

Local Market Update – December 2023

A Research Tool Provided by Iowa Association of REALTORS®



Sac County

Single-Family Detached

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	5	—	41	44	+ 7.3%
Pending Sales	3	1	- 66.7%	33	28	- 15.2%
Closed Sales	4	0	- 100.0%	34	28	- 17.6%
Days on Market Until Sale	37	—	—	66	69	+ 4.5%
Median Sales Price*	\$122,500	—	—	\$151,200	\$156,250	+ 3.3%
Average Sales Price*	\$152,000	—	—	\$218,727	\$185,670	- 15.1%
Percent of List Price Received*	93.5%	—	—	97.1%	96.8%	- 0.3%
Inventory of Homes for Sale	12	22	+ 83.3%	—	—	—
Months Supply of Inventory	4.0	8.6	+ 115.0%	—	—	—

Townhouse-Condo

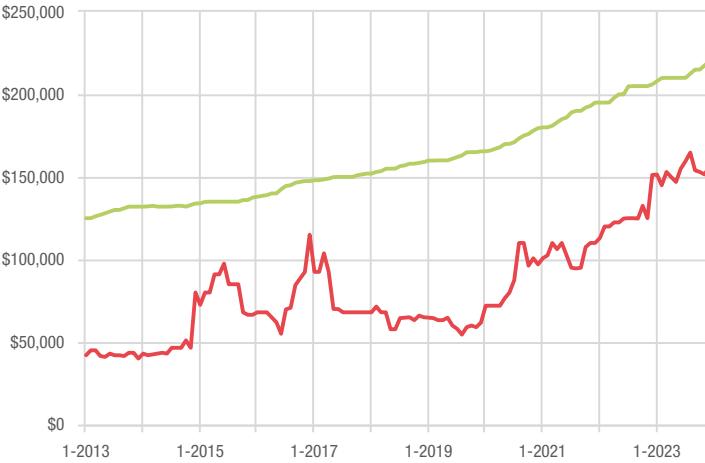
Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	0	1	—
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	1	—	—	—	—
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

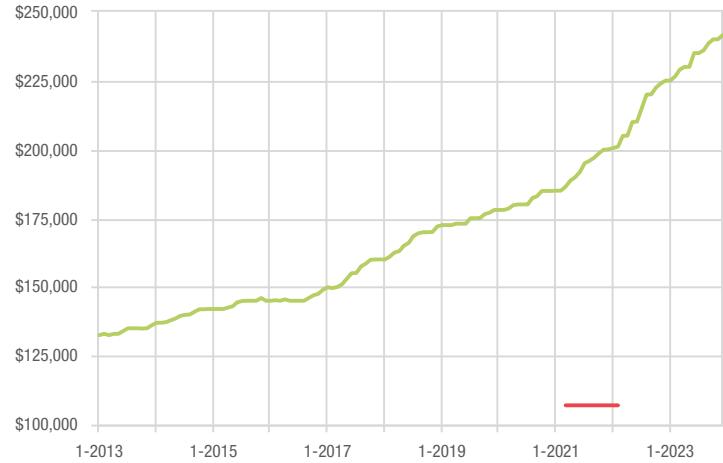
State of Iowa —
Sac County —



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

State of Iowa —
Sac County —



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.