

# Local Market Update – January 2020

A Research Tool Provided by Iowa Association of REALTORS®



## West Central Iowa Regional Board of REALTORS®

Includes Adair, Adams, Audubon, Carroll, Cass, Clarke (West of I-35), Crawford, Decatur (West of I-35), Fremont, Greene, Guthrie, Harrison, Monona, Montgomery, Page, Ringgold, Shelby, Taylor and Union Counties

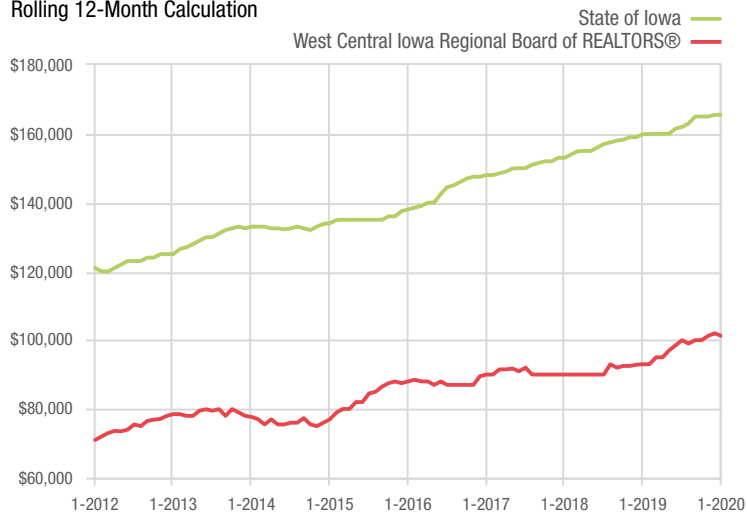
Single-Family Detached	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	127	117	- 7.9%	127	117	- 7.9%
Pending Sales	88	104	+ 18.2%	88	104	+ 18.2%
Closed Sales	71	72	+ 1.4%	71	72	+ 1.4%
Days on Market Until Sale	135	101	- 25.2%	135	101	- 25.2%
Median Sales Price*	\$79,000	\$78,000	- 1.3%	\$79,000	\$78,000	- 1.3%
Average Sales Price*	\$113,467	\$105,268	- 7.2%	\$113,467	\$105,268	- 7.2%
Percent of List Price Received*	92.5%	92.6%	+ 0.1%	92.5%	92.6%	+ 0.1%
Inventory of Homes for Sale	752	646	- 14.1%	—	—	—
Months Supply of Inventory	5.7	4.5	- 21.1%	—	—	—

Townhouse-Condo	January			Year to Date		
Key Metrics	2019	2020	% Change	Thru 1-2019	Thru 1-2020	% Change
New Listings	2	4	+ 100.0%	2	4	+ 100.0%
Pending Sales	0	4	—	0	4	—
Closed Sales	0	4	—	0	4	—
Days on Market Until Sale	—	103	—	—	103	—
Median Sales Price*	—	\$98,750	—	—	\$98,750	—
Average Sales Price*	—	\$107,500	—	—	\$107,500	—
Percent of List Price Received*	—	90.3%	—	—	90.3%	—
Inventory of Homes for Sale	7	16	+ 128.6%	—	—	—
Months Supply of Inventory	4.4	6.0	+ 36.4%	—	—	—

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

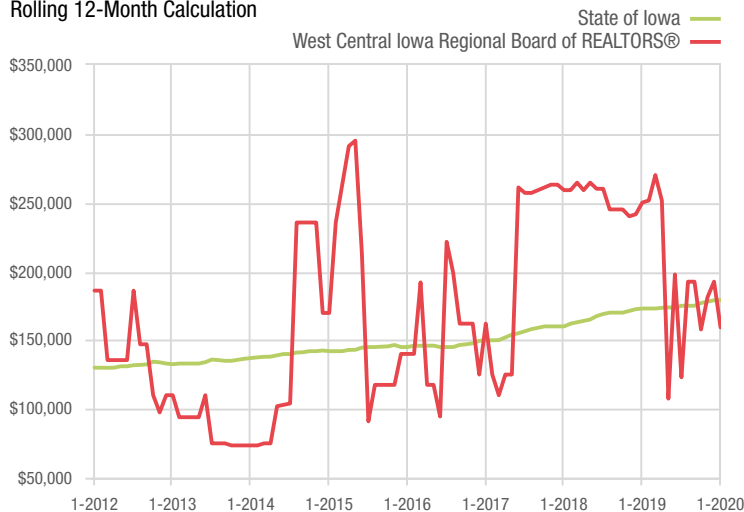
### Median Sales Price - Single-Family Detached

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.