

# Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Quad City Area REALTOR® Association

Includes Clinton and Scott Counties

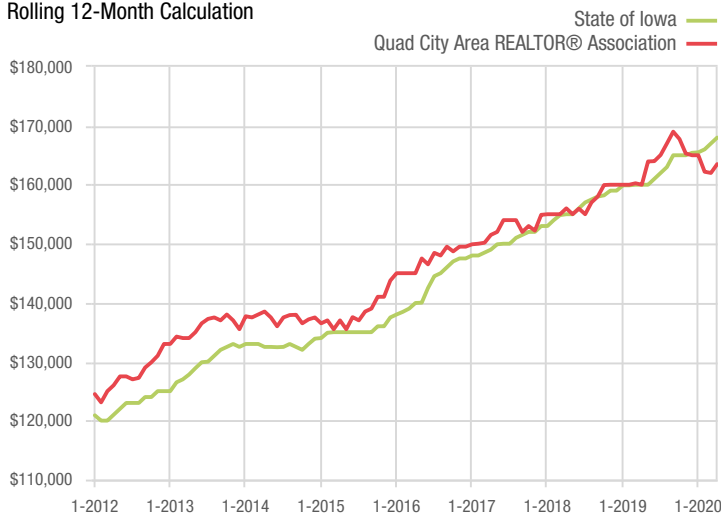
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	494	262	- 47.0%	1,296	1,068	- 17.6%
Pending Sales	347	226	- 34.9%	970	909	- 6.3%
Closed Sales	231	203	- 12.1%	753	756	+ 0.4%
Days on Market Until Sale	48	51	+ 6.3%	55	53	- 3.6%
Median Sales Price*	\$159,900	\$178,000	+ 11.3%	\$160,950	\$157,000	- 2.5%
Average Sales Price*	\$197,022	\$219,036	+ 11.2%	\$201,574	\$192,837	- 4.3%
Percent of List Price Received*	97.9%	97.9%	0.0%	97.2%	97.0%	- 0.2%
Inventory of Homes for Sale	589	582	- 1.2%	—	—	—
Months Supply of Inventory	2.5	2.5	0.0%	—	—	—

Townhouse-Condo	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	46	35	- 23.9%	119	127	+ 6.7%
Pending Sales	28	24	- 14.3%	78	96	+ 23.1%
Closed Sales	20	24	+ 20.0%	53	81	+ 52.8%
Days on Market Until Sale	33	41	+ 24.2%	39	44	+ 12.8%
Median Sales Price*	\$161,200	\$165,500	+ 2.7%	\$152,000	\$165,000	+ 8.6%
Average Sales Price*	\$179,753	\$194,755	+ 8.3%	\$165,299	\$182,754	+ 10.6%
Percent of List Price Received*	98.0%	98.1%	+ 0.1%	97.7%	97.7%	0.0%
Inventory of Homes for Sale	61	74	+ 21.3%	—	—	—
Months Supply of Inventory	3.5	2.9	- 17.1%	—	—	—

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

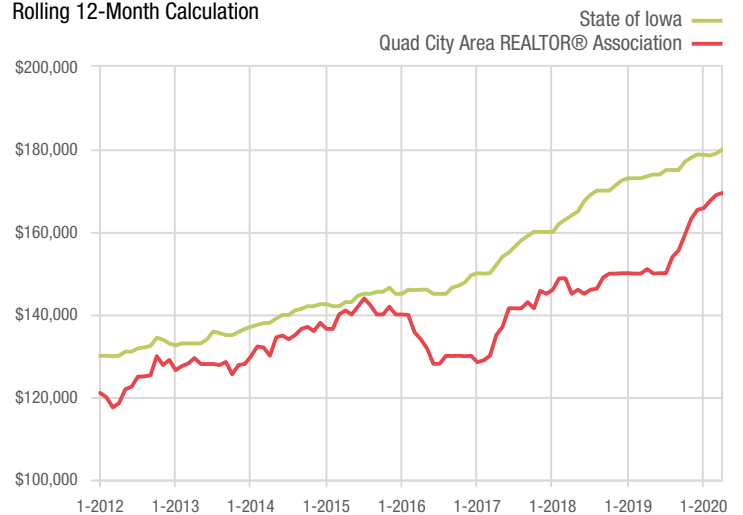
### Median Sales Price - Single-Family Detached

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.