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



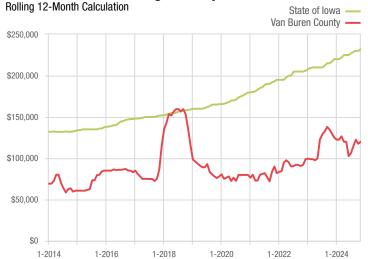
Van Buren County

Single-Family Detached		November			Year to Date			
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change		
New Listings	0	0	0.0%	44	46	+ 4.5%		
Pending Sales	5	1	- 80.0%	46	33	- 28.3%		
Closed Sales	5	2	- 60.0%	43	35	- 18.6%		
Days on Market Until Sale	73	59	- 19.2%	52	43	- 17.3%		
Median Sales Price*	\$80,000	\$86,500	+ 8.1%	\$129,500	\$128,000	- 1.2%		
Average Sales Price*	\$110,600	\$86,500	- 21.8%	\$193,530	\$176,980	- 8.6%		
Percent of List Price Received*	87.6%	95.1%	+ 8.6%	94.3%	95.2%	+ 1.0%		
Inventory of Homes for Sale	6	13	+ 116.7%		_	_		
Months Supply of Inventory	1.4	3.9	+ 178.6%		_	_		

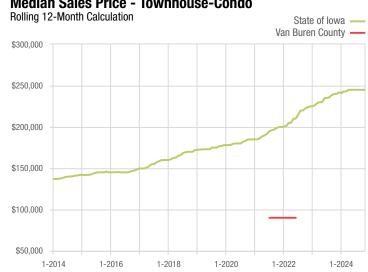
Townhouse-Condo		November			Year to Date		
Key Metrics	2023	2024	% Change	Thru 11-2023	Thru 11-2024	% Change	
New Listings	0	0	0.0%	0	0	0.0%	
Pending Sales	0	0	0.0%	0	0	0.0%	
Closed Sales	0	0	0.0%	0	0	0.0%	
Days on Market Until Sale	_	_		_	_	_	
Median Sales Price*	_	_		_	_	_	
Average Sales Price*	_	-		_	_	_	
Percent of List Price Received*	_	_		_	_	_	
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



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.