Local Market Update – November 2024

A Research Tool Provided by Iowa Association of REALTORS®
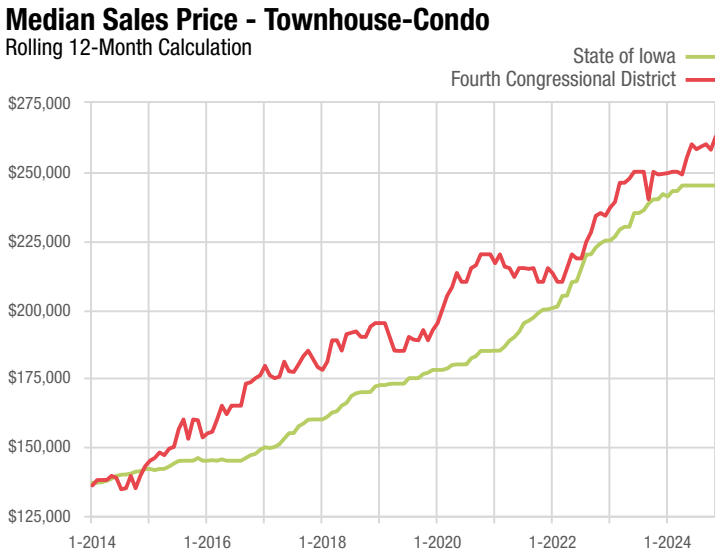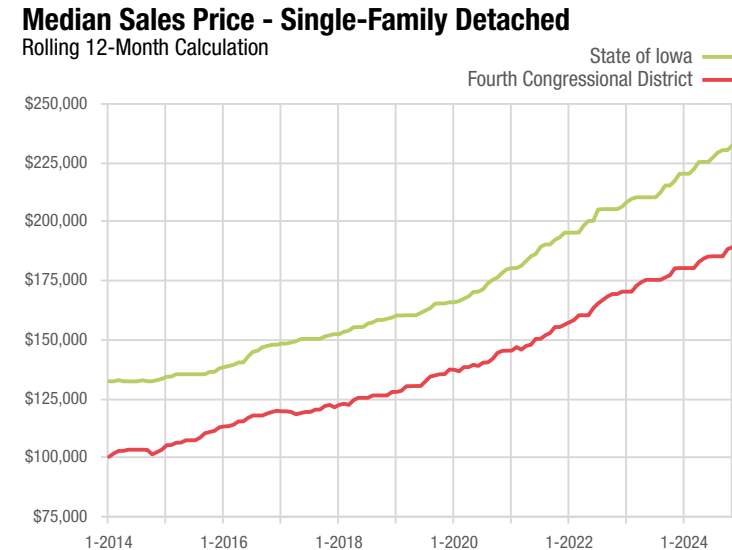
Iowa Association of REALTORS®

Fourth Congressional District

Includes Audubon, Boone, Buena Vista, Butler, Calhoun, Carroll, Cerro Gordo, Cherokee, Chickasaw, Clay, Crawford, Dickinson, Emmet, Floyd, Franklin, Greene, Grundy, Hamilton, Hancock, Hardin, Harrison, Humboldt, Ida, Kossuth, Lyon, Monona, O'Brien, Osceola, Palo Alto, Plymouth, Pocahontas, Sac, Shelby, Sioux, Story, Webster, Winnebago, Woodbury and Wright Counties

Single-Family Detached

Key Metrics	November			Year to Date		
	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	540	**647**	+ 19.8%	8,057	**8,829**	+ 9.6%
Pending Sales	468	**478**	+ 2.1%	6,885	**7,081**	+ 2.8%
Closed Sales	612	**606**	- 1.0%	6,675	**6,888**	+ 3.2%
Days on Market Until Sale	46	**51**	+ 10.9%	45	**54**	+ 20.0%
Median Sales Price*	$181,000	**$185,000**	+ 2.2%	$180,000	**$189,900**	+ 5.5%
Average Sales Price*	$224,989	**$232,747**	+ 3.4%	$223,941	**$236,787**	+ 5.7%
Percent of List Price Received*	96.1%	**96.5%**	+ 0.4%	97.0%	**96.5%**	- 0.5%
Inventory of Homes for Sale	2,051	**2,069**	+ 0.9%	—	—	—
Months Supply of Inventory	3.4	**3.3**	- 2.9%	—	—	—

Townhouse-Condo

Key Metrics	November			Year to Date		
	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	34	**40**	+ 17.6%	497	**663**	+ 33.4%
Pending Sales	26	**30**	+ 15.4%	413	**478**	+ 15.7%
Closed Sales	36	**46**	+ 27.8%	401	**448**	+ 11.7%
Days on Market Until Sale	74	**101**	+ 36.5%	91	**96**	+ 5.5%
Median Sales Price*	$239,500	**$301,950**	+ 26.1%	$250,000	**$265,000**	+ 6.0%
Average Sales Price*	$264,913	**$307,632**	+ 16.1%	$288,816	**$314,208**	+ 8.8%
Percent of List Price Received*	97.4%	**98.8%**	+ 1.4%	98.1%	**98.0%**	- 0.1%
Inventory of Homes for Sale	173	**240**	+ 38.7%	—	—	—
Months Supply of Inventory	4.8	**5.8**	+ 20.8%	—	—	—

* 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

State of Iowa —
Fourth Congressional District —

Median Sales Price - Townhouse-Condo
Rolling 12-Month Calculation

State of Iowa —
Fourth Congressional District —

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.