

Local Market Update – September 2024

A Research Tool Provided by Iowa Association of REALTORS®



Monona County

Single-Family Detached

Key Metrics	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	7	9	+ 28.6%	59	69	+ 16.9%
Pending Sales	7	7	0.0%	42	52	+ 23.8%
Closed Sales	7	5	- 28.6%	37	47	+ 27.0%
Days on Market Until Sale	42	71	+ 69.0%	39	38	- 2.6%
Median Sales Price*	\$162,740	\$93,000	- 42.9%	\$170,850	\$164,900	- 3.5%
Average Sales Price*	\$185,191	\$134,640	- 27.3%	\$176,301	\$177,889	+ 0.9%
Percent of List Price Received*	97.2%	88.2%	- 9.3%	97.7%	96.5%	- 1.2%
Inventory of Homes for Sale	14	17	+ 21.4%	—	—	—
Months Supply of Inventory	3.2	3.2	0.0%	—	—	—

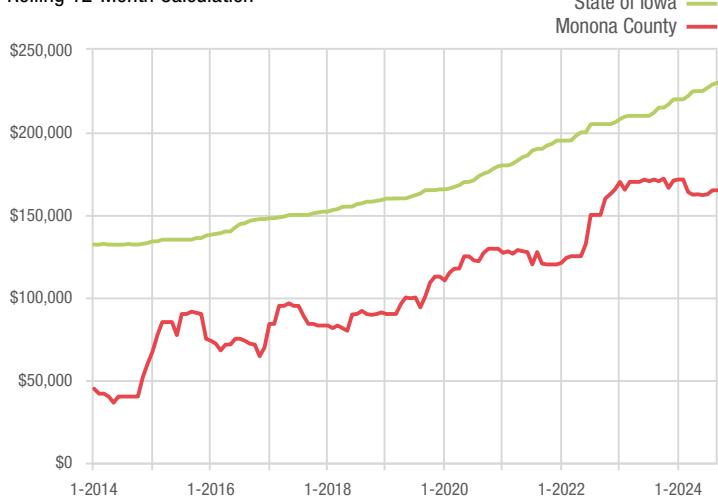
Townhouse-Condo

Key Metrics	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	2	0	- 100.0%	7	0	- 100.0%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	1	0.0%
Days on Market Until Sale	—	—	—	0	180	—
Median Sales Price*	—	—	—	\$130,000	\$238,500	+ 83.5%
Average Sales Price*	—	—	—	\$130,000	\$238,500	+ 83.5%
Percent of List Price Received*	—	—	—	108.3%	99.4%	- 8.2%
Inventory of Homes for Sale	6	0	- 100.0%	—	—	—
Months Supply of Inventory	6.0	—	—	—	—	—

* 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.