

# Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Adams County

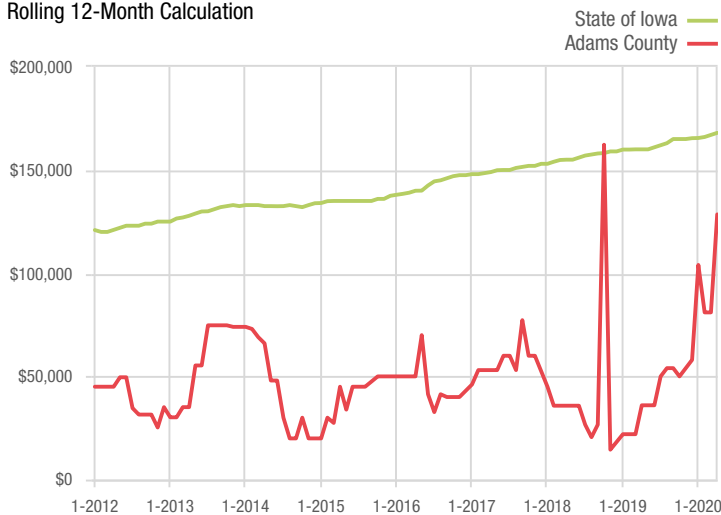
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	3	2	- 33.3%	4	4	0.0%
Pending Sales	1	1	0.0%	1	4	+ 300.0%
Closed Sales	1	3	+ 200.0%	2	5	+ 150.0%
Days on Market Until Sale	264	126	- 52.3%	150	128	- 14.7%
Median Sales Price*	\$104,000	<b>\$140,000</b>	+ 34.6%	\$77,000	<b>\$140,000</b>	+ 81.8%
Average Sales Price*	\$104,000	<b>\$175,000</b>	+ 68.3%	\$77,000	<b>\$153,900</b>	+ 99.9%
Percent of List Price Received*	87.4%	<b>91.6%</b>	+ 4.8%	93.7%	<b>93.6%</b>	- 0.1%
Inventory of Homes for Sale	5	3	- 40.0%	—	—	—
Months Supply of Inventory	4.2	1.8	- 57.1%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% 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.

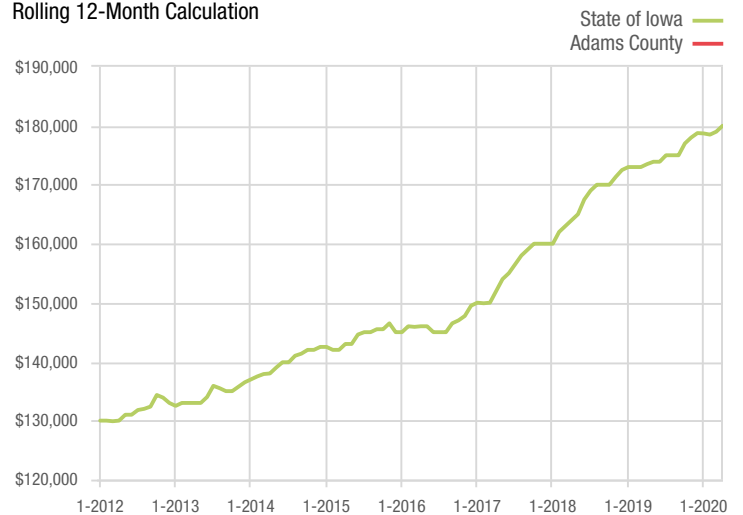
### Median Sales Price - Single-Family Detached

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.