

Local Market Update – September 2021

A Research Tool Provided by Iowa Association of REALTORS®



Lee County

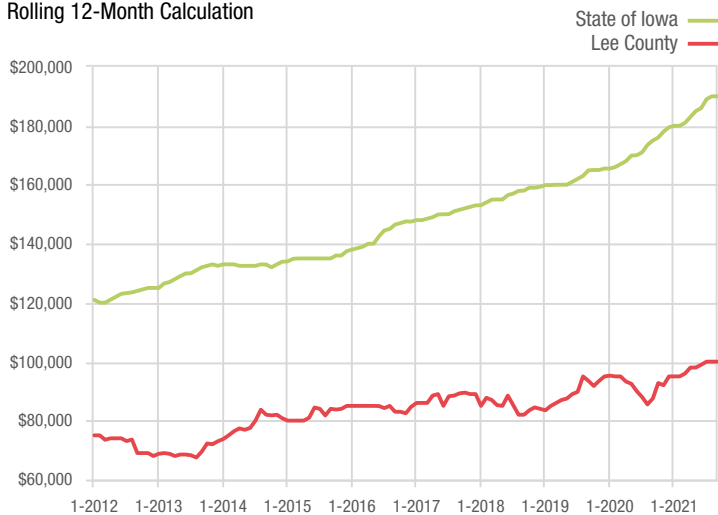
Single-Family Detached	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
New Listings	47	38	- 19.1%	286	339	+ 18.5%
Pending Sales	30	32	+ 6.7%	216	266	+ 23.1%
Closed Sales	26	28	+ 7.7%	196	241	+ 23.0%
Days on Market Until Sale	106	88	- 17.0%	101	72	- 28.7%
Median Sales Price*	\$114,000	\$103,500	- 9.2%	\$87,750	\$95,000	+ 8.3%
Average Sales Price*	\$116,133	\$129,514	+ 11.5%	\$102,554	\$125,142	+ 22.0%
Percent of List Price Received*	93.4%	94.4%	+ 1.1%	93.0%	94.9%	+ 2.0%
Inventory of Homes for Sale	114	94	- 17.5%	—	—	—
Months Supply of Inventory	4.8	3.1	- 35.4%	—	—	—

Townhouse-Condo	September			Year to Date		
	2020	2021	% Change	Thru 9-2020	Thru 9-2021	% Change
New Listings	0	0	0.0%	4	6	+ 50.0%
Pending Sales	0	0	0.0%	4	5	+ 25.0%
Closed Sales	0	1	—	3	5	+ 66.7%
Days on Market Until Sale	—	25	—	79	33	- 58.2%
Median Sales Price*	—	\$92,500	—	\$81,000	\$92,000	+ 13.6%
Average Sales Price*	—	\$92,500	—	\$90,333	\$91,000	+ 0.7%
Percent of List Price Received*	—	96.9%	—	97.0%	96.5%	- 0.5%
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	1.5	0.9	- 40.0%	—	—	—

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

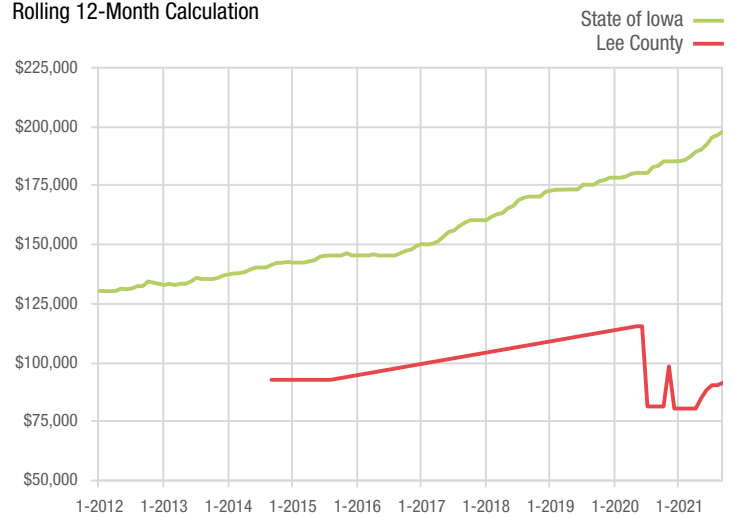
Median Sales Price - Single-Family Detached

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.