

Local Market Update – September 2021

A Research Tool Provided by Iowa Association of REALTORS®



Jefferson County

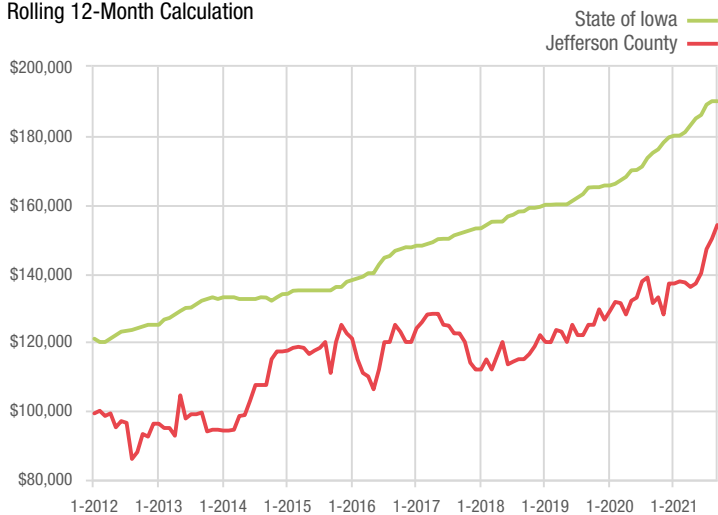
Single-Family Detached	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
Key Metrics						
New Listings	19	21	+ 10.5%	148	196	+ 32.4%
Pending Sales	16	21	+ 31.3%	121	158	+ 30.6%
Closed Sales	16	11	- 31.3%	112	144	+ 28.6%
Days on Market Until Sale	83	52	- 37.3%	121	54	- 55.4%
Median Sales Price*	\$106,250	\$147,500	+ 38.8%	\$127,950	\$160,500	+ 25.4%
Average Sales Price*	\$112,106	\$169,036	+ 50.8%	\$137,612	\$185,560	+ 34.8%
Percent of List Price Received*	88.9%	93.2%	+ 4.8%	94.7%	96.9%	+ 2.3%
Inventory of Homes for Sale	58	54	- 6.9%	—	—	—
Months Supply of Inventory	4.5	3.2	- 28.9%	—	—	—

Townhouse-Condo	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
Key Metrics						
New Listings	1	0	- 100.0%	10	12	+ 20.0%
Pending Sales	1	1	0.0%	6	9	+ 50.0%
Closed Sales	1	1	0.0%	5	8	+ 60.0%
Days on Market Until Sale	140	8	- 94.3%	73	64	- 12.3%
Median Sales Price*	\$90,000	\$170,000	+ 88.9%	\$126,500	\$160,830	+ 27.1%
Average Sales Price*	\$90,000	\$170,000	+ 88.9%	\$112,780	\$176,870	+ 56.8%
Percent of List Price Received*	90.1%	100.6%	+ 11.7%	93.6%	99.3%	+ 6.1%
Inventory of Homes for Sale	3	3	0.0%	—	—	—
Months Supply of Inventory	2.1	2.3	+ 9.5%	—	—	—

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

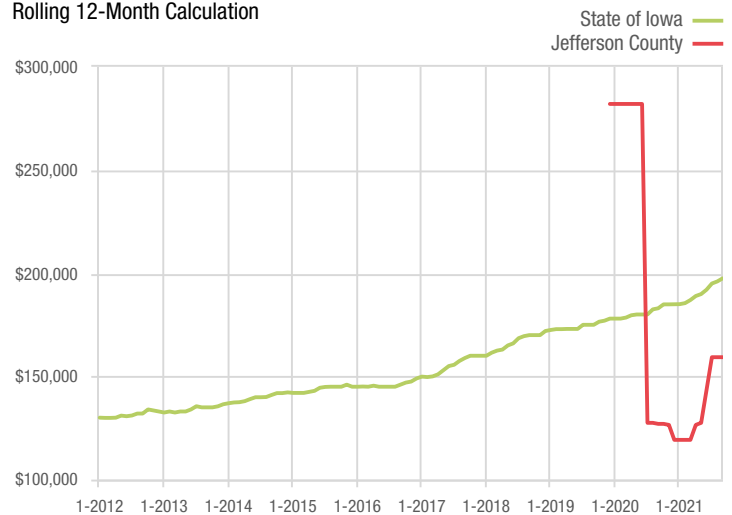
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.