

Local Market Update – December 2023

A Research Tool Provided by Iowa Association of REALTORS®



Harrison County

Single-Family Detached

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	7	12	+ 71.4%	161	206	+ 28.0%
Pending Sales	3	3	0.0%	124	159	+ 28.2%
Closed Sales	7	5	- 28.6%	132	157	+ 18.9%
Days on Market Until Sale	35	55	+ 57.1%	24	31	+ 29.2%
Median Sales Price*	\$87,000	\$195,000	+ 124.1%	\$160,750	\$178,000	+ 10.7%
Average Sales Price*	\$149,250	\$218,200	+ 46.2%	\$184,812	\$219,263	+ 18.6%
Percent of List Price Received*	93.6%	96.5%	+ 3.1%	97.9%	97.6%	- 0.3%
Inventory of Homes for Sale	24	39	+ 62.5%	—	—	—
Months Supply of Inventory	2.3	2.9	+ 26.1%	—	—	—

Townhouse-Condo

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	7	1	- 85.7%
Pending Sales	0	0	0.0%	5	1	- 80.0%
Closed Sales	0	0	0.0%	6	0	- 100.0%
Days on Market Until Sale	—	—	—	92	—	—
Median Sales Price*	—	—	—	\$174,250	—	—
Average Sales Price*	—	—	—	\$184,459	—	—
Percent of List Price Received*	—	—	—	101.3%	—	—
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	0.8	—	—	—	—	—

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

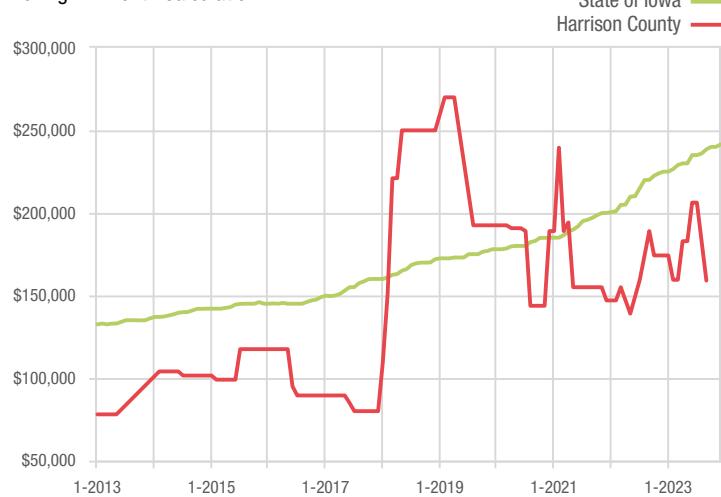
Median Sales Price - Single-Family Detached

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.