

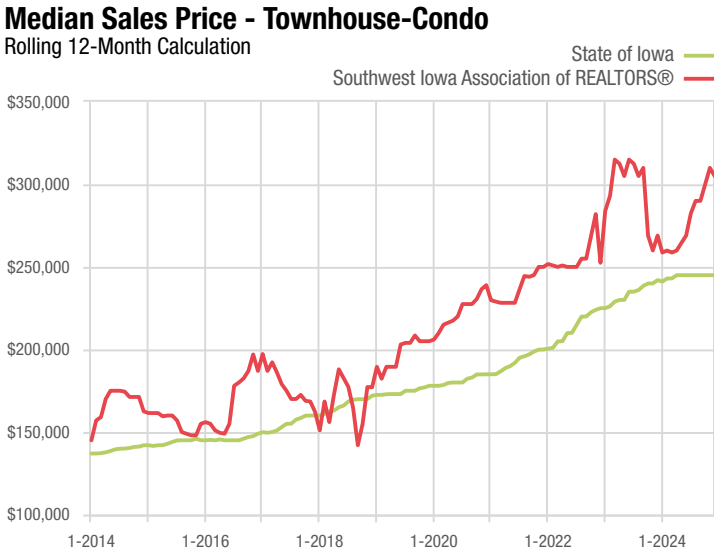
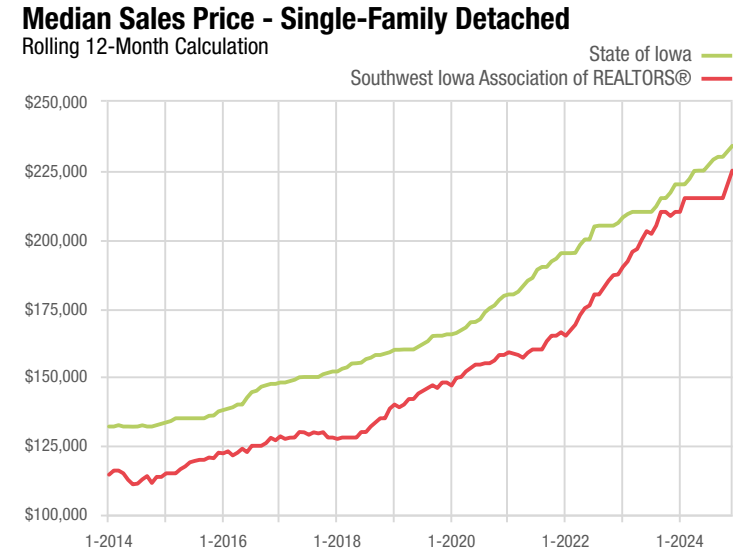
Southwest Iowa Association of REALTORS®

Includes Mills and Pottawattamie Counties

Single-Family Detached	December			Year to Date		
Key Metrics	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	78	72	- 7.7%	1,419	1,489	+ 4.9%
Pending Sales	66	50	- 24.2%	1,121	1,109	- 1.1%
Closed Sales	89	91	+ 2.2%	1,124	1,122	- 0.2%
Days on Market Until Sale	19	24	+ 26.3%	13	20	+ 53.8%
Median Sales Price*	\$204,950	\$260,000	+ 26.9%	\$210,000	\$225,000	+ 7.1%
Average Sales Price*	\$219,607	\$285,198	+ 29.9%	\$245,431	\$259,396	+ 5.7%
Percent of List Price Received*	97.3%	98.2%	+ 0.9%	100.2%	98.8%	- 1.4%
Inventory of Homes for Sale	123	155	+ 26.0%	—	—	—
Months Supply of Inventory	1.3	1.7	+ 30.8%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2023	2024	% Change	Thru 12-2023	Thru 12-2024	% Change
New Listings	5	3	- 40.0%	88	73	- 17.0%
Pending Sales	3	2	- 33.3%	69	54	- 21.7%
Closed Sales	3	4	+ 33.3%	63	54	- 14.3%
Days on Market Until Sale	9	6	- 33.3%	14	18	+ 28.6%
Median Sales Price*	\$339,000	\$213,500	- 37.0%	\$269,000	\$305,000	+ 13.4%
Average Sales Price*	\$316,667	\$228,000	- 28.0%	\$279,624	\$311,562	+ 11.4%
Percent of List Price Received*	98.0%	99.0%	+ 1.0%	99.9%	99.9%	0.0%
Inventory of Homes for Sale	14	15	+ 7.1%	—	—	—
Months Supply of Inventory	2.4	3.3	+ 37.5%	—	—	—

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



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.