

Local Market Update – September 2024

A Research Tool Provided by Iowa Association of REALTORS®



Wapello County

Single-Family Detached

Key Metrics	September			Year to Date		
	2023	2024	% Change	Thru 9-2023	Thru 9-2024	% Change
New Listings	30	39	+ 30.0%	259	324	+ 25.1%
Pending Sales	28	22	- 21.4%	255	253	- 0.8%
Closed Sales	32	29	- 9.4%	234	239	+ 2.1%
Days on Market Until Sale	38	38	0.0%	42	43	+ 2.4%
Median Sales Price*	\$140,000	\$120,000	- 14.3%	\$130,500	\$130,000	- 0.4%
Average Sales Price*	\$165,663	\$135,066	- 18.5%	\$152,920	\$150,538	- 1.6%
Percent of List Price Received*	97.2%	94.0%	- 3.3%	96.2%	95.8%	- 0.4%
Inventory of Homes for Sale	39	113	+ 189.7%	—	—	—
Months Supply of Inventory	1.4	4.3	+ 207.1%	—	—	—

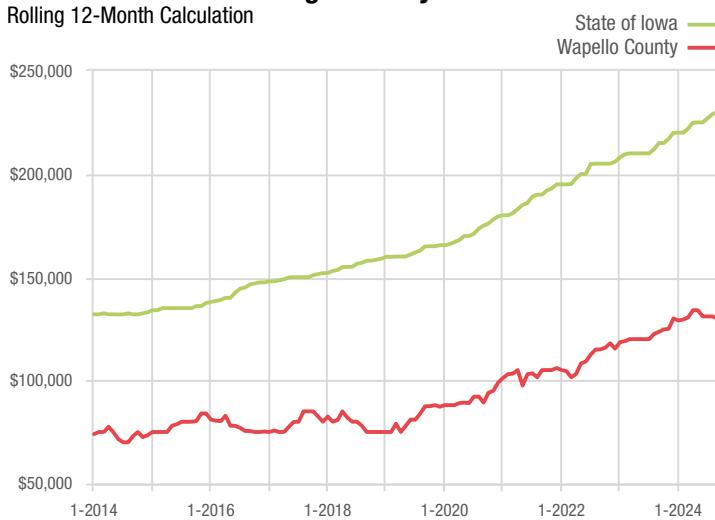
Townhouse-Condo

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.

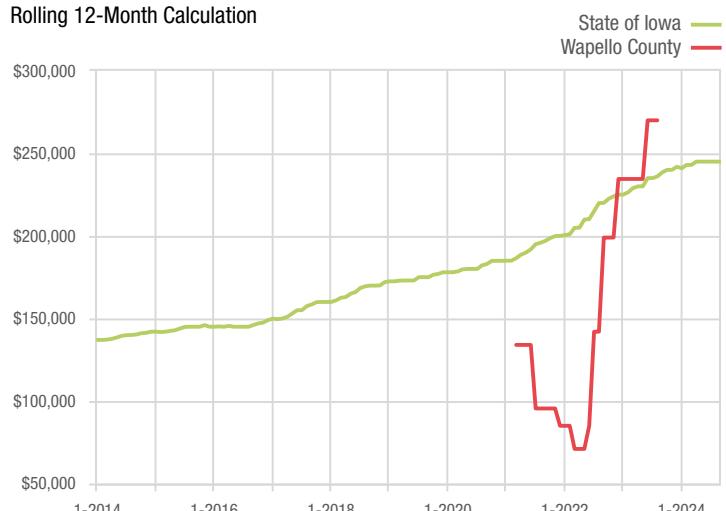
Median Sales Price - Single-Family Detached

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.