

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Jasper County

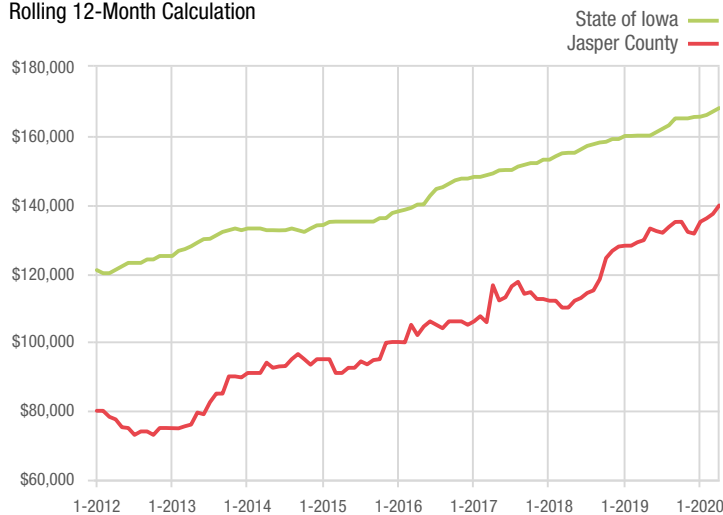
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	66	53	- 19.7%	169	194	+ 14.8%
Pending Sales	50	42	- 16.0%	142	156	+ 9.9%
Closed Sales	42	33	- 21.4%	140	134	- 4.3%
Days on Market Until Sale	83	68	- 18.1%	76	71	- 6.6%
Median Sales Price*	\$117,650	\$140,000	+ 19.0%	\$110,000	\$133,900	+ 21.7%
Average Sales Price*	\$123,099	\$153,091	+ 24.4%	\$130,333	\$145,711	+ 11.8%
Percent of List Price Received*	95.5%	97.6%	+ 2.2%	96.1%	96.1%	0.0%
Inventory of Homes for Sale	127	144	+ 13.4%	—	—	—
Months Supply of Inventory	2.9	3.2	+ 10.3%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	1	0	- 100.0%	5	0	- 100.0%
Pending Sales	1	0	- 100.0%	2	1	- 50.0%
Closed Sales	2	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	14	—	—	14	36	+ 157.1%
Median Sales Price*	\$223,500	—	—	\$223,500	\$185,000	- 17.2%
Average Sales Price*	\$223,500	—	—	\$223,500	\$185,000	- 17.2%
Percent of List Price Received*	97.8%	—	—	97.8%	96.1%	- 1.7%
Inventory of Homes for Sale	4	1	- 75.0%	—	—	—
Months Supply of Inventory	2.8	1.0	- 64.3%	—	—	—

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

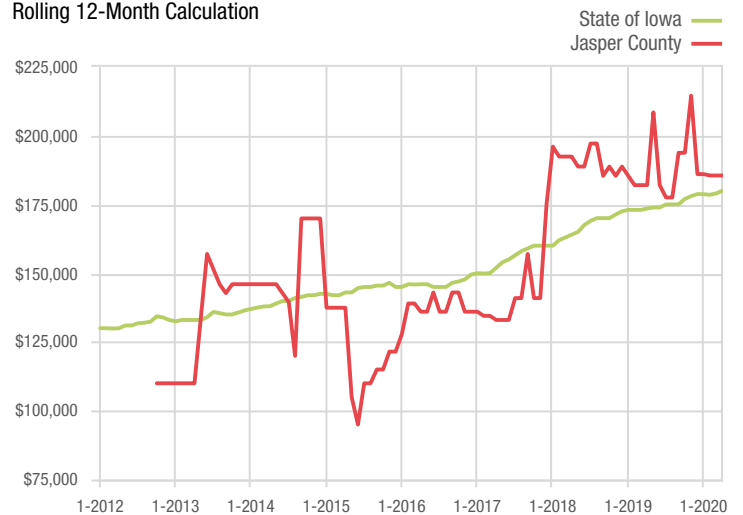
Median Sales Price - Single-Family Detached

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.