

Local Market Update – October 2024

A Research Tool Provided by Iowa Association of REALTORS®



Hamilton County

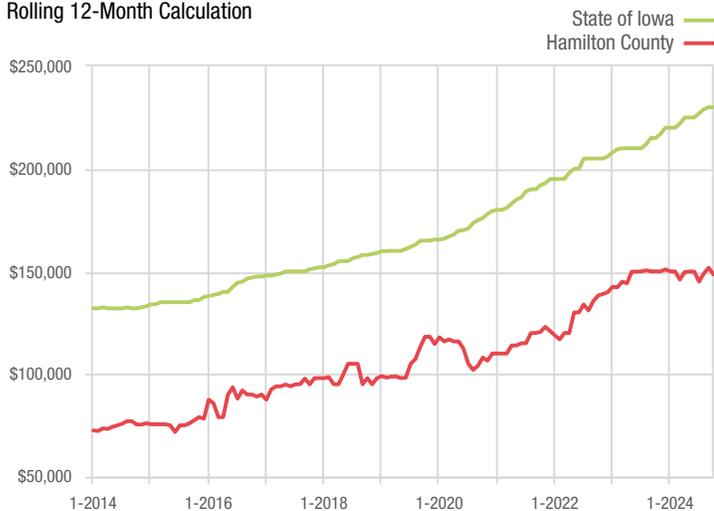
Single-Family Detached	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
Key Metrics						
New Listings	16	21	+ 31.3%	162	141	- 13.0%
Pending Sales	6	12	+ 100.0%	136	122	- 10.3%
Closed Sales	13	13	0.0%	137	117	- 14.6%
Days on Market Until Sale	42	48	+ 14.3%	36	53	+ 47.2%
Median Sales Price*	\$160,000	\$137,000	- 14.4%	\$150,000	\$145,000	- 3.3%
Average Sales Price*	\$196,069	\$134,069	- 31.6%	\$172,710	\$157,939	- 8.6%
Percent of List Price Received*	94.5%	94.3%	- 0.2%	95.7%	95.5%	- 0.2%
Inventory of Homes for Sale	37	45	+ 21.6%	—	—	—
Months Supply of Inventory	2.9	3.8	+ 31.0%	—	—	—

Townhouse-Condo	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
Key Metrics						
New Listings	0	0	0.0%	0	2	—
Pending Sales	0	0	0.0%	0	1	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	59	—
Median Sales Price*	—	—	—	—	\$105,900	—
Average Sales Price*	—	—	—	—	\$105,900	—
Percent of List Price Received*	—	—	—	—	101.0%	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

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

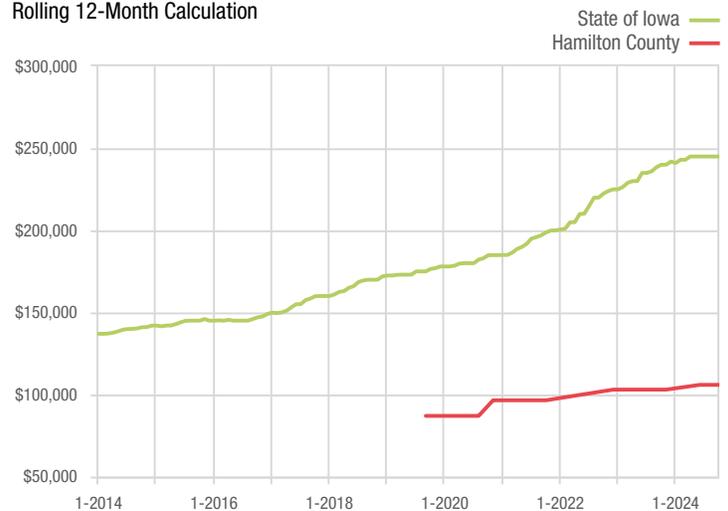
Median Sales Price - Single-Family Detached

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.