

Local Market Update – December 2023

A Research Tool Provided by Iowa Association of REALTORS®



Southeast Iowa Regional Board of REALTORS®

Includes Appanoose, Clarke (East of I-35), Davis, Decatur (East of I-35), Des Moines, Henry, Jefferson, Lee, Lucas, Mahaska, Monroe, Van Buren, Wapello and Wayne Counties

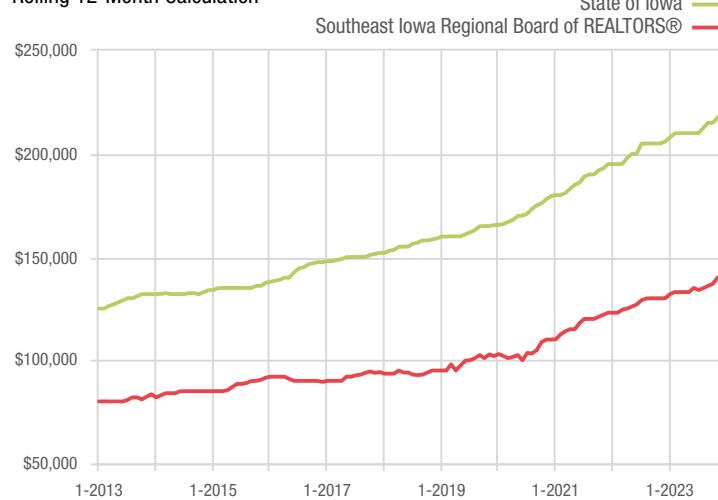
Single-Family Detached		December			Year to Date		
Key Metrics		2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings		105	115	+ 9.5%	2,582	2,349	- 9.0%
Pending Sales		124	117	- 5.6%	2,430	2,198	- 9.5%
Closed Sales		177	156	- 11.9%	2,460	2,174	- 11.6%
Days on Market Until Sale		45	42	- 6.7%	44	46	+ 4.5%
Median Sales Price*		\$136,000	\$143,063	+ 5.2%	\$130,000	\$140,000	+ 7.7%
Average Sales Price*		\$153,092	\$161,960	+ 5.8%	\$152,543	\$165,028	+ 8.2%
Percent of List Price Received*		93.1%	93.8%	+ 0.8%	95.7%	95.4%	- 0.3%
Inventory of Homes for Sale		358	429	+ 19.8%	—	—	—
Months Supply of Inventory		1.8	2.3	+ 27.8%	—	—	—

Townhouse-Condo		December			Year to Date		
Key Metrics		2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings		0	0	0.0%	20	1	- 95.0%
Pending Sales		0	0	0.0%	18	1	- 94.4%
Closed Sales		0	0	0.0%	22	1	- 95.5%
Days on Market Until Sale		—	—	—	32	56	+ 75.0%
Median Sales Price*		—	—	—	\$225,000	\$132,500	- 41.1%
Average Sales Price*		—	—	—	\$221,386	\$132,500	- 40.1%
Percent of List Price Received*		—	—	—	98.3%	91.4%	- 7.0%
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.

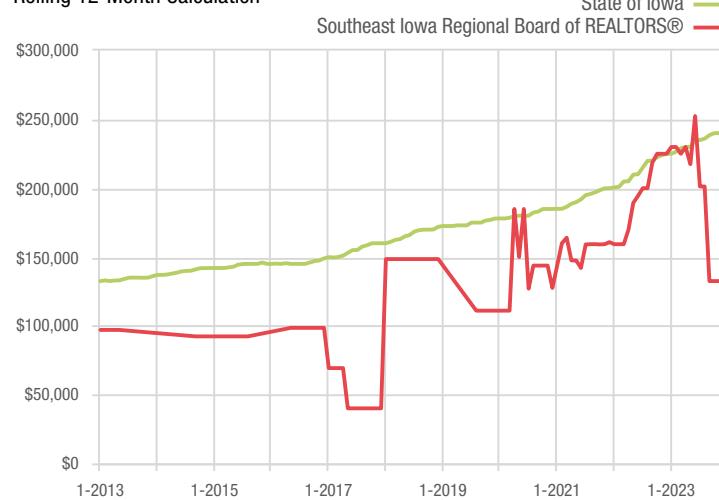
Median Sales Price - Single-Family Detached

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.

Current as of January 16, 2024. All data from the multiple listing services in the state of Iowa. | Report © 2024 ShowingTime.