

Local Market Update – January 2020

A Research Tool Provided by Iowa Association of REALTORS®



Benton County

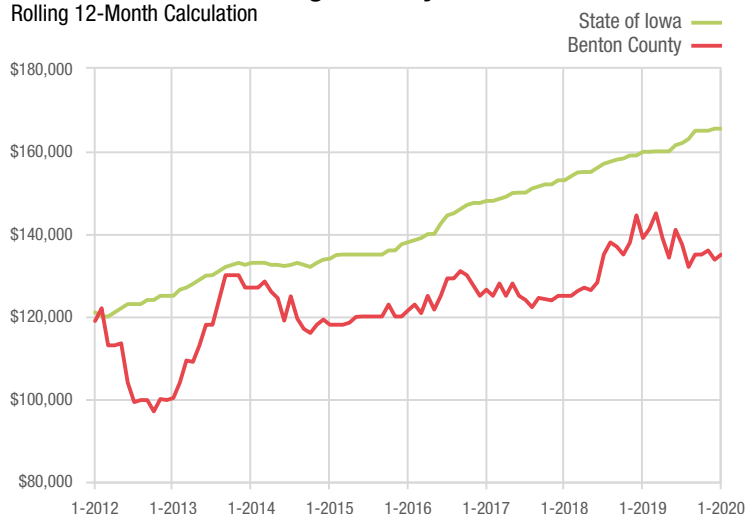
Single-Family Detached	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	23	23	0.0%	23	23	0.0%
Pending Sales	24	20	- 16.7%	24	20	- 16.7%
Closed Sales	15	14	- 6.7%	15	14	- 6.7%
Days on Market Until Sale	73	62	- 15.1%	73	62	- 15.1%
Median Sales Price*	\$112,000	\$102,500	- 8.5%	\$112,000	\$102,500	- 8.5%
Average Sales Price*	\$118,860	\$118,571	- 0.2%	\$118,860	\$118,571	- 0.2%
Percent of List Price Received*	91.0%	92.0%	+ 1.1%	91.0%	92.0%	+ 1.1%
Inventory of Homes for Sale	57	80	+ 40.4%	—	—	—
Months Supply of Inventory	2.4	3.2	+ 33.3%	—	—	—

Townhouse-Condo	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	0	1	—	0	1	—
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	3	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	101	—	—	101	—	—
Median Sales Price*	\$217,900	—	—	\$217,900	—	—
Average Sales Price*	\$172,915	—	—	\$172,915	—	—
Percent of List Price Received*	99.1%	—	—	99.1%	—	—
Inventory of Homes for Sale	10	5	- 50.0%	—	—	—
Months Supply of Inventory	5.7	3.3	- 42.1%	—	—	—

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

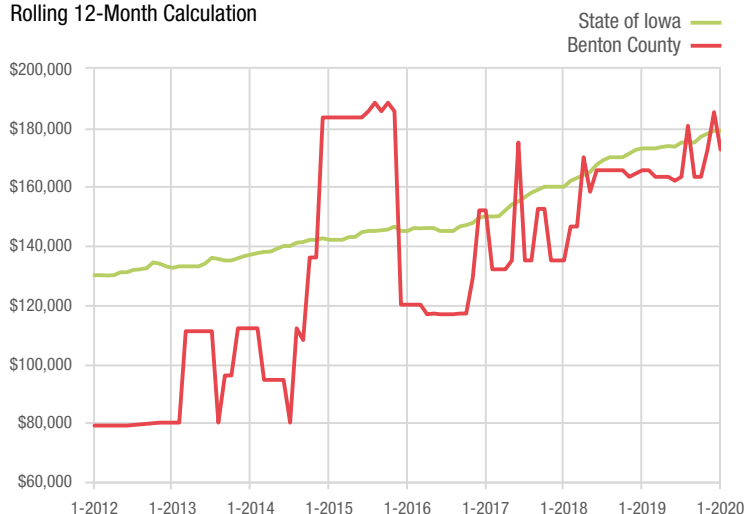
Median Sales Price - Single-Family Detached

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.