

# Local Market Update – November 2024

A Research Tool Provided by Iowa Association of REALTORS®



## Buchanan County

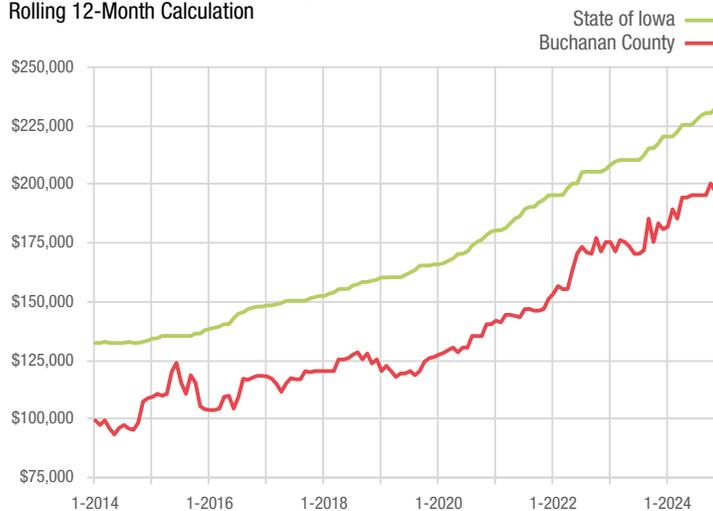
Single-Family Detached	November			Year to Date		
	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	10	8	- 20.0%	207	204	- 1.4%
Pending Sales	4	12	+ 200.0%	189	158	- 16.4%
Closed Sales	10	15	+ 50.0%	189	154	- 18.5%
Days on Market Until Sale	19	28	+ 47.4%	38	35	- 7.9%
Median Sales Price*	\$194,500	<b>\$144,900</b>	- 25.5%	\$176,230	<b>\$195,000</b>	+ 10.7%
Average Sales Price*	\$199,690	<b>\$158,227</b>	- 20.8%	\$202,360	<b>\$227,261</b>	+ 12.3%
Percent of List Price Received*	98.2%	<b>95.4%</b>	- 2.9%	97.8%	<b>97.1%</b>	- 0.7%
Inventory of Homes for Sale	23	41	+ 78.3%	—	—	—
Months Supply of Inventory	1.4	3.0	+ 114.3%	—	—	—

Townhouse-Condo	November			Year to Date		
	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	2	0	- 100.0%	9	9	0.0%
Pending Sales	1	0	- 100.0%	5	6	+ 20.0%
Closed Sales	2	2	0.0%	3	7	+ 133.3%
Days on Market Until Sale	1	3	+ 200.0%	4	31	+ 675.0%
Median Sales Price*	\$186,000	<b>\$194,250</b>	+ 4.4%	\$182,500	<b>\$200,000</b>	+ 9.6%
Average Sales Price*	\$186,000	<b>\$194,250</b>	+ 4.4%	\$183,500	<b>\$213,986</b>	+ 16.6%
Percent of List Price Received*	100.0%	<b>98.3%</b>	- 1.7%	98.0%	<b>96.9%</b>	- 1.1%
Inventory of Homes for Sale	4	2	- 50.0%	—	—	—
Months Supply of Inventory	3.2	1.7	- 46.9%	—	—	—

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

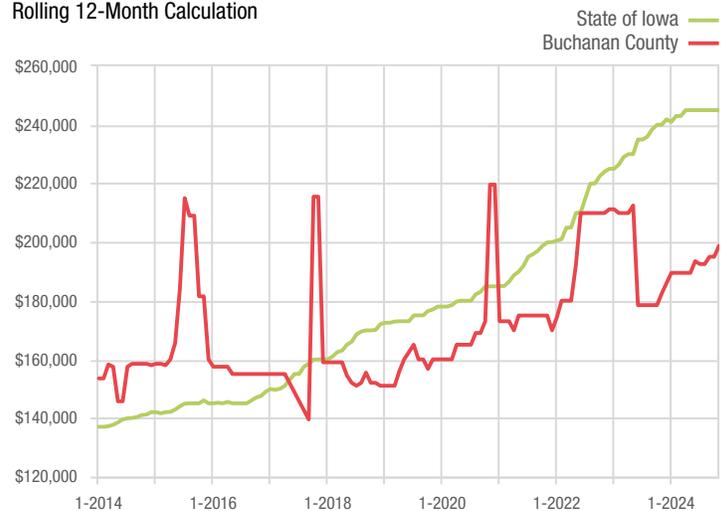
### Median Sales Price - Single-Family Detached

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.