

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Franklin County

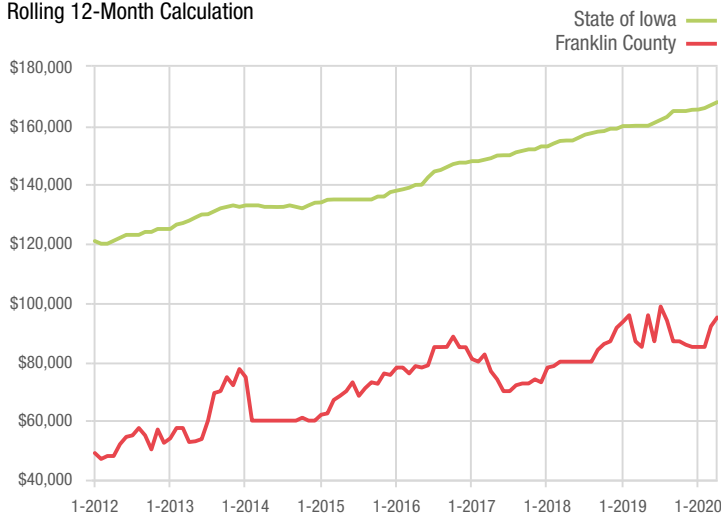
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	13	14	+ 7.7%	31	35	+ 12.9%
Pending Sales	7	6	- 14.3%	23	20	- 13.0%
Closed Sales	14	6	- 57.1%	22	20	- 9.1%
Days on Market Until Sale	196	91	- 53.6%	179	152	- 15.1%
Median Sales Price*	\$85,000	\$146,750	+ 72.6%	\$83,750	\$123,900	+ 47.9%
Average Sales Price*	\$102,729	\$212,125	+ 106.5%	\$92,727	\$141,900	+ 53.0%
Percent of List Price Received*	91.4%	90.4%	- 1.1%	92.5%	93.8%	+ 1.4%
Inventory of Homes for Sale	44	54	+ 22.7%	—	—	—
Months Supply of Inventory	6.1	8.1	+ 32.8%	—	—	—

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.

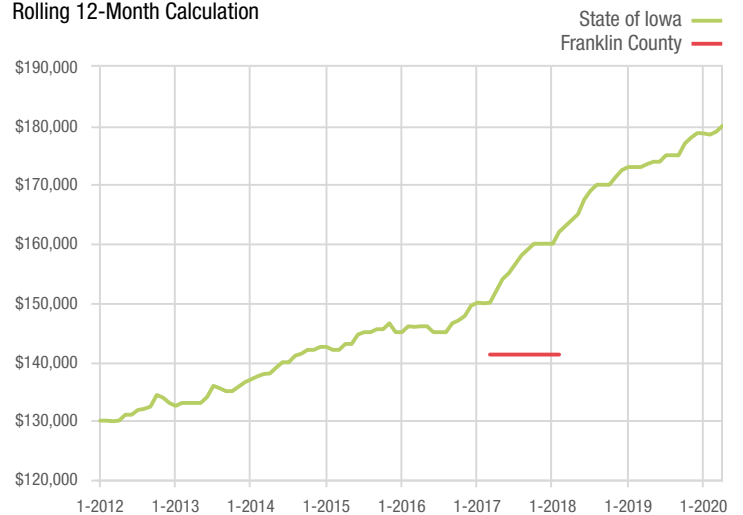
Median Sales Price - Single-Family Detached

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.