

# Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Des Moines County

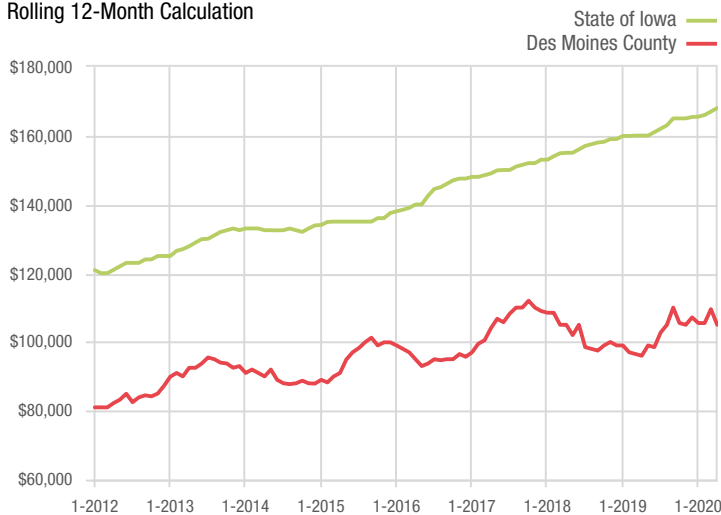
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	83	44	- 47.0%	240	229	- 4.6%
Pending Sales	43	37	- 14.0%	137	154	+ 12.4%
Closed Sales	32	32	0.0%	128	123	- 3.9%
Days on Market Until Sale	120	106	- 11.7%	115	103	- 10.4%
Median Sales Price*	\$112,500	\$88,750	- 21.1%	\$88,250	\$88,250	0.0%
Average Sales Price*	\$126,918	\$103,275	- 18.6%	\$109,669	\$108,087	- 1.4%
Percent of List Price Received*	94.6%	93.6%	- 1.1%	92.2%	93.3%	+ 1.2%
Inventory of Homes for Sale	266	236	- 11.3%	—	—	—
Months Supply of Inventory	6.4	5.6	- 12.5%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	0	1	—	0	5	—
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	1	1	0.0%	1	1	0.0%
Days on Market Until Sale	1	149	+ 14,800.0%	1	149	+ 14,800.0%
Median Sales Price*	\$495,389	\$288,000	- 41.9%	\$495,389	\$288,000	- 41.9%
Average Sales Price*	\$495,389	\$288,000	- 41.9%	\$495,389	\$288,000	- 41.9%
Percent of List Price Received*	99.9%	99.3%	- 0.6%	99.9%	99.3%	- 0.6%
Inventory of Homes for Sale	0	5	—	—	—	—
Months Supply of Inventory	—	5.0	—	—	—	—

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

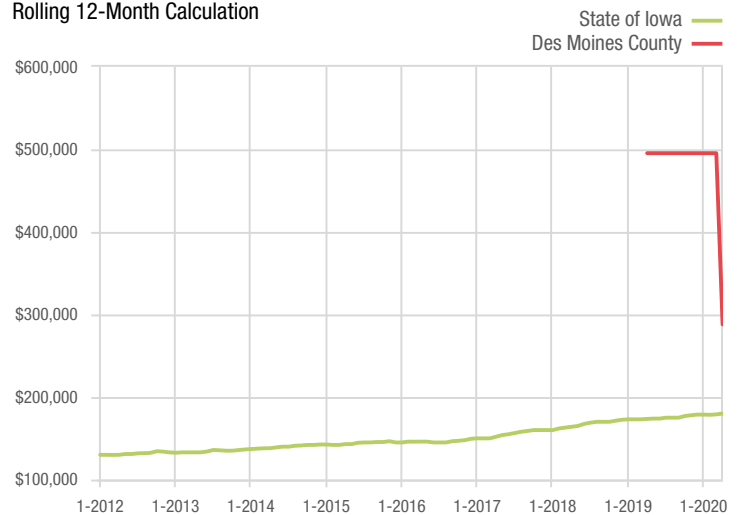
### Median Sales Price - Single-Family Detached

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.