



PEOPLESTM
C O M P A N Y

DES MOINES METRO

SINGLE FAMILY HOUSING STATISTICS

Q1 2025

These stats have been prepared by Kalen Ludwig & Keaton Dreher

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LUDWIG**
REAL ESTATE
SPECIALISTS

All numbers are pulled from the
Des Moines Area Multiple Listing Service

ABBREVIATIONS

NC = New Construction

DOM = Days on Market

months of inventory = Total Active/(Total Sold/12 months)

ACT = Active Listings

PND = Pending Listings

SLD = Sold Listings



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CURRENT MARKET SNAPSHOT

As of Feb 10, 2025

Total ACTIVE	1,998
NC ACTIVE	956
Total PENDING	1,087
NC PENDING	382
Total SOLD (2024)	7,827
NC SOLD (2024)	1,888
Total Months Supply	3.1
NC Months Supply	6.1

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SOLD HISTORY

*Sold includes single family homes sold in calendar year (As of February, 2025)

Year	Total Sold	NC Sold
2007	6,954	1,350 (19%)
2008	5,759	1,052 (18%)
2009	5,956	1,074 (18%)
2010	5,417	1,004 (19%)
2011	5,580	998 (18%)
2012	6,593	1,192 (18%)
2013	7,717	1,287 (17%)
2014	7,653	1,217 (16%)
2015	8,795	1,456 (17%)
2016	9,301	1,517 (16%)
2017	9,438	1,680 (18%)
2018	9,095	1,575 (17%)
2019	8,877	1,544 (17%)
2020	10,537	2,133 (20%)
2021	11,153	2,326 (21%)
2022	9,379	2,099 (22%)
2023	7,718	1,771 (22%)
2024	7,877	1,894 (27%)
2025	511	120 (23%)

*2025 is YTD as of February 2025

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TOTAL INVENTORY

*Sold includes single family homes sold in the last 12 months

City	ACT	NC ACT	PND	NC PND	SLD	NC SLD	DOM	NC DOM	Months Supply	NC Month Supply
Adel	65	43	22	12	146	58	89	149	5.3	8.9
Altoona	116	75	54	28	329	127	60	110	4.2	7.1
Ankeny	276	167	173	82	1098	392	69	138	3.0	5.1
Bondurant	80	52	23	12	182	90	82	133	5.3	6.9
Carlisle	17	5	9	1	67	8	20	17	3.0	7.5
Clive	77	36	36	18	239	77	53	90	3.9	5.6
Cumming	7	4	4	3	12	4	54	131	7.0	12.0
Des Moines	449	65	326	23	2608	134	31	101	2.1	5.8
Granger	13	9	9	2	54	22	52	78	2.9	4.9
Grimes	59	24	26	8	227	33	46	123	3.1	8.7
Indianola	36	12	29	3	220	54	48	118	2.0	2.7
Johnston	58	26	23	6	229	49	57	118	3.0	6.4
Norwalk	123	87	50	30	311	155	93	155	4.7	6.7
Pleasant Hill	25	9	9	5	137	40	66	154	2.2	2.7
Polk City	40	21	20	8	83	26	69	136	5.8	9.7
Urbandale	176	104	88	39	654	203	64	127	3.2	6.1
Van Meter	11	8	10	5	30	15	78	123	4.4	6.4
Waukee	255	172	105	77	587	330	86	120	5.2	6.3
WDM	115	37	71	20	614	71	40	114	2.2	6.3
TOTAL	1998	956	1087	382	7827	1888	-	-	3.1	6.1

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*Sold includes single family homes sold in the last 12 months

\$300,000 - \$399,999										
City	ACT	NC ACT	PND	NC PND	SLD	NC SLD	DOM	NC DOM	Months Supply	NC Month Supply
Adel	37	31	8	5	69	41	145	201	6.4	9.1
Altoona	60	48	31	21	178	99	80	115	4.0	5.8
Ankeny	124	85	69	39	482	230	91	158	3.1	4.4
Bondurant	57	44	19	9	108	62	106	161	6.3	8.5
Carlisle	8	2	5	2	20	6	29	4	4.8	4.0
Clive	9	3	12	-	64	10	49	167	1.7	3.6
Cumming	-	-	-	-	1	-	-	-	-	-
Des Moines	81	30	41	14	356	87	50	113	2.7	4.1
Granger	9	8	6	2	30	16	65	79	3.6	6.0
Grimes	13	-	10	-	87	2	40	229	1.8	-
Indianola	14	8	11	2	77	38	80	131	2.2	2.5
Johnston	4	1	4	-	84	20	56	153	0.6	0.6
Norwalk	70	62	24	19	158	124	132	161	5.3	6.0
Pleasant Hill	16	7	6	4	53	23	113	215	3.6	3.7
Polk City	12	5	3	2	18	3	47	109	8.0	20.0
Urbandale	57	33	24	12	212	69	61	130	3.2	5.7
Van Meter	2	2	3	3	11	10	149	162	2.2	2.4
Waukee	67	54	49	36	273	172	98	135	2.9	3.8
WDM	29	11	33	4	230	36	41	128	1.5	3.7
TOTAL	669	434	358	174	2511	1048	78	144	3.2	5.0

\$400,000 - \$499,999										
City	ACT	NC ACT	PND	NC PND	SLD	NC SLD	DOM	NC DOM	Months Supply	NC Month Supply
Adel	16	8	4	3	27	9	62	22	7.1	10.7
Altoona	27	20	12	6	48	21	62	95	6.8	11.4
Ankeny	71	36	39	16	231	78	69	125	3.7	5.5
Bondurant	11	4	6	2	24	15	101	134	5.5	3.2
Carlisle	-	-	-	-	2	-	10	-	-	-
Clive	10	2	3	-	39	7	40	109	3.1	3.4
Cumming	2	1	-	-	1	-	4	-	24.0	-
Des Moines	20	8	11	2	88	17	41	93	2.7	5.6
Granger	-	-	3	1	6	2	20	20	-	-
Grimes	16	7	7	3	48	9	53	110	4.0	9.3
Indianola	1	-	2	1	18	6	47	59	0.7	-
Johnston	17	9	12	6	52	11	85	175	3.9	9.8
Norwalk	14	6	9	5	35	11	63	117	4.8	6.5
Pleasant Hill	3	-	2	1	27	9	49	77	1.3	-
Polk City	13	11	6	3	19	10	127	197	8.2	13.2
Urbandale	43	28	13	8	133	52	67	115	3.9	6.5
Van Meter	-	-	4	1	2	-	112	-	-	-
Waukee	70	52	38	27	129	64	89	126	6.5	9.8
WDM	28	10	12	6	109	6	36	34	3.1	20.0
TOTAL	362	202	183	91	1038	327	64	116	4.2	7.4

*Sold includes single family homes sold in the last 12 months

\$500,000 - \$599,999										
City	ACT	NC ACT	PND	NC PND	SLD	NC SLD	DOM	NC DOM	Months Supply	NC Month Supply
Adel	-	-	4	2	9	2	36	46	-	-
Altoona	8	4	1	1	10	4	22	54	9.6	12.0
Ankeny	25	16	24	14	102	37	55	91	2.9	5.2
Bondurant	-	-	1	1	6	4	90	124	-	-
Carlisle	-	-	-	-	-	-	-	-	-	-
Clive	16	8	6	2	29	10	62	102	6.6	9.6
Cumming	3	3	1	-	3	2	3	-	12.0	18.0
Des Moines	2	-	3	-	33	-	36	-	0.7	-
Granger	-	-	-	-	2	-	35	-	-	-
Grimes	10	7	5	2	17	5	89	228	7.1	16.8
Indianola	3	2	3	-	8	2	63	141	4.5	12.0
Johnston	8	1	4	2	29	2	36	5	3.3	6.0
Norwalk	5	1	4	3	19	11	124	176	3.2	1.1
Pleasant Hill	-	-	-	-	8	4	59	97	-	-
Polk City	4	1	4	2	20	10	68	84	2.4	1.2
Urbandale	30	19	11	5	56	28	69	88	6.4	8.1
Van Meter	-	-	-	-	1	-	130	-	-	-
Waukee	35	25	21	17	76	54	89	112	5.5	5.6
WDM	13	5	4	3	39	9	59	98	4.0	6.7
TOTAL	162	92	96	54	467	184	64	104	4.2	6.0

\$600,000 - \$699,999										
City	ACT	NC ACT	PND	NC PND	SLD	NC SLD	DOM	NC DOM	Months Supply	NC Month Supply
Adel	-	-	-	-	2	1	5	-	-	-
Altoona	5	3	2	1	5	1	26	46	12.0	36.0
Ankeny	17	8	7	5	29	6	37	49	7.0	16.0
Bondurant	3	1	-	-	6	4	14	3	6.0	3.0
Carlisle	-	-	-	-	-	-	-	-	-	-
Clive	10	5	7	5	39	17	58	68	3.1	3.5
Cumming	1	1	2	2	5	-	110	-	2.4	4.0
Des Moines	5	1	-	-	15	4	45	42	4.0	3.0
Granger	1	-	-	-	1	-	36	-	12.0	-
Grimes	6	4	1	-	22	9	77	110	3.3	5.3
Indianola	2	-	-	-	6	3	102	115	4.0	-
Johnston	5	4	2	-	17	5	27	23	3.5	9.6
Norwalk	3	1	3	3	11	5	75	114	3.3	2.4
Pleasant Hill	2	1	-	-	4	3	44	8	6.0	4.0
Polk City	5	1	1	1	5	1	43	15	12.0	12.0
Urbandale	19	11	9	4	47	27	108	130	4.9	4.9
Van Meter	2	1	-	-	-	-	-	-	-	-
Waukee	22	18	7	5	34	24	67	80	7.8	9.0
WDM	5	2	6	3	32	7	34	31	1.9	3.4
TOTAL	113	62	47	29	280	120	62	83	4.8	6.2

*Sold includes single family homes sold in the last 12 months

\$700,000+										
City	ACT	NC ACT	PND	NC PND	SLD	NC SLD	DOM	NC DOM	Months Supply	NC Month Supply
Adel	5	1	-	-	3	-	58	-	20.0	-
Altoona	-	-	1	-	6	1	21	2	-	-
Ankeny	30	15	16	5	41	20	86	109	8.8	9.0
Bondurant	-	-	-	-	4	4	-	-	-	-
Carlisle	-	-	-	-	-	-	-	-	-	-
Clive	25	17	16	10	50	32	59	60	6.0	6.4
Cumming	5	-	-	-	3	-	28	-	20.0	-
Des Moines	8	-	3	-	32	-	55	-	3.0	-
Granger	3	2	-	-	7	3	19	-	5.1	8.0
Grimes	8	6	2	2	16	9	47	79	6.0	8.0
Indianola	3	1	-	-	1	-	-	-	36.0	-
Johnston	20	9	3	1	29	9	64	82	8.3	12.0
Norwalk	4	-	1	-	14	4	78	9	3.4	-
Pleasant Hill	-	-	1	1	-	-	-	-	-	-
Polk City	6	-	2	2	10	2	86	191	7.2	-
Urbandale	31	13	14	8	76	35	118	169	4.9	4.5
Van Meter	4	3	2	1	6	4	42	61	8.0	9.0
Waukee	31	10	7	4	40	17	73	62	9.3	7.1
WDM	20	9	12	4	57	11	87	154	4.2	9.8
TOTAL	203	86	80	38	395	151	77	99	6.2	6.8

