Iowa Association of **REALTORS**®

Iowa City Area Association of REALTORS®

Includes Cedar, Johnson, Keokuk and Washington Counties

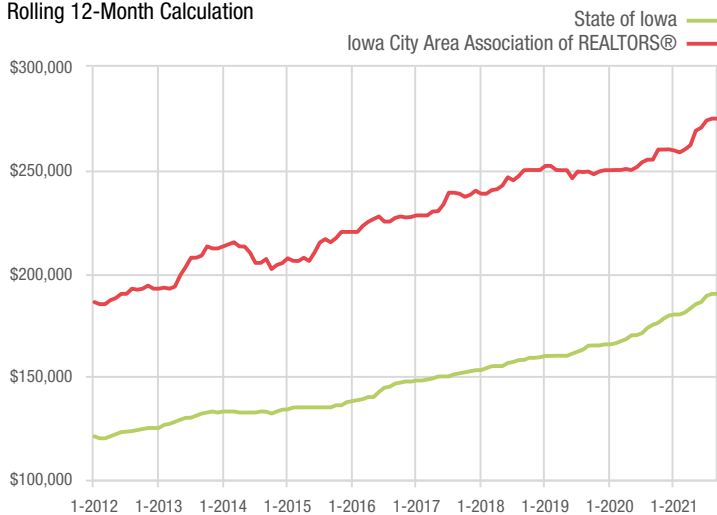## Single-Family Detached

Key Metrics	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
New Listings	244	187	- 23.4%	2,403	2,195	- 8.7%
Pending Sales	175	176	+ 0.6%	1,796	1,876	+ 4.5%
Closed Sales	193	170	- 11.9%	1,699	1,769	+ 4.1%
Days on Market Until Sale	64	42	- 34.4%	68	47	- 30.9%
Median Sales Price*	$262,500	$254,500	- 3.0%	$260,000	$277,250	+ 6.6%
Average Sales Price*	$274,105	$283,060	+ 3.3%	$286,299	$306,710	+ 7.1%
Percent of List Price Received*	97.9%	98.0%	+ 0.1%	97.9%	99.1%	+ 1.2%
Inventory of Homes for Sale	580	397	- 31.6%	—	—	—
Months Supply of Inventory	3.2	2.0	- 37.5%	—	—	—

Townhouse-Condo

Key Metrics	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
New Listings	109	83	- 23.9%	1,284	1,339	+ 4.3%
Pending Sales	93	76	- 18.3%	869	1,068	+ 22.9%
Closed Sales	84	94	+ 11.9%	820	1,044	+ 27.3%
Days on Market Until Sale	79	48	- 39.2%	70	57	- 18.6%
Median Sales Price*	$217,250	$220,000	+ 1.3%	$204,900	$214,900	+ 4.9%
Average Sales Price*	$221,482	$241,857	+ 9.2%	$209,371	$221,251	+ 5.7%
Percent of List Price Received*	98.6%	99.5%	+ 0.9%	99.0%	99.8%	+ 0.8%
Inventory of Homes for Sale	389	282	- 27.5%	—	—	—
Months Supply of Inventory	4.6	2.6	- 43.5%	—	—	—

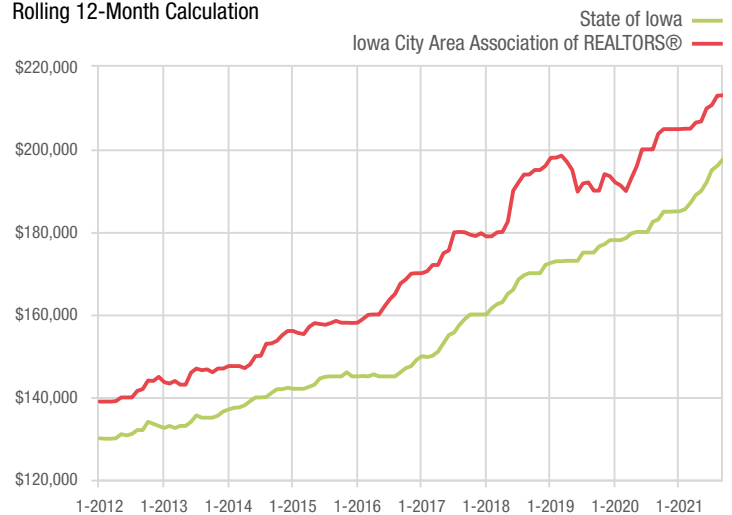* Does not account for seller concessions; % Change may be extreme due to small sample size.

Median Sales Price - Single-Family Detached
Rolling 12-Month Calculation

State of Iowa —
Iowa City Area Association of REALTORS® —

Median Sales Price - Townhouse-Condo
Rolling 12-Month Calculation

State of Iowa —
Iowa City Area Association of REALTORS® —

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.