

Local Market Update – March 2021

A Research Tool Provided by Iowa Association of REALTORS®



Wapello County

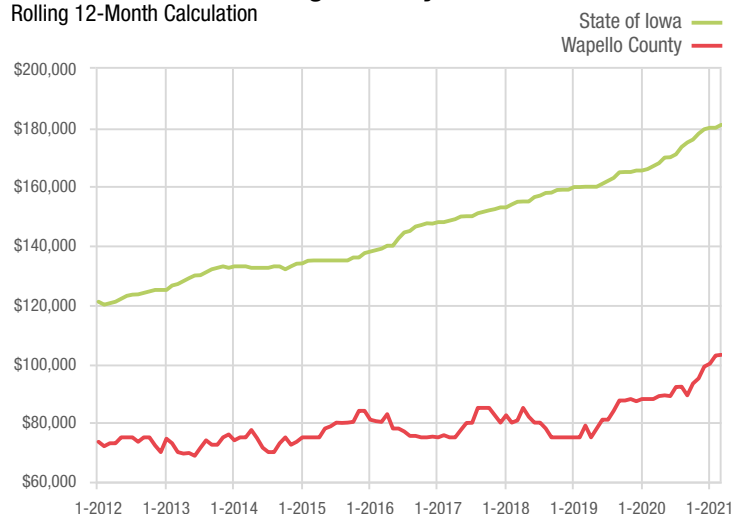
Single-Family Detached	March			Year to Date		
Key Metrics	2020	2021	% Change	Thru 3-2020	Thru 3-2021	% Change
New Listings	39	33	- 15.4%	92	75	- 18.5%
Pending Sales	26	29	+ 11.5%	72	67	- 6.9%
Closed Sales	26	16	- 38.5%	65	64	- 1.5%
Days on Market Until Sale	92	89	- 3.3%	98	61	- 37.8%
Median Sales Price*	\$100,500	\$121,000	+ 20.4%	\$95,000	\$109,150	+ 14.9%
Average Sales Price*	\$124,579	\$106,775	- 14.3%	\$115,431	\$118,719	+ 2.8%
Percent of List Price Received*	95.5%	95.2%	- 0.3%	92.6%	93.6%	+ 1.1%
Inventory of Homes for Sale	117	48	- 59.0%	—	—	—
Months Supply of Inventory	3.9	1.5	- 61.5%	—	—	—

Townhouse-Condo	March			Year to Date		
Key Metrics	2020	2021	% Change	Thru 3-2020	Thru 3-2021	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	1	—	0	1	—
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	4	—	—	4	—
Median Sales Price*	—	\$134,000	—	—	\$134,000	—
Average Sales Price*	—	\$134,000	—	—	\$134,000	—
Percent of List Price Received*	—	100.0%	—	—	100.0%	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

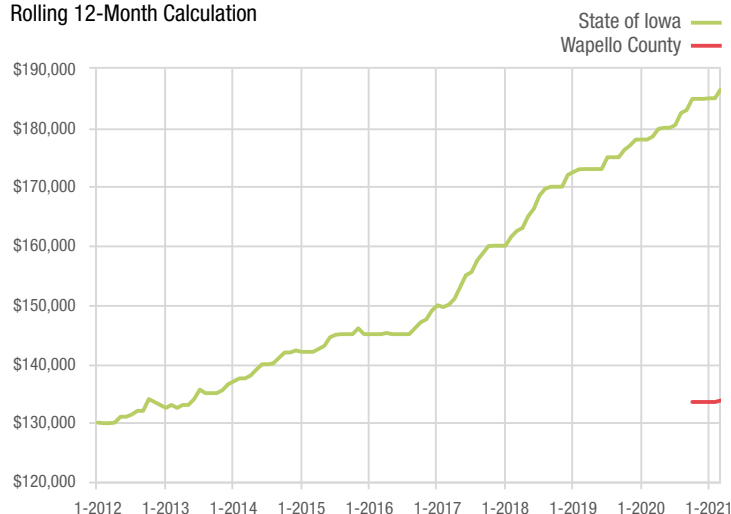
Median Sales Price - Single-Family Detached

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.