

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Cerro Gordo County

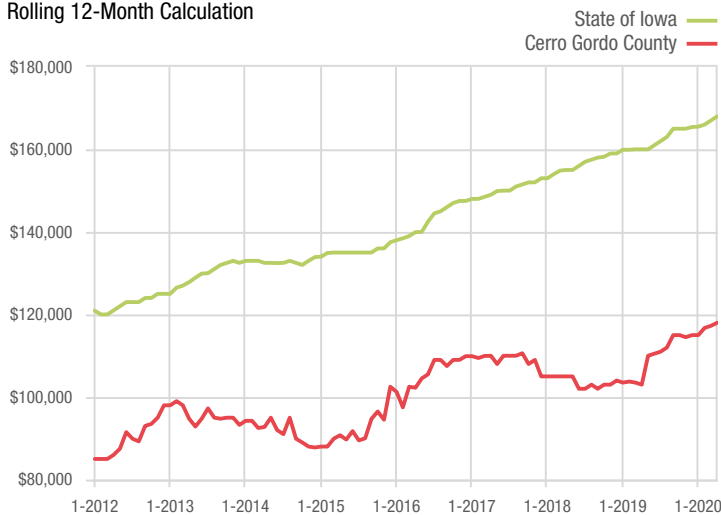
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	91	46	- 49.5%	242	158	- 34.7%
Pending Sales	58	17	- 70.7%	171	124	- 27.5%
Closed Sales	34	37	+ 8.8%	119	136	+ 14.3%
Days on Market Until Sale	127	104	- 18.1%	118	131	+ 11.0%
Median Sales Price*	\$92,500	\$117,000	+ 26.5%	\$89,000	\$116,000	+ 30.3%
Average Sales Price*	\$112,993	\$131,444	+ 16.3%	\$126,631	\$135,003	+ 6.6%
Percent of List Price Received*	94.9%	95.7%	+ 0.8%	95.6%	94.2%	- 1.5%
Inventory of Homes for Sale	217	172	- 20.7%	—	—	—
Months Supply of Inventory	4.6	3.4	- 26.1%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	7	4	- 42.9%	17	9	- 47.1%
Pending Sales	4	1	- 75.0%	10	9	- 10.0%
Closed Sales	1	4	+ 300.0%	4	13	+ 225.0%
Days on Market Until Sale	66	250	+ 278.8%	157	307	+ 95.5%
Median Sales Price*	\$179,000	\$171,000	- 4.5%	\$134,250	\$215,000	+ 60.1%
Average Sales Price*	\$179,000	\$176,113	- 1.6%	\$136,875	\$221,492	+ 61.8%
Percent of List Price Received*	100.0%	95.9%	- 4.1%	87.3%	95.8%	+ 9.7%
Inventory of Homes for Sale	35	27	- 22.9%	—	—	—
Months Supply of Inventory	10.1	7.4	- 26.7%	—	—	—

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

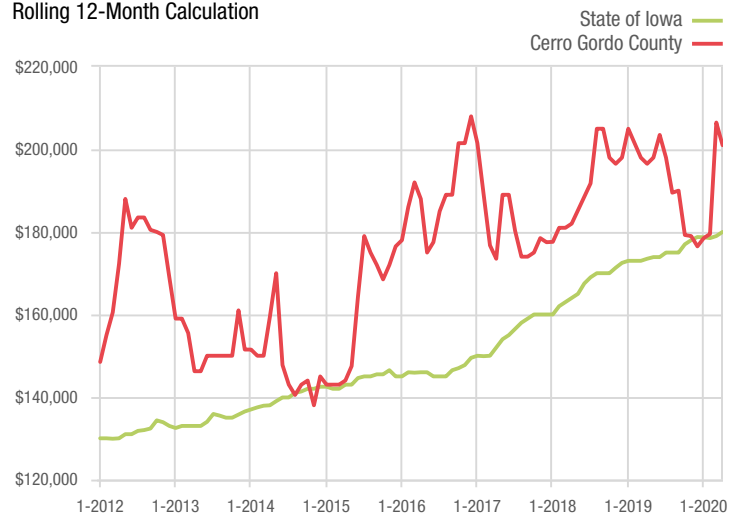
Median Sales Price - Single-Family Detached

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.