

Local Market Update – January 2024

A Research Tool Provided by Iowa Association of REALTORS®



Boone County

Single-Family Detached	January			Year to Date		
	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	26	25	- 3.8%	26	25	- 3.8%
Pending Sales	30	25	- 16.7%	30	25	- 16.7%
Closed Sales	20	13	- 35.0%	20	13	- 35.0%
Days on Market Until Sale	50	49	- 2.0%	50	49	- 2.0%
Median Sales Price*	\$162,600	\$195,685	+ 20.3%	\$162,600	\$195,685	+ 20.3%
Average Sales Price*	\$201,313	\$264,907	+ 31.6%	\$201,313	\$264,907	+ 31.6%
Percent of List Price Received*	97.4%	96.8%	- 0.6%	97.4%	96.8%	- 0.6%
Inventory of Homes for Sale	43	46	+ 7.0%	—	—	—
Months Supply of Inventory	1.3	1.7	+ 30.8%	—	—	—

Townhouse-Condo	January			Year to Date		
	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	2	1	- 50.0%	2	1	- 50.0%
Pending Sales	0	1	—	0	1	—
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	48	—	—	48	—
Median Sales Price*	—	\$130,000	—	—	\$130,000	—
Average Sales Price*	—	\$130,000	—	—	\$130,000	—
Percent of List Price Received*	—	89.7%	—	—	89.7%	—
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	2.3	0.6	- 73.9%	—	—	—

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

