

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Marshall County

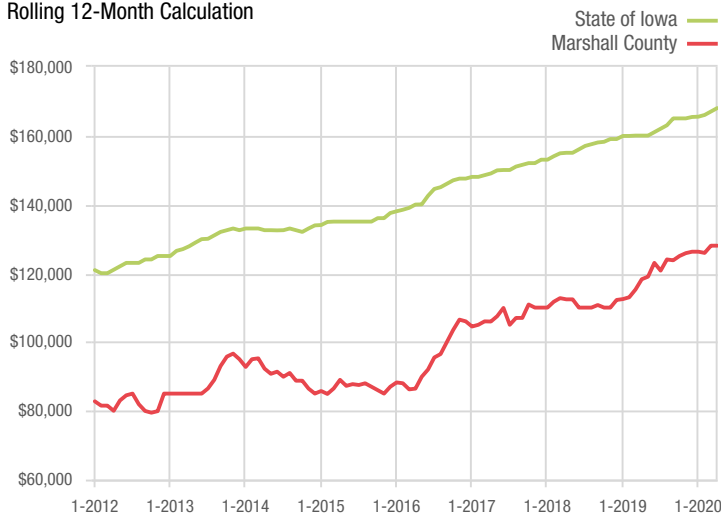
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	72	43	- 40.3%	165	145	- 12.1%
Pending Sales	56	48	- 14.3%	162	147	- 9.3%
Closed Sales	32	33	+ 3.1%	112	103	- 8.0%
Days on Market Until Sale	91	63	- 30.8%	76	60	- 21.1%
Median Sales Price*	\$134,000	\$125,900	- 6.0%	\$115,000	\$119,900	+ 4.3%
Average Sales Price*	\$119,777	\$150,567	+ 25.7%	\$122,474	\$133,487	+ 9.0%
Percent of List Price Received*	93.5%	96.3%	+ 3.0%	95.3%	95.5%	+ 0.2%
Inventory of Homes for Sale	86	71	- 17.4%	—	—	—
Months Supply of Inventory	2.2	1.8	- 18.2%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	0	0	0.0%	0	3	—
Pending Sales	0	2	—	0	3	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	26	—
Median Sales Price*	—	—	—	—	\$159,900	—
Average Sales Price*	—	—	—	—	\$159,900	—
Percent of List Price Received*	—	—	—	—	100.0%	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	0.8	—	—	—	—

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

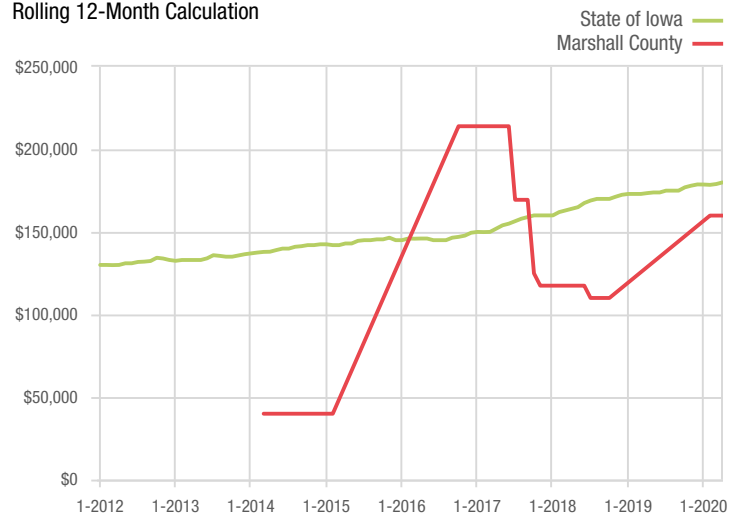
Median Sales Price - Single-Family Detached

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.