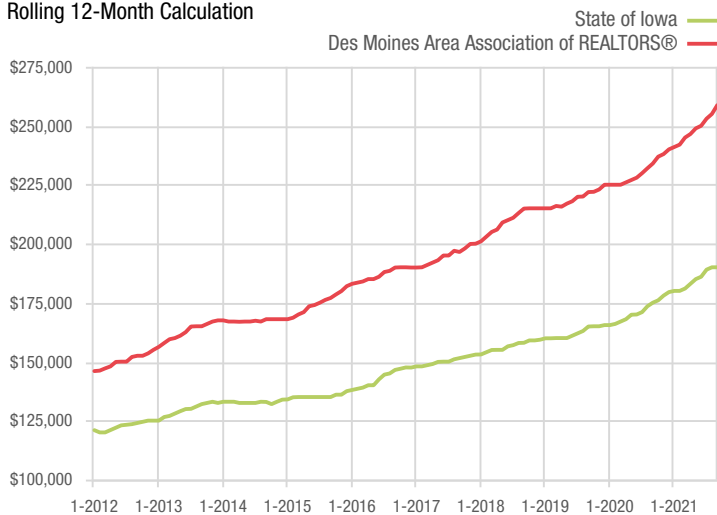
Single-Family Detached	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
<b>Key Metrics</b>						
New Listings	1,222	<b>1,171</b>	- 4.2%	11,389	<b>11,637</b>	+ 2.2%
Pending Sales	1,125	<b>1,187</b>	+ 5.5%	9,475	<b>10,147</b>	+ 7.1%
Closed Sales	1,166	<b>1,132</b>	- 2.9%	9,324	<b>9,865</b>	+ 5.8%
Days on Market Until Sale	42	<b>24</b>	- 42.9%	54	<b>29</b>	- 46.3%
Median Sales Price*	\$245,000	<b>\$280,000</b>	+ 14.3%	\$237,000	<b>\$264,700</b>	+ 11.7%
Average Sales Price*	\$263,990	<b>\$301,946</b>	+ 14.4%	\$256,083	<b>\$289,547</b>	+ 13.1%
Percent of List Price Received*	99.1%	<b>100.0%</b>	+ 0.9%	98.8%	<b>100.2%</b>	+ 1.4%
Inventory of Homes for Sale	3,664	<b>3,367</b>	- 8.1%	—	—	—
Months Supply of Inventory	3.6	<b>3.0</b>	- 16.7%	—	—	—

Townhouse-Condo	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
<b>Key Metrics</b>						
New Listings	295	<b>241</b>	- 18.3%	2,354	<b>2,256</b>	- 4.2%
Pending Sales	248	<b>230</b>	- 7.3%	1,737	<b>2,044</b>	+ 17.7%
Closed Sales	256	<b>219</b>	- 14.5%	1,697	<b>1,980</b>	+ 16.7%
Days on Market Until Sale	62	<b>48</b>	- 22.6%	65	<b>51</b>	- 21.5%
Median Sales Price*	\$180,500	<b>\$208,000</b>	+ 15.2%	\$182,000	<b>\$199,900</b>	+ 9.8%
Average Sales Price*	\$200,077	<b>\$226,396</b>	+ 13.2%	\$198,123	<b>\$214,574</b>	+ 8.3%
Percent of List Price Received*	99.1%	<b>99.5%</b>	+ 0.4%	98.9%	<b>99.7%</b>	+ 0.8%
Inventory of Homes for Sale	964	<b>679</b>	- 29.6%	—	—	—
Months Supply of Inventory	5.2	<b>3.0</b>	- 42.3%	—	—	—

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

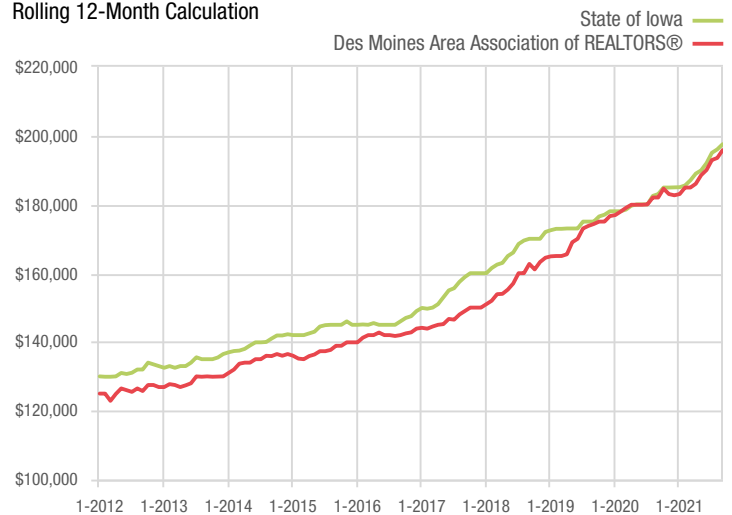
### Median Sales Price - Single-Family Detached

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.