

# Local Market Update – March 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Polk County

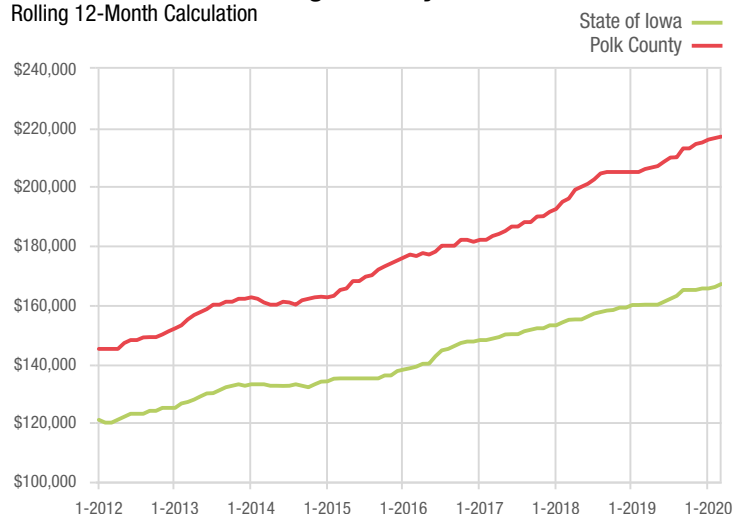
Single-Family Detached	March			Year to Date		
Key Metrics	2019	2020	% Change	Thru 3-2019	Thru 3-2020	% Change
New Listings	706	937	+ 32.7%	1,863	2,171	+ 16.5%
Pending Sales	522	714	+ 36.8%	1,325	1,591	+ 20.1%
Closed Sales	532	596	+ 12.0%	1,313	1,451	+ 10.5%
Days on Market Until Sale	69	64	- 7.2%	62	65	+ 4.8%
Median Sales Price*	\$214,450	\$220,500	+ 2.8%	\$204,950	\$210,000	+ 2.5%
Average Sales Price*	\$234,149	\$236,200	+ 0.9%	\$223,878	\$226,616	+ 1.2%
Percent of List Price Received*	98.7%	98.7%	0.0%	98.2%	98.1%	- 0.1%
Inventory of Homes for Sale	2,193	2,341	+ 6.7%	—	—	—
Months Supply of Inventory	3.6	3.7	+ 2.8%	—	—	—

Townhouse-Condo	March			Year to Date		
Key Metrics	2019	2020	% Change	Thru 3-2019	Thru 3-2020	% Change
New Listings	122	149	+ 22.1%	339	390	+ 15.0%
Pending Sales	85	99	+ 16.5%	211	227	+ 7.6%
Closed Sales	81	80	- 1.2%	195	206	+ 5.6%
Days on Market Until Sale	73	64	- 12.3%	71	56	- 21.1%
Median Sales Price*	\$167,500	\$176,000	+ 5.1%	\$159,900	\$161,450	+ 1.0%
Average Sales Price*	\$192,843	\$187,871	- 2.6%	\$184,214	\$185,938	+ 0.9%
Percent of List Price Received*	98.2%	98.7%	+ 0.5%	98.0%	98.5%	+ 0.5%
Inventory of Homes for Sale	468	606	+ 29.5%	—	—	—
Months Supply of Inventory	4.1	5.4	+ 31.7%	—	—	—

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

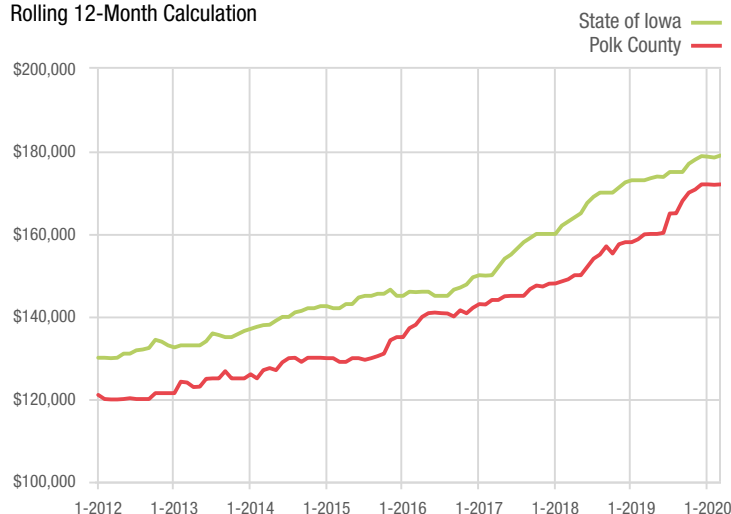
### Median Sales Price - Single-Family Detached

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.