

Local Market Update – June 2024

A Research Tool Provided by Iowa Association of REALTORS®



Northwest Iowa Regional Board of REALTORS®

Includes the Entire MLS service area

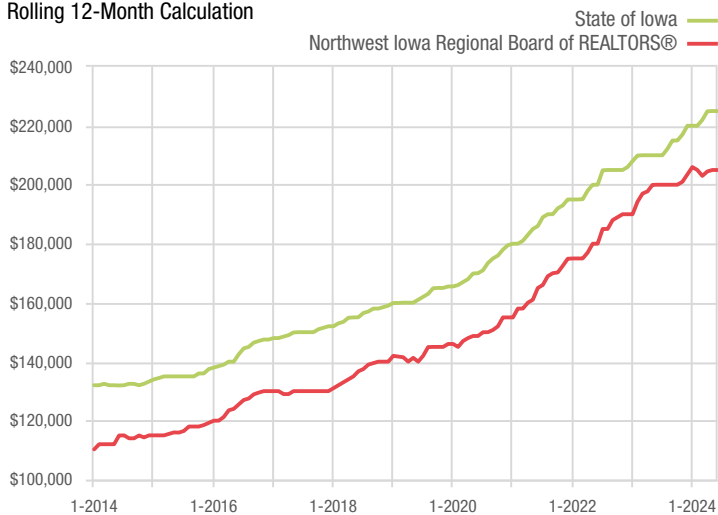
Single-Family Detached	June			Year to Date		
	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
New Listings	291	245	- 15.8%	1,410	1,431	+ 1.5%
Pending Sales	240	202	- 15.8%	1,201	1,177	- 2.0%
Closed Sales	279	219	- 21.5%	1,033	1,037	+ 0.4%
Days on Market Until Sale	22	34	+ 54.5%	36	43	+ 19.4%
Median Sales Price*	\$217,000	\$230,000	+ 6.0%	\$206,000	\$210,000	+ 1.9%
Average Sales Price*	\$251,236	\$260,434	+ 3.7%	\$239,073	\$237,368	- 0.7%
Percent of List Price Received*	98.9%	97.7%	- 1.2%	98.0%	97.1%	- 0.9%
Inventory of Homes for Sale	371	438	+ 18.1%	—	—	—
Months Supply of Inventory	2.0	2.3	+ 15.0%	—	—	—

Townhouse-Condo	June			Year to Date		
	2023	2024	% Change	Thru 6-2023	Thru 6-2024	% Change
New Listings	20	55	+ 175.0%	104	162	+ 55.8%
Pending Sales	16	21	+ 31.3%	78	91	+ 16.7%
Closed Sales	22	16	- 27.3%	68	67	- 1.5%
Days on Market Until Sale	44	110	+ 150.0%	67	74	+ 10.4%
Median Sales Price*	\$220,500	\$337,500	+ 53.1%	\$241,200	\$299,000	+ 24.0%
Average Sales Price*	\$225,054	\$319,498	+ 42.0%	\$259,092	\$292,052	+ 12.7%
Percent of List Price Received*	99.0%	98.6%	- 0.4%	98.7%	98.1%	- 0.6%
Inventory of Homes for Sale	55	110	+ 100.0%	—	—	—
Months Supply of Inventory	4.3	8.5	+ 97.7%	—	—	—

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

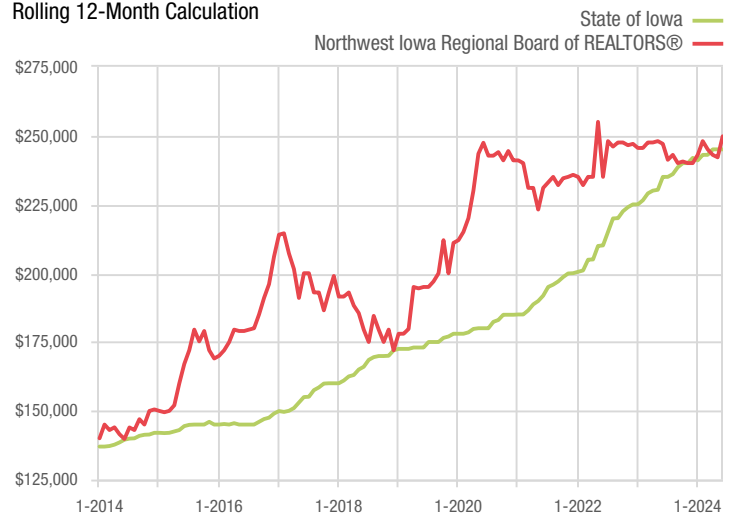
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

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.