

# Local Market Update – February 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Sioux County

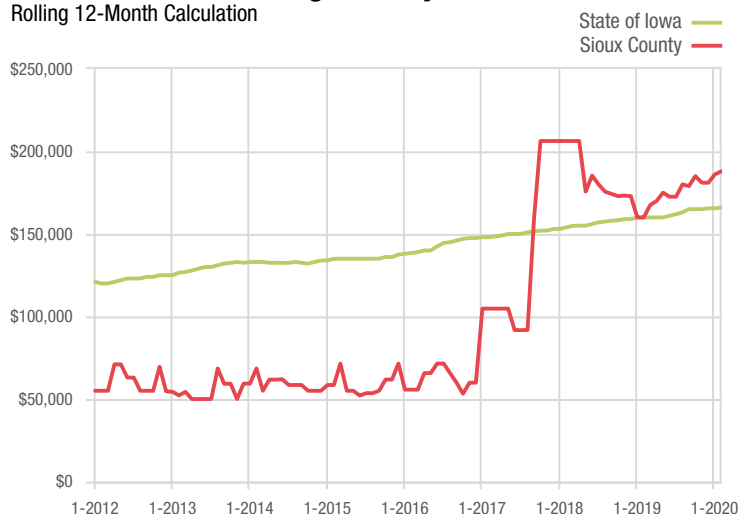
Single-Family Detached	February			Year to Date		
Key Metrics	2019	2020	% Change	Thru 2-2019	Thru 2-2020	% Change
New Listings	19	14	- 26.3%	43	33	- 23.3%
Pending Sales	19	18	- 5.3%	35	28	- 20.0%
Closed Sales	14	4	- 71.4%	26	15	- 42.3%
Days on Market Until Sale	103	103	0.0%	104	79	- 24.0%
Median Sales Price*	\$160,000	<b>\$131,250</b>	- 18.0%	\$147,500	<b>\$145,000</b>	- 1.7%
Average Sales Price*	\$166,464	<b>\$125,625</b>	- 24.5%	\$158,673	<b>\$164,127</b>	+ 3.4%
Percent of List Price Received*	96.0%	<b>92.1%</b>	- 4.1%	95.3%	<b>94.0%</b>	- 1.4%
Inventory of Homes for Sale	65	57	- 12.3%	—	—	—
Months Supply of Inventory	4.2	2.9	- 31.0%	—	—	—

Townhouse-Condo	February			Year to Date		
Key Metrics	2019	2020	% Change	Thru 2-2019	Thru 2-2020	% Change
New Listings	2	2	0.0%	6	2	- 66.7%
Pending Sales	2	2	0.0%	2	2	0.0%
Closed Sales	1	2	+ 100.0%	1	3	+ 200.0%
Days on Market Until Sale	70	114	+ 62.9%	70	87	+ 24.3%
Median Sales Price*	\$285,000	<b>\$192,000</b>	- 32.6%	\$285,000	<b>\$255,000</b>	- 10.5%
Average Sales Price*	\$285,000	<b>\$192,000</b>	- 32.6%	\$285,000	<b>\$213,000</b>	- 25.3%
Percent of List Price Received*	100.0%	<b>95.8%</b>	- 4.2%	100.0%	<b>96.0%</b>	- 4.0%
Inventory of Homes for Sale	9	4	- 55.6%	—	—	—
Months Supply of Inventory	3.7	1.9	- 48.6%	—	—	—

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

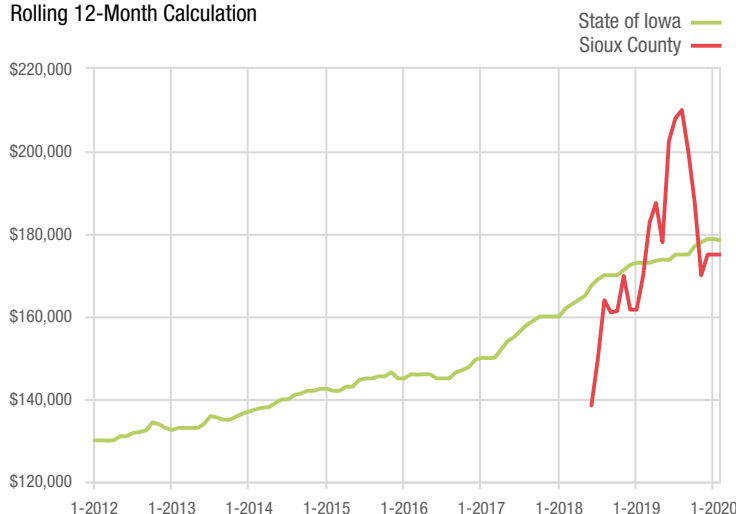
### Median Sales Price - Single-Family Detached

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.