

Local Market Update – January 2020

A Research Tool Provided by Iowa Association of REALTORS®



Clayton County

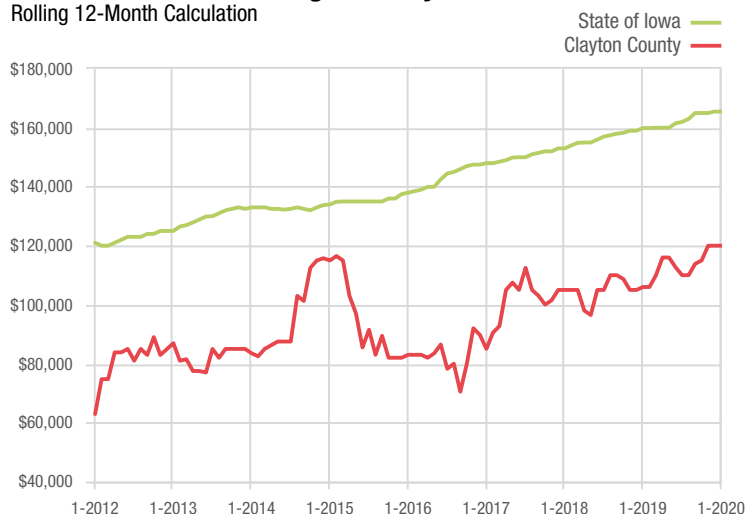
Single-Family Detached	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	12	10	- 16.7%	12	10	- 16.7%
Pending Sales	9	3	- 66.7%	9	3	- 66.7%
Closed Sales	9	8	- 11.1%	9	8	- 11.1%
Days on Market Until Sale	97	108	+ 11.3%	97	108	+ 11.3%
Median Sales Price*	\$130,000	\$123,500	- 5.0%	\$130,000	\$123,500	- 5.0%
Average Sales Price*	\$141,844	\$159,688	+ 12.6%	\$141,844	\$159,688	+ 12.6%
Percent of List Price Received*	94.1%	88.3%	- 6.2%	94.1%	88.3%	- 6.2%
Inventory of Homes for Sale	72	95	+ 31.9%	—	—	—
Months Supply of Inventory	6.0	10.9	+ 81.7%	—	—	—

Townhouse-Condo	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	0	0	0.0%	0	0	0.0%
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	0	1	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

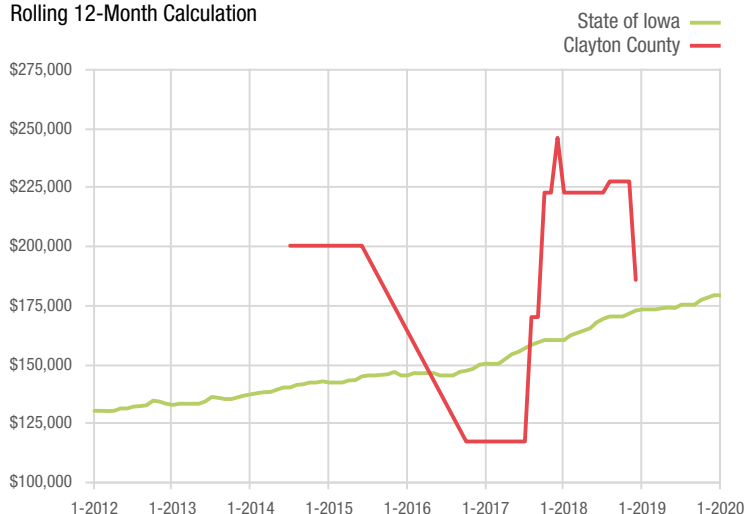
Median Sales Price - Single-Family Detached

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.