

# Local Market Update – February 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Lucas County

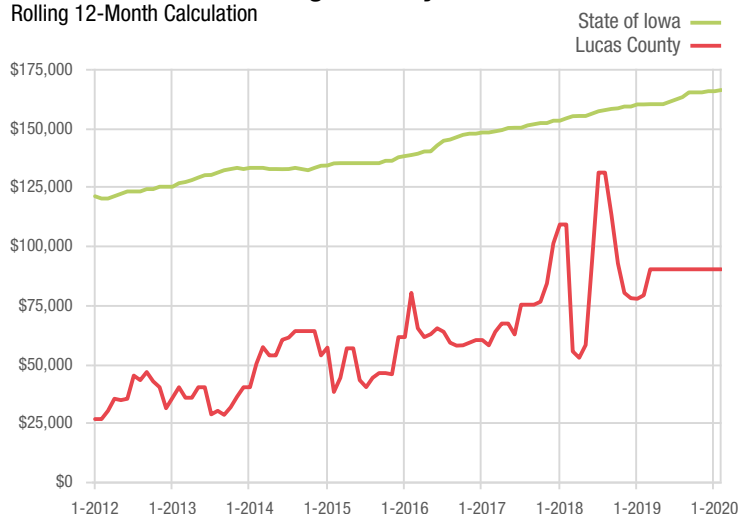
Single-Family Detached	February			Year to Date		
Key Metrics	2019	2020	% Change	Thru 2-2019	Thru 2-2020	% Change
New Listings	3	8	+ 166.7%	7	17	+ 142.9%
Pending Sales	5	6	+ 20.0%	9	9	0.0%
Closed Sales	3	3	0.0%	5	7	+ 40.0%
Days on Market Until Sale	27	26	- 3.7%	50	70	+ 40.0%
Median Sales Price*	\$121,700	<b>\$246,057</b>	+ 102.2%	\$121,700	<b>\$219,500</b>	+ 80.4%
Average Sales Price*	\$117,467	<b>\$184,676</b>	+ 57.2%	\$108,180	<b>\$205,290</b>	+ 89.8%
Percent of List Price Received*	98.0%	100.0%	+ 2.0%	91.3%	96.5%	+ 5.7%
Inventory of Homes for Sale	25	27	+ 8.0%	—	—	—
Months Supply of Inventory	7.1	4.3	- 39.4%	—	—	—

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	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

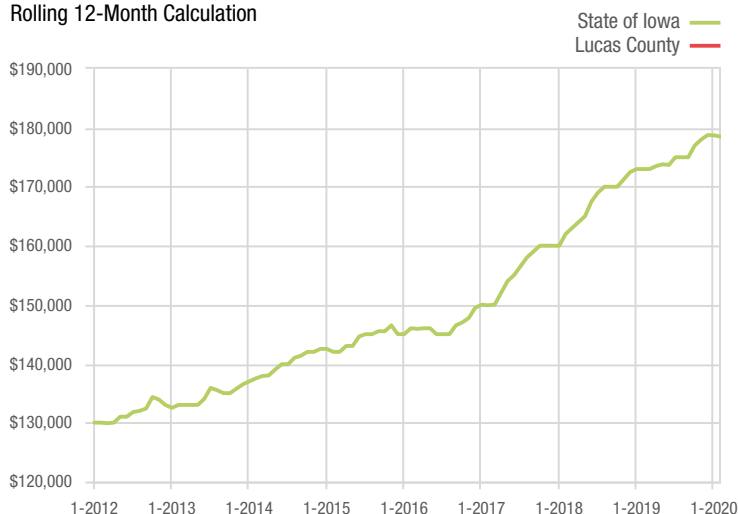
### Median Sales Price - Single-Family Detached

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.