

Local Market Update – December 2023

A Research Tool Provided by Iowa Association of REALTORS®



Dubuque County

Single-Family Detached

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	40	42	+ 5.0%	1,172	960	- 18.1%
Pending Sales	58	33	- 43.1%	1,048	828	- 21.0%
Closed Sales	62	69	+ 11.3%	1,061	855	- 19.4%
Days on Market Until Sale	32	26	- 18.8%	18	24	+ 33.3%
Median Sales Price*	\$201,000	\$245,000	+ 21.9%	\$219,950	\$224,000	+ 1.8%
Average Sales Price*	\$238,387	\$284,754	+ 19.5%	\$259,375	\$268,661	+ 3.6%
Percent of List Price Received*	97.5%	98.2%	+ 0.7%	100.1%	99.0%	- 1.1%
Inventory of Homes for Sale	87	101	+ 16.1%	—	—	—
Months Supply of Inventory	1.0	1.5	+ 50.0%	—	—	—

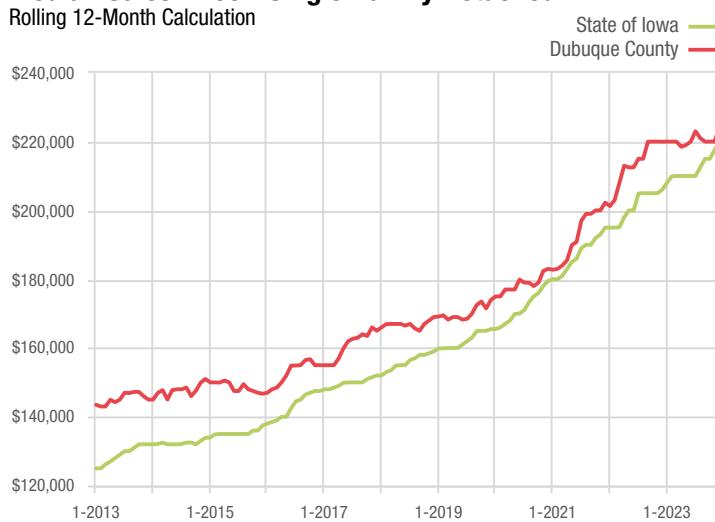
Townhouse-Condo

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	2	4	+ 100.0%	108	97	- 10.2%
Pending Sales	7	2	- 71.4%	100	61	- 39.0%
Closed Sales	3	9	+ 200.0%	105	66	- 37.1%
Days on Market Until Sale	99	41	- 58.6%	54	47	- 13.0%
Median Sales Price*	\$233,000	\$281,000	+ 20.6%	\$218,950	\$230,750	+ 5.4%
Average Sales Price*	\$282,000	\$309,489	+ 9.7%	\$245,985	\$240,140	- 2.4%
Percent of List Price Received*	96.6%	102.7%	+ 6.3%	99.6%	99.1%	- 0.5%
Inventory of Homes for Sale	18	29	+ 61.1%	—	—	—
Months Supply of Inventory	2.2	5.7	+ 159.1%	—	—	—

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

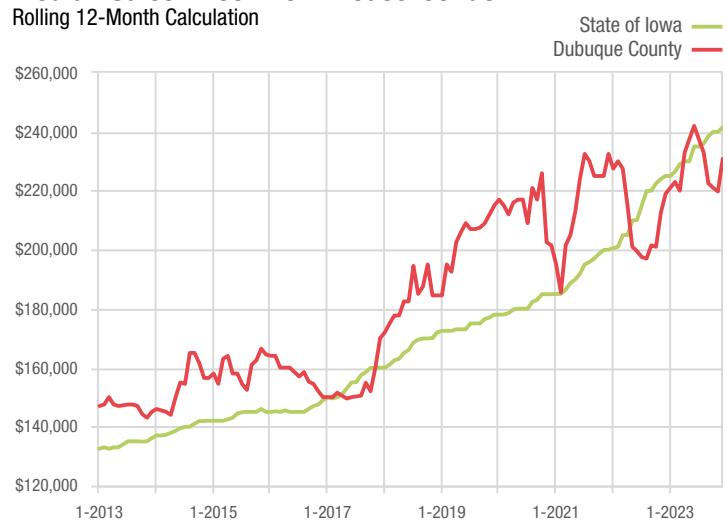
Median Sales Price - Single-Family Detached

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.