

Local Market Update – January 2020

A Research Tool Provided by Iowa Association of REALTORS®



Adair County

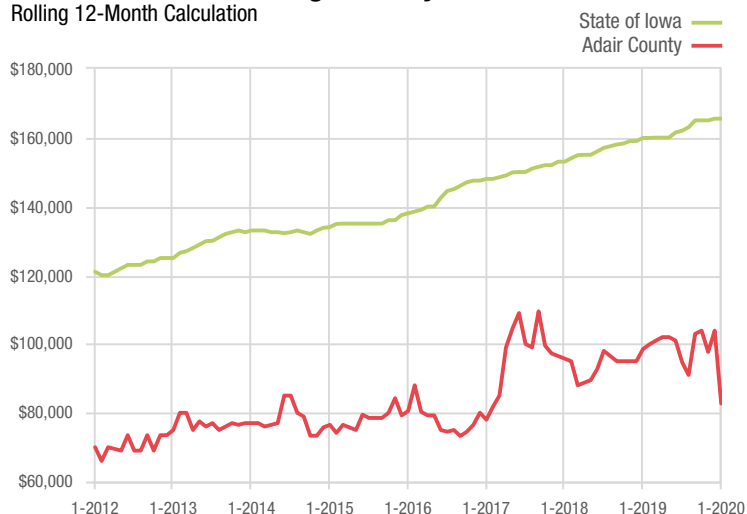
Single-Family Detached	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	0	4	—	0	4	—
Pending Sales	8	3	- 62.5%	8	3	- 62.5%
Closed Sales	7	6	- 14.3%	7	6	- 14.3%
Days on Market Until Sale	27	115	+ 325.9%	27	115	+ 325.9%
Median Sales Price*	\$115,000	\$61,193	- 46.8%	\$115,000	\$61,193	- 46.8%
Average Sales Price*	\$111,500	\$56,398	- 49.4%	\$111,500	\$56,398	- 49.4%
Percent of List Price Received*	93.1%	91.5%	- 1.7%	93.1%	91.5%	- 1.7%
Inventory of Homes for Sale	20	31	+ 55.0%	—	—	—
Months Supply of Inventory	3.2	8.9	+ 178.1%	—	—	—

Townhouse-Condo	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	1	0	- 100.0%	1	0	- 100.0%
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	2	0	- 100.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

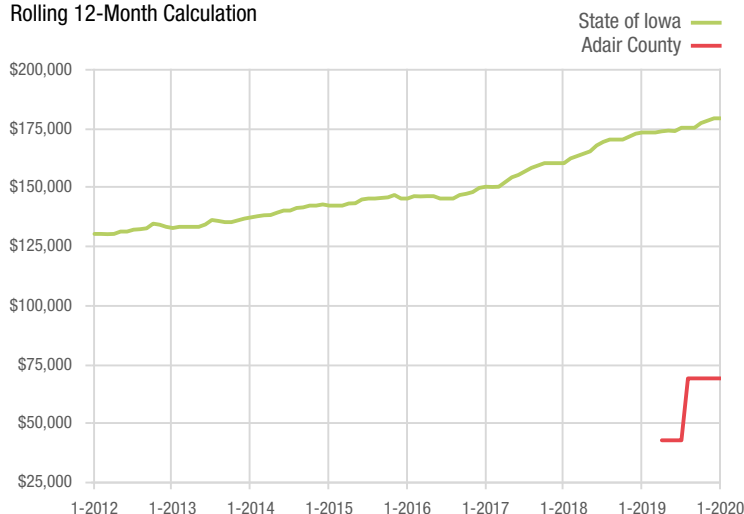
Median Sales Price - Single-Family Detached

Rolling 12-Month Calculation



Median Sales Price - Townhouse-Condo

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.