

Local Market Update – October 2024

A Research Tool Provided by Iowa Association of REALTORS®



Muscatine Board of REALTORS®

Includes Louisa and Muscatine Counties

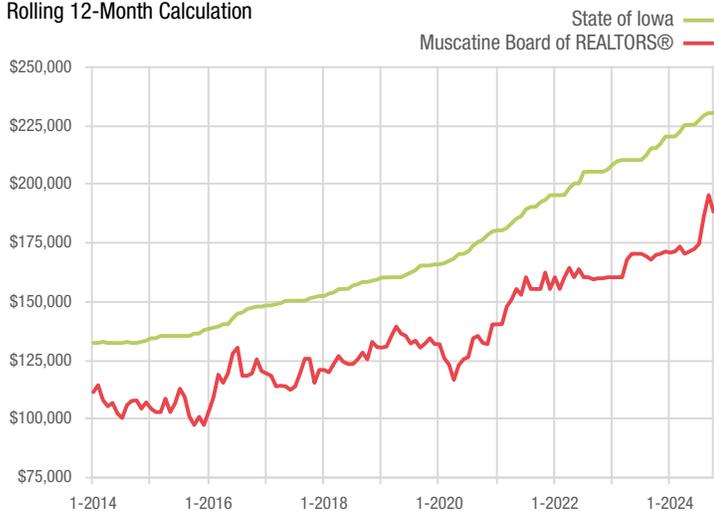
Single-Family Detached	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	50	49	- 2.0%	526	541	+ 2.9%
Pending Sales	43	48	+ 11.6%	445	423	- 4.9%
Closed Sales	10	13	+ 30.0%	120	93	- 22.5%
Days on Market Until Sale	23	31	+ 34.8%	51	38	- 25.5%
Median Sales Price*	\$187,000	\$164,000	- 12.3%	\$170,000	\$195,000	+ 14.7%
Average Sales Price*	\$210,100	\$176,415	- 16.0%	\$196,356	\$218,349	+ 11.2%
Percent of List Price Received*	97.8%	99.3%	+ 1.5%	97.5%	96.9%	- 0.6%
Inventory of Homes for Sale	92	97	+ 5.4%	—	—	—
Months Supply of Inventory	2.2	2.4	+ 9.1%	—	—	—

Townhouse-Condo	October			Year to Date		
	2023	2024	% Change	Thru 10-2023	Thru 10-2024	% Change
New Listings	1	1	0.0%	21	17	- 19.0%
Pending Sales	0	0	0.0%	14	11	- 21.4%
Closed Sales	0	0	0.0%	2	3	+ 50.0%
Days on Market Until Sale	—	—	—	43	33	- 23.3%
Median Sales Price*	—	—	—	\$267,500	\$185,000	- 30.8%
Average Sales Price*	—	—	—	\$267,500	\$148,333	- 44.5%
Percent of List Price Received*	—	—	—	98.2%	98.3%	+ 0.1%
Inventory of Homes for Sale	5	5	0.0%	—	—	—
Months Supply of Inventory	2.5	3.1	+ 24.0%	—	—	—

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

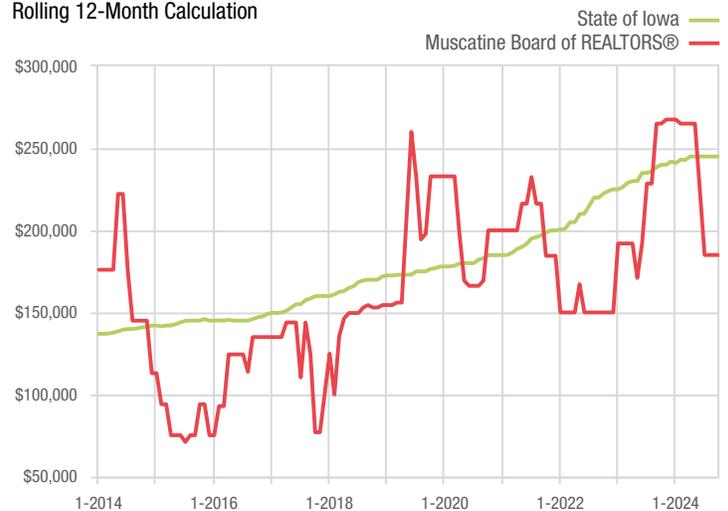
Median Sales Price - Single-Family Detached

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.