

Local Market Update – December 2023

A Research Tool Provided by Iowa Association of REALTORS®



Audubon County

Single-Family Detached

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	7	1	- 85.7%	68	49	- 27.9%
Pending Sales	1	1	0.0%	54	48	- 11.1%
Closed Sales	5	5	0.0%	54	51	- 5.6%
Days on Market Until Sale	12	100	+ 733.3%	39	49	+ 25.6%
Median Sales Price*	\$182,500	\$100,000	- 45.2%	\$119,000	\$105,000	- 11.8%
Average Sales Price*	\$195,100	\$120,700	- 38.1%	\$132,871	\$116,975	- 12.0%
Percent of List Price Received*	99.5%	92.9%	- 6.6%	93.9%	93.3%	- 0.6%
Inventory of Homes for Sale	15	13	- 13.3%	—	—	—
Months Supply of Inventory	3.3	3.3	0.0%	—	—	—

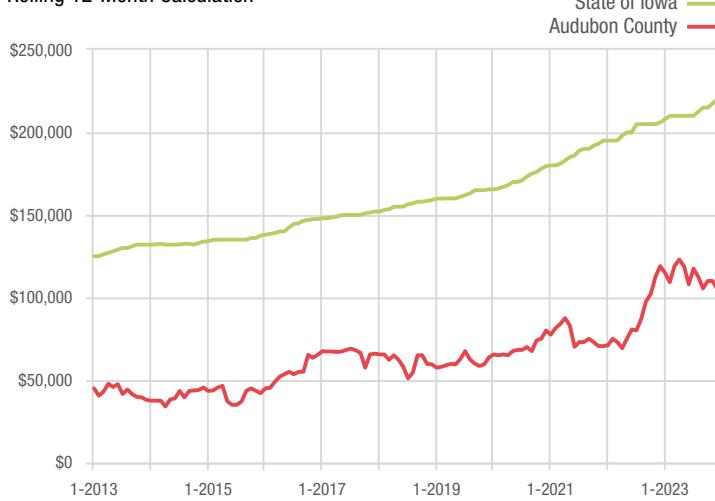
Townhouse-Condo

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
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.

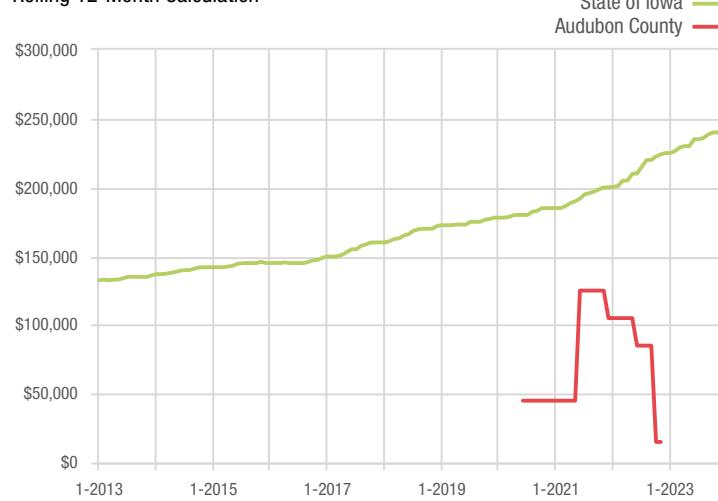
Median Sales Price - Single-Family Detached

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.