Local Market Update – November 2024A Research Tool Provided by Iowa Association of REALTORS®



Hamilton County

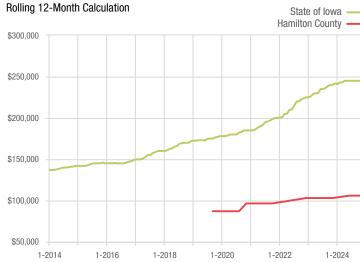
Single-Family Detached		November			Year to Date			
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change		
New Listings	21	11	- 47.6%	183	152	- 16.9%		
Pending Sales	12	12	0.0%	148	135	- 8.8%		
Closed Sales	9	6	- 33.3%	146	123	- 15.8%		
Days on Market Until Sale	64	54	- 15.6%	38	53	+ 39.5%		
Median Sales Price*	\$155,000	\$172,000	+ 11.0%	\$150,000	\$148,500	- 1.0%		
Average Sales Price*	\$160,639	\$180,500	+ 12.4%	\$171,961	\$159,048	- 7.5%		
Percent of List Price Received*	92.7%	91.0%	- 1.8%	95.5%	95.2%	- 0.3%		
Inventory of Homes for Sale	45	41	- 8.9%		_	_		
Months Supply of Inventory	3.5	3.5	0.0%		_	_		

Townhouse-Condo	November			Year to Date			
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change	
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	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 State of Iowa -Hamilton County \$250,000 \$200,000 \$150,000 \$100.000 1-2016 1-2018 1-2020 1-2022 1-2024

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.