

Local Market Update – September 2024

A Research Tool Provided by Iowa Association of REALTORS®

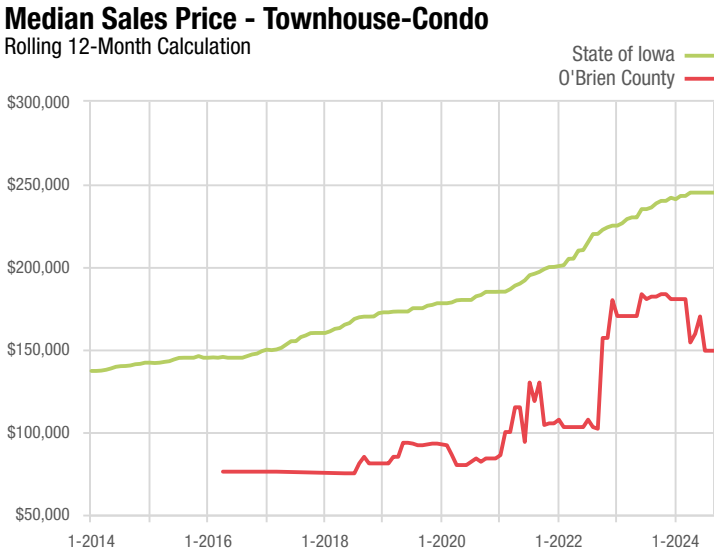
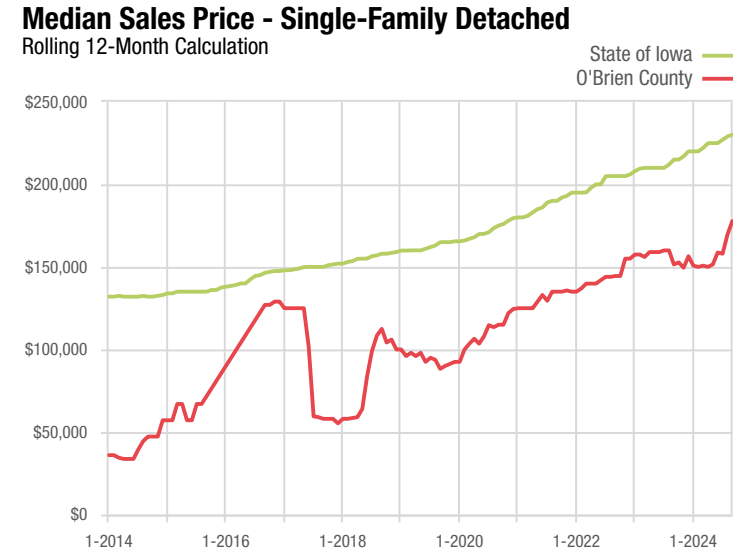


O'Brien County

Single-Family Detached	September			Year to Date		
Key Metrics	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	15	11	- 26.7%	122	94	- 23.0%
Pending Sales	18	6	- 66.7%	95	84	- 11.6%
Closed Sales	14	8	- 42.9%	84	76	- 9.5%
Days on Market Until Sale	34	16	- 52.9%	47	78	+ 66.0%
Median Sales Price*	\$116,500	\$195,000	+ 67.4%	\$149,750	\$179,500	+ 19.9%
Average Sales Price*	\$128,679	\$261,000	+ 102.8%	\$164,096	\$198,867	+ 21.2%
Percent of List Price Received*	94.4%	97.3%	+ 3.1%	94.2%	94.3%	+ 0.1%
Inventory of Homes for Sale	36	28	- 22.2%	—	—	—
Months Supply of Inventory	3.9	3.0	- 23.1%	—	—	—

Townhouse-Condo	September			Year to Date		
Key Metrics	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	4	6	+ 50.0%	6	26	+ 333.3%
Pending Sales	0	2	—	1	8	+ 700.0%
Closed Sales	0	0	0.0%	1	4	+ 300.0%
Days on Market Until Sale	—	—	—	22	71	+ 222.7%
Median Sales Price*	—	—	—	\$180,500	\$149,250	- 17.3%
Average Sales Price*	—	—	—	\$180,500	\$188,875	+ 4.6%
Percent of List Price Received*	—	—	—	92.6%	98.4%	+ 6.3%
Inventory of Homes for Sale	6	20	+ 233.3%	—	—	—
Months Supply of Inventory	6.0	12.5	+ 108.3%	—	—	—

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



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.