

Local Market Update – September 2024

A Research Tool Provided by Iowa Association of REALTORS®



Clarke County

Single-Family Detached

Key Metrics	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	12	16	+ 33.3%	93	124	+ 33.3%
Pending Sales	7	11	+ 57.1%	77	103	+ 33.8%
Closed Sales	10	14	+ 40.0%	75	91	+ 21.3%
Days on Market Until Sale	36	55	+ 52.8%	51	58	+ 13.7%
Median Sales Price*	\$179,250	\$205,000	+ 14.4%	\$177,000	\$183,500	+ 3.7%
Average Sales Price*	\$181,040	\$242,582	+ 34.0%	\$214,516	\$210,848	- 1.7%
Percent of List Price Received*	96.1%	95.5%	- 0.6%	95.8%	94.5%	- 1.4%
Inventory of Homes for Sale	25	39	+ 56.0%	—	—	—
Months Supply of Inventory	3.4	3.7	+ 8.8%	—	—	—

Townhouse-Condo

Key Metrics	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% 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.

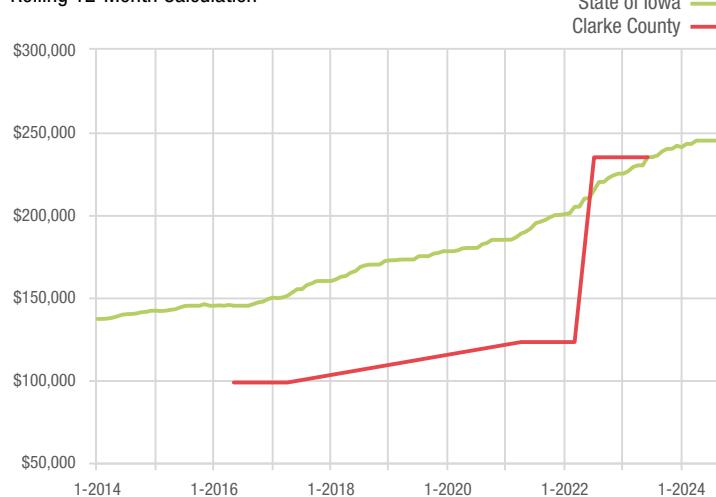
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



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.