

Local Market Update – October 2024

A Research Tool Provided by Iowa Association of REALTORS®



Dickinson County

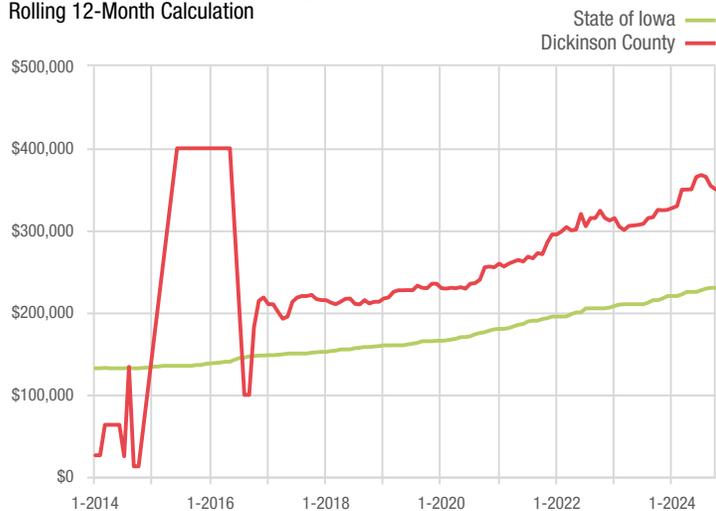
Single-Family Detached	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	25	35	+ 40.0%	384	387	+ 0.8%
Pending Sales	30	21	- 30.0%	328	278	- 15.2%
Closed Sales	28	24	- 14.3%	313	291	- 7.0%
Days on Market Until Sale	75	74	- 1.3%	89	105	+ 18.0%
Median Sales Price*	\$540,000	\$570,500	+ 5.6%	\$350,000	\$379,650	+ 8.5%
Average Sales Price*	\$822,595	\$712,365	- 13.4%	\$552,840	\$613,555	+ 11.0%
Percent of List Price Received*	95.7%	95.8%	+ 0.1%	97.8%	97.4%	- 0.4%
Inventory of Homes for Sale	87	115	+ 32.2%	—	—	—
Months Supply of Inventory	2.9	4.4	+ 51.7%	—	—	—

Townhouse-Condo	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	12	12	0.0%	119	170	+ 42.9%
Pending Sales	12	6	- 50.0%	98	119	+ 21.4%
Closed Sales	19	21	+ 10.5%	96	104	+ 8.3%
Days on Market Until Sale	272	158	- 41.9%	169	191	+ 13.0%
Median Sales Price*	\$437,016	\$499,500	+ 14.3%	\$422,500	\$439,803	+ 4.1%
Average Sales Price*	\$440,895	\$479,811	+ 8.8%	\$459,947	\$517,013	+ 12.4%
Percent of List Price Received*	99.4%	98.3%	- 1.1%	99.2%	98.1%	- 1.1%
Inventory of Homes for Sale	61	96	+ 57.4%	—	—	—
Months Supply of Inventory	6.9	8.8	+ 27.5%	—	—	—

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

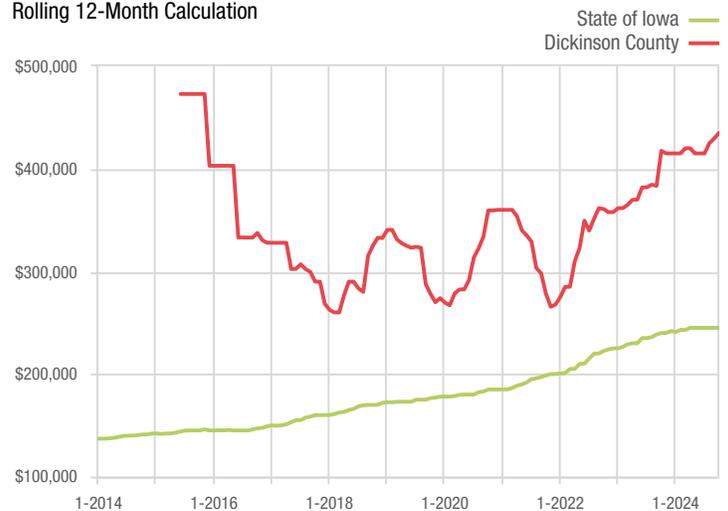
Median Sales Price - Single-Family Detached

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.