

Local Market Update – September 2024

A Research Tool Provided by Iowa Association of REALTORS®



Polk County

Single-Family Detached

| Key Metrics | September | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| | 2023 | 2024 | % Change | Thru 9-2023 | Thru 9-2024 | % Change |
| New Listings | 601 | 697 | + 16.0% | 5,896 | 6,019 | + 2.1% |
| Pending Sales | 411 | 521 | + 26.8% | 5,032 | 4,880 | - 3.0% |
| Closed Sales | 508 | 475 | - 6.5% | 4,836 | 4,570 | - 5.5% |
| Days on Market Until Sale | 35 | 40 | + 14.3% | 40 | 45 | + 12.5% |
| Median Sales Price* | \$297,700 | \$299,950 | + 0.8% | \$285,000 | \$300,000 | + 5.3% |
| Average Sales Price* | \$325,807 | \$326,349 | + 0.2% | \$314,569 | \$322,536 | + 2.5% |
| Percent of List Price Received* | 99.4% | 99.2% | - 0.2% | 99.5% | 99.0% | - 0.5% |
| Inventory of Homes for Sale | 1,331 | 1,471 | + 10.5% | — | — | — |
| Months Supply of Inventory | 2.6 | 2.9 | + 11.5% | — | — | — |

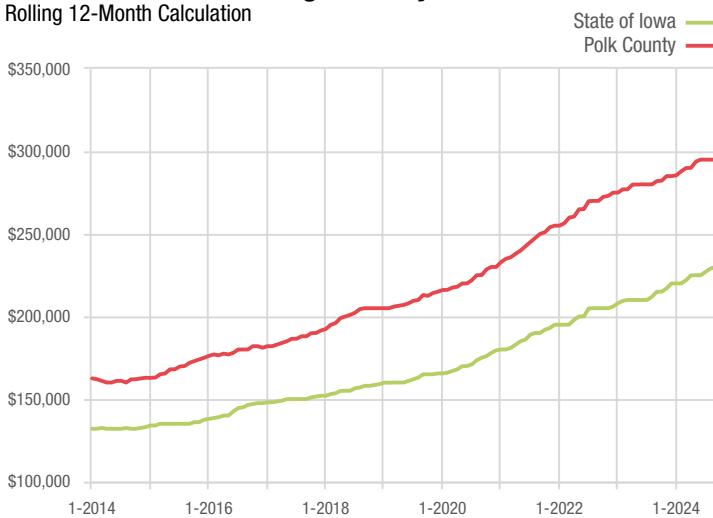
Townhouse-Condo

| Key Metrics | September | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| | 2023 | 2024 | % Change | Thru 9-2023 | Thru 9-2024 | % Change |
| New Listings | 111 | 139 | + 25.2% | 1,281 | 1,274 | - 0.5% |
| Pending Sales | 83 | 101 | + 21.7% | 1,057 | 978 | - 7.5% |
| Closed Sales | 122 | 81 | - 33.6% | 1,038 | 912 | - 12.1% |
| Days on Market Until Sale | 61 | 81 | + 32.8% | 54 | 65 | + 20.4% |
| Median Sales Price* | \$222,450 | \$244,000 | + 9.7% | \$232,750 | \$235,700 | + 1.3% |
| Average Sales Price* | \$253,077 | \$282,193 | + 11.5% | \$246,885 | \$254,090 | + 2.9% |
| Percent of List Price Received* | 99.1% | 98.3% | - 0.8% | 99.1% | 98.7% | - 0.4% |
| Inventory of Homes for Sale | 343 | 380 | + 10.8% | — | — | — |
| Months Supply of Inventory | 3.1 | 3.8 | + 22.6% | — | — | — |

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

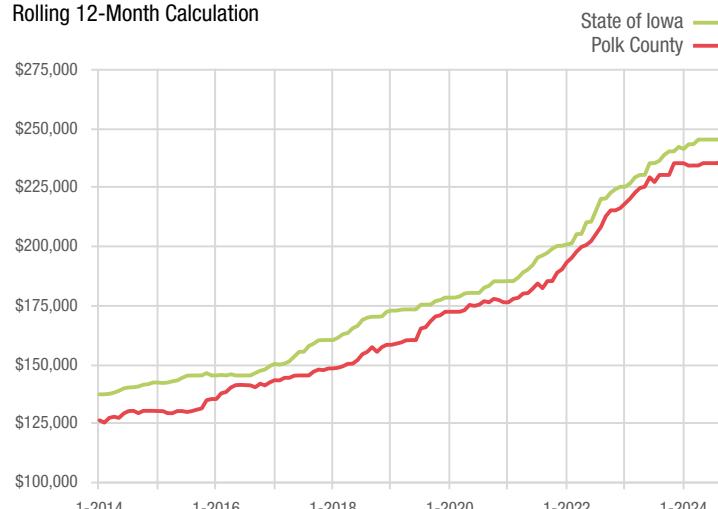
Median Sales Price - Single-Family Detached

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.