

# Local Market Update – September 2024

A Research Tool Provided by Iowa Association of REALTORS®



## Van Buren County

### Single-Family Detached

Key Metrics	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	4	2	- 50.0%	36	38	+ 5.6%
Pending Sales	3	0	- 100.0%	37	28	- 24.3%
Closed Sales	2	3	+ 50.0%	35	32	- 8.6%
Days on Market Until Sale	25	45	+ 80.0%	52	43	- 17.3%
Median Sales Price*	\$145,000	\$153,000	+ 5.5%	\$130,000	\$144,950	+ 11.5%
Average Sales Price*	\$145,000	\$152,667	+ 5.3%	\$206,266	\$187,416	- 9.1%
Percent of List Price Received*	96.4%	89.3%	- 7.4%	95.3%	95.1%	- 0.2%
Inventory of Homes for Sale	7	12	+ 71.4%	—	—	—
Months Supply of Inventory	1.9	3.2	+ 68.4%	—	—	—

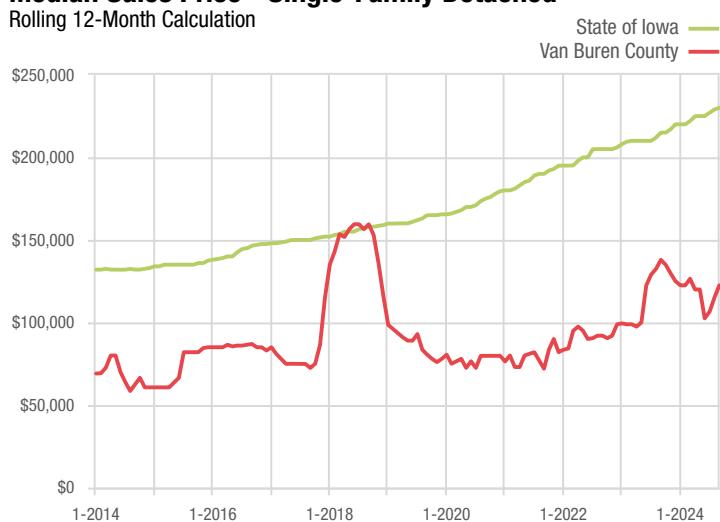
### Townhouse-Condo

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.

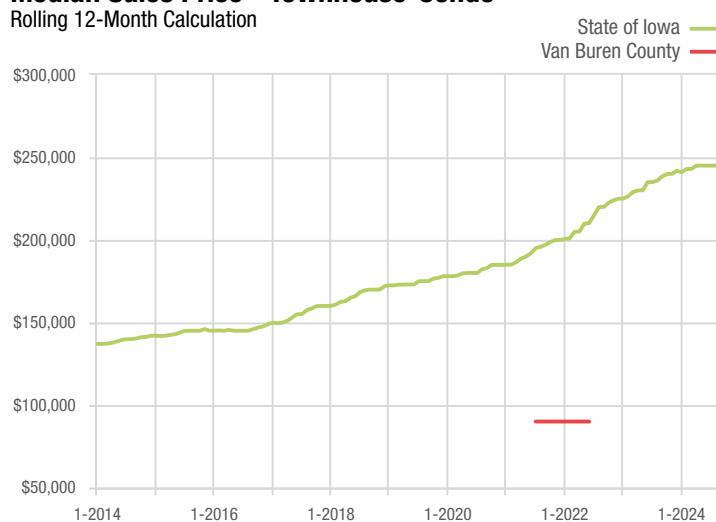
### Median Sales Price - Single-Family Detached

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.