

Local Market Update – February 2020

A Research Tool Provided by Iowa Association of REALTORS®



Lee County

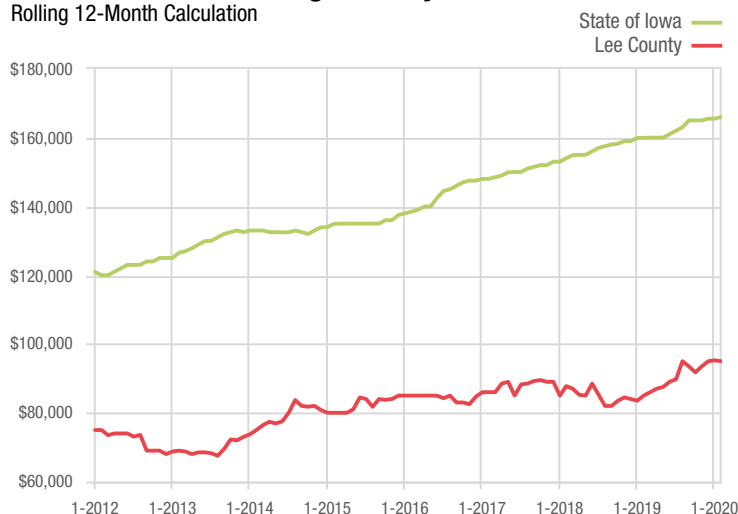
Single-Family Detached	February			Year to Date		
Key Metrics	2019	2020	% Change	Thru 2-2019	Thru 2-2020	% Change
New Listings	31	25	- 19.4%	53	52	- 1.9%
Pending Sales	17	29	+ 70.6%	37	46	+ 24.3%
Closed Sales	15	14	- 6.7%	33	26	- 21.2%
Days on Market Until Sale	135	121	- 10.4%	124	112	- 9.7%
Median Sales Price*	\$100,250	\$80,750	- 19.5%	\$88,000	\$93,500	+ 6.3%
Average Sales Price*	\$108,893	\$102,607	- 5.8%	\$98,377	\$103,692	+ 5.4%
Percent of List Price Received*	93.3%	92.9%	- 0.4%	91.5%	93.5%	+ 2.2%
Inventory of Homes for Sale	112	106	- 5.4%	—	—	—
Months Supply of Inventory	4.3	4.2	- 2.3%	—	—	—

Townhouse-Condo	February			Year to Date		
Key Metrics	2019	2020	% Change	Thru 2-2019	Thru 2-2020	% 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.

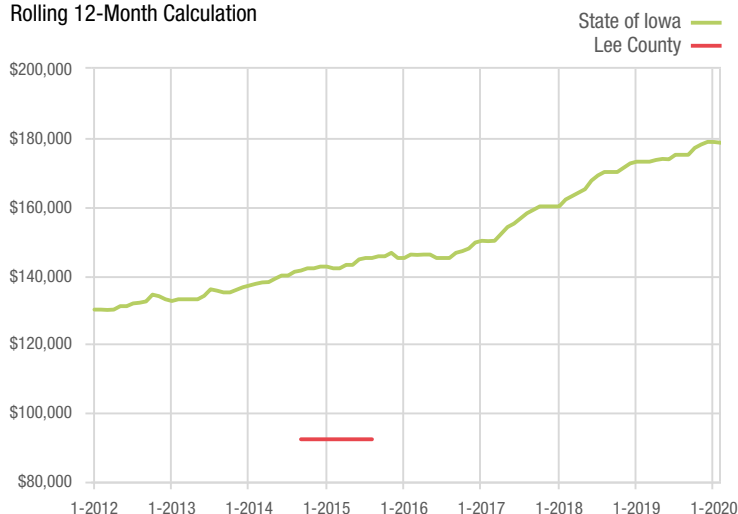
Median Sales Price - Single-Family Detached

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.