

Local Market Update – October 2024

A Research Tool Provided by Iowa Association of REALTORS®



Lucas County

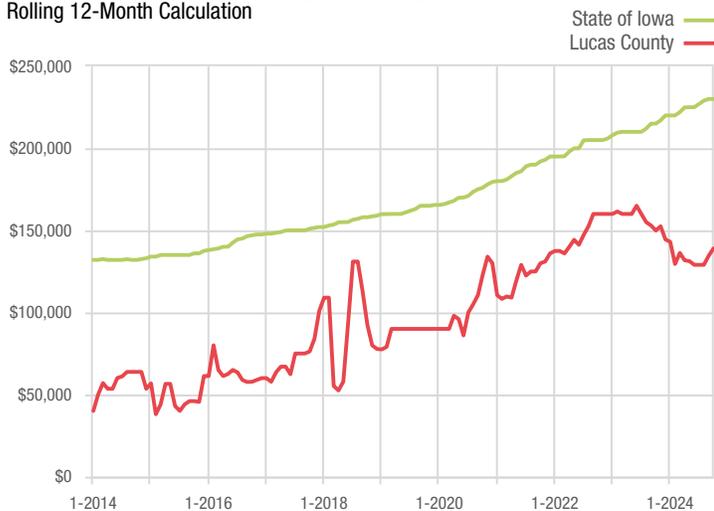
Single-Family Detached	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	8	5	- 37.5%	74	137	+ 85.1%
Pending Sales	10	8	- 20.0%	60	81	+ 35.0%
Closed Sales	6	4	- 33.3%	59	76	+ 28.8%
Days on Market Until Sale	31	67	+ 116.1%	52	54	+ 3.8%
Median Sales Price*	\$129,000	\$115,500	- 10.5%	\$139,000	\$136,750	- 1.6%
Average Sales Price*	\$146,750	\$125,250	- 14.7%	\$183,566	\$168,769	- 8.1%
Percent of List Price Received*	86.8%	94.6%	+ 9.0%	94.9%	95.8%	+ 0.9%
Inventory of Homes for Sale	20	50	+ 150.0%	—	—	—
Months Supply of Inventory	3.2	6.5	+ 103.1%	—	—	—

Townhouse-Condo	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% 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.

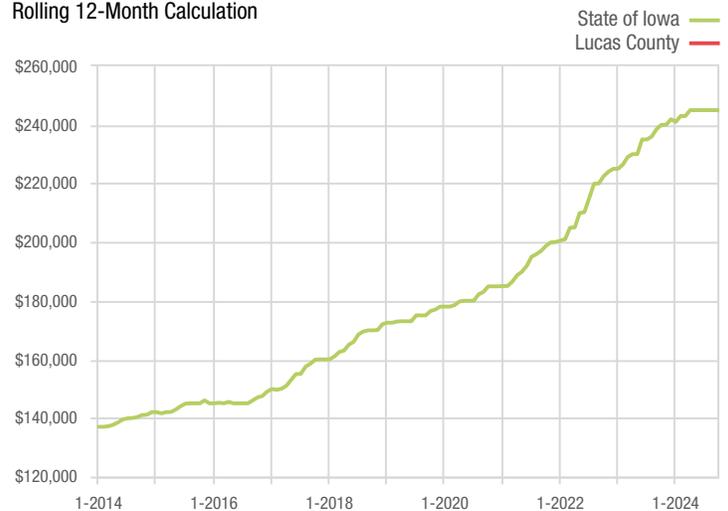
Median Sales Price - Single-Family Detached

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.