

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Delaware County

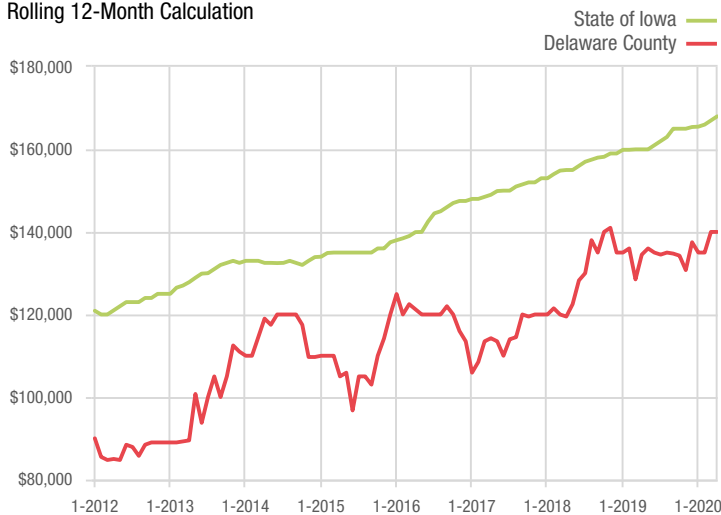
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	25	15	- 40.0%	47	69	+ 46.8%
Pending Sales	10	10	0.0%	32	55	+ 71.9%
Closed Sales	4	9	+ 125.0%	30	42	+ 40.0%
Days on Market Until Sale	62	104	+ 67.7%	64	61	- 4.7%
Median Sales Price*	\$210,000	\$150,000	- 28.6%	\$109,500	\$137,000	+ 25.1%
Average Sales Price*	\$229,625	\$191,111	- 16.8%	\$150,862	\$160,677	+ 6.5%
Percent of List Price Received*	96.3%	96.7%	+ 0.4%	96.8%	95.0%	- 1.9%
Inventory of Homes for Sale	36	40	+ 11.1%	—	—	—
Months Supply of Inventory	2.6	2.7	+ 3.8%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	0	0	0.0%	2	1	- 50.0%
Pending Sales	1	0	- 100.0%	4	0	- 100.0%
Closed Sales	1	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	33	—	—	35	—	—
Median Sales Price*	\$249,000	—	—	\$249,000	—	—
Average Sales Price*	\$249,000	—	—	\$272,333	—	—
Percent of List Price Received*	100.0%	—	—	98.9%	—	—
Inventory of Homes for Sale	1	2	+ 100.0%	—	—	—
Months Supply of Inventory	0.9	2.0	+ 122.2%	—	—	—

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

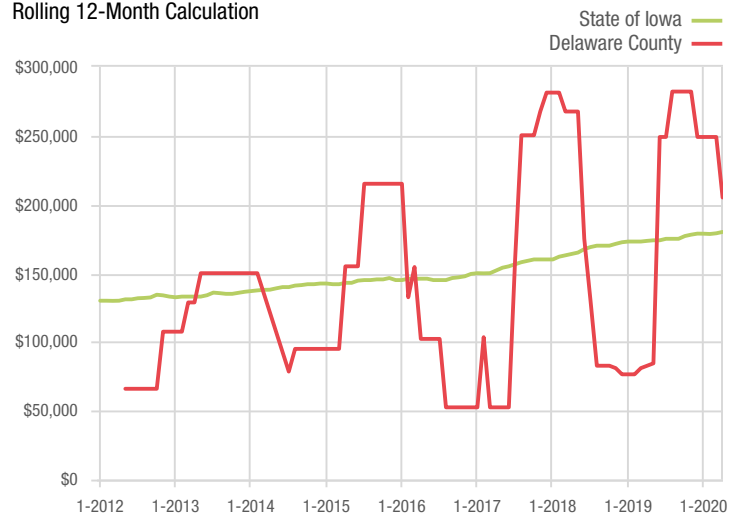
Median Sales Price - Single-Family Detached

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.