

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Davis County

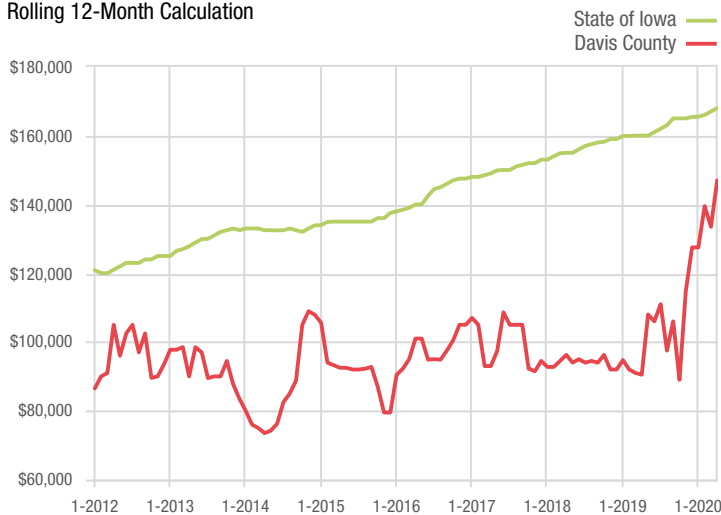
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	8	2	- 75.0%	30	15	- 50.0%
Pending Sales	7	2	- 71.4%	18	10	- 44.4%
Closed Sales	8	4	- 50.0%	12	7	- 41.7%
Days on Market Until Sale	120	155	+ 29.2%	123	141	+ 14.6%
Median Sales Price*	\$93,000	\$112,000	+ 20.4%	\$82,488	\$90,000	+ 9.1%
Average Sales Price*	\$99,188	\$119,750	+ 20.7%	\$99,456	\$146,786	+ 47.6%
Percent of List Price Received*	93.0%	95.9%	+ 3.1%	92.3%	95.1%	+ 3.0%
Inventory of Homes for Sale	18	10	- 44.4%	—	—	—
Months Supply of Inventory	4.0	2.2	- 45.0%	—	—	—

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.

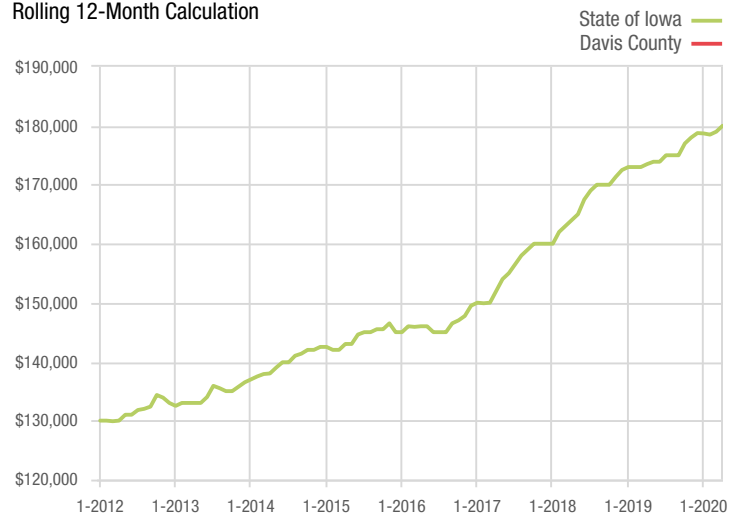
Median Sales Price - Single-Family Detached

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.