

Local Market Update – January 2020

A Research Tool Provided by Iowa Association of REALTORS®



Third Congressional District

Includes Adair, Adams, Cass, Dallas, Fremont, Guthrie, Madison, Mills, Montgomery, Page, Polk, Pottawattamie, Ringgold, Taylor, Union and Warren Counties

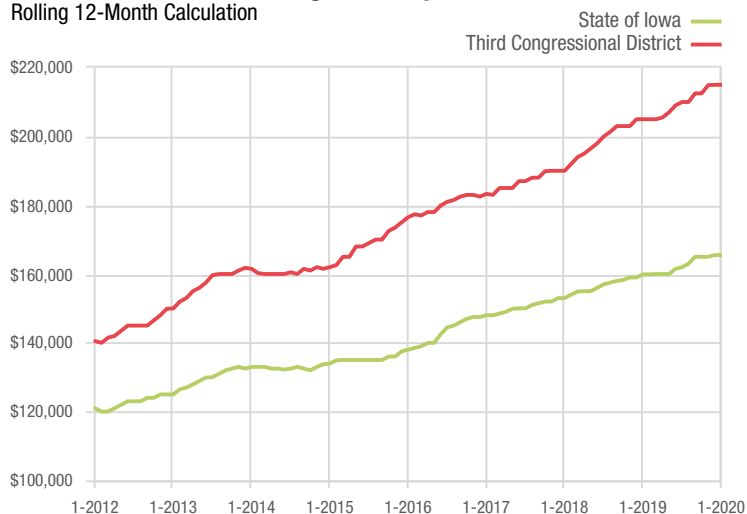
Single-Family Detached	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	1,016	1,009	- 0.7%	1,016	1,009	- 0.7%
Pending Sales	683	718	+ 5.1%	683	718	+ 5.1%
Closed Sales	633	673	+ 6.3%	633	673	+ 6.3%
Days on Market Until Sale	67	65	- 3.0%	67	65	- 3.0%
Median Sales Price*	\$200,000	\$206,950	+ 3.5%	\$200,000	\$206,950	+ 3.5%
Average Sales Price*	\$226,636	\$232,094	+ 2.4%	\$226,636	\$232,094	+ 2.4%
Percent of List Price Received*	97.6%	97.6%	0.0%	97.6%	97.6%	0.0%
Inventory of Homes for Sale	3,881	3,722	- 4.1%	—	—	—
Months Supply of Inventory	3.7	3.6	- 2.7%	—	—	—

Townhouse-Condo	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	196	234	+ 19.4%	196	234	+ 19.4%
Pending Sales	95	91	- 4.2%	95	91	- 4.2%
Closed Sales	85	85	0.0%	85	85	0.0%
Days on Market Until Sale	69	59	- 14.5%	69	59	- 14.5%
Median Sales Price*	\$174,100	\$165,000	- 5.2%	\$174,100	\$165,000	- 5.2%
Average Sales Price*	\$189,955	\$200,355	+ 5.5%	\$189,955	\$200,355	+ 5.5%
Percent of List Price Received*	98.9%	98.0%	- 0.9%	98.9%	98.0%	- 0.9%
Inventory of Homes for Sale	730	907	+ 24.2%	—	—	—
Months Supply of Inventory	4.1	5.2	+ 26.8%	—	—	—

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

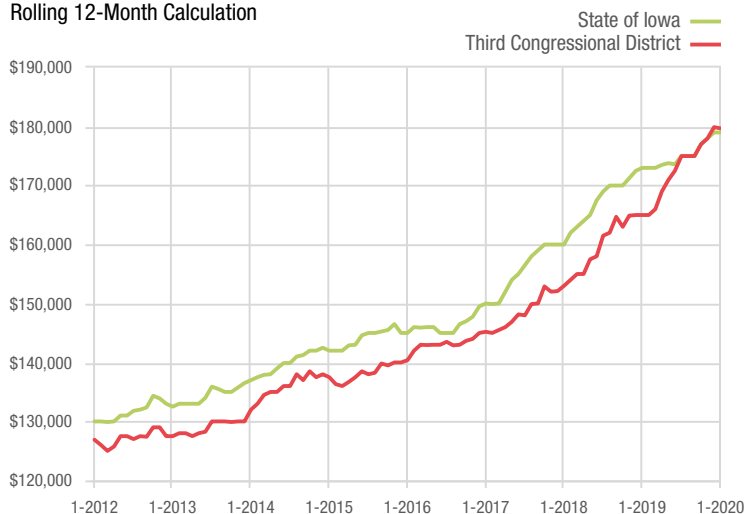
Median Sales Price - Single-Family Detached

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.

Current as of February 25, 2020. All data from the multiple listing services in the state of Iowa. | Report © 2020 ShowingTime.