## **Local Market Update – November 2024**

A Research Tool Provided by Iowa Association of REALTORS®



State of Iowa -

## **Southeast Iowa Regional Board of REALTORS®**

Includes Appanoose, Clarke (East of I-35), Davis, Decatur (East of I-35), Des Moines, Henry, Jefferson, Lee, Lucas, Mahaska, Monroe, Van Buren, **Wapello and Wayne Counties** 

Single-Family Detached		November			Year to Date			
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change		
New Listings	164	188	+ 14.6%	2,161	2,490	+ 15.2%		
Pending Sales	151	114	- 24.5%	2,082	2,055	- 1.3%		
Closed Sales	192	197	+ 2.6%	2,022	2,045	+ 1.1%		
Days on Market Until Sale	42	42	0.0%	46	45	- 2.2%		
Median Sales Price*	\$143,375	\$144,000	+ 0.4%	\$140,000	\$143,000	+ 2.1%		
Average Sales Price*	\$160,501	\$184,542	+ 15.0%	\$165,167	\$172,778	+ 4.6%		
Percent of List Price Received*	93.9%	95.9%	+ 2.1%	95.6%	95.3%	- 0.3%		
Inventory of Homes for Sale	351	664	+ 89.2%		_	_		
Months Supply of Inventory	1.9	3.6	+ 89.5%		_			

Townhouse-Condo	November			Year to Date		
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change
New Listings	0	1		1	1	0.0%
Pending Sales	0	0	0.0%	1	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	_	_		56	_	_
Median Sales Price*	_			\$132,500	_	_
Average Sales Price*	_		_	\$132,500	_	_
Percent of List Price Received*	_			91.4%	_	_
Inventory of Homes for Sale	0	1	_		_	_
Months Supply of Inventory	_		_		_	_

<sup>\*</sup> 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 -Southeast Iowa Regional Board of REALTORS® \$250,000 \$200,000 \$150,000 \$100,000 \$50,000 1-2016 1-2018 1-2020 1-2022 1-2024



**Median Sales Price - Townhouse-Condo** 



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. Current as of December 15, 2024. All data from the multiple listing services in the state of lowa. | Report © 2024 ShowingTime Plus, LLC.