Local Market Update – January 2024A Research Tool Provided by Iowa Association of REALTORS®



Monroe County

Single-Family Detached		January			Year to Date	
Key Metrics	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change
New Listings	4	6	+ 50.0%	4	6	+ 50.0%
Pending Sales	6	4	- 33.3%	6	4	- 33.3%
Closed Sales	4	2	- 50.0%	4	2	- 50.0%
Days on Market Until Sale	78	22	- 71.8%	78	22	- 71.8%
Median Sales Price*	\$105,000	\$157,500	+ 50.0%	\$105,000	\$157,500	+ 50.0%
Average Sales Price*	\$121,000	\$157,500	+ 30.2%	\$121,000	\$157,500	+ 30.2%
Percent of List Price Received*	83.6%	94.1%	+ 12.6%	83.6%	94.1%	+ 12.6%
Inventory of Homes for Sale	9	18	+ 100.0%		_	_
Months Supply of Inventory	1.7	3.3	+ 94.1%		_	_

Townhouse-Condo		January			Year to Date			
Key Metrics	2023	2024	% Change	Thru 1-2023	Thru 1-2024	% Change		
New Listings	0	0	0.0%	0	0	0.0%		
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	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 State of Iowa -Monroe County -\$250,000 \$200,000 \$150,000 \$100.000 \$50,000 1-2014 1-2016 1-2018 1-2020 1-2022 1-2024

State of Iowa -Monroe County \$260,000 \$240,000 \$220,000 \$200,000 \$180,000

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.

\$160,000

\$140,000

\$120,000

1-2014

1-2018

1-2020

1-2022

1-2024

1-2016