

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Shelby County

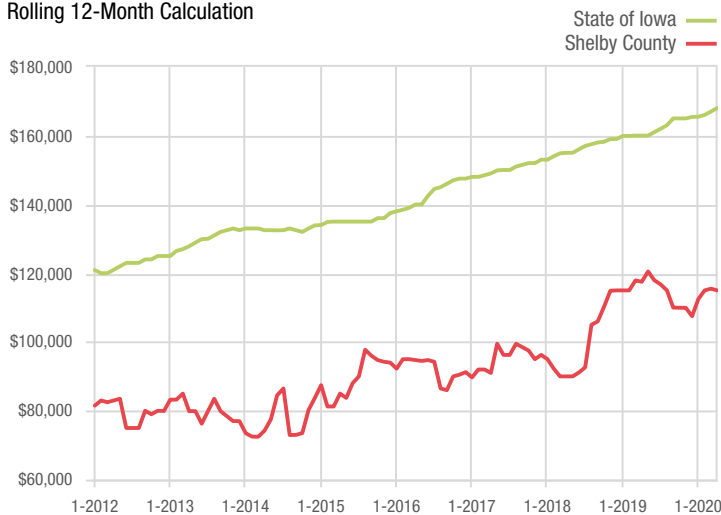
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	11	10	- 9.1%	32	39	+ 21.9%
Pending Sales	13	7	- 46.2%	25	26	+ 4.0%
Closed Sales	8	9	+ 12.5%	19	23	+ 21.1%
Days on Market Until Sale	196	97	- 50.5%	163	111	- 31.9%
Median Sales Price*	\$116,750	\$89,500	- 23.3%	\$97,900	\$115,500	+ 18.0%
Average Sales Price*	\$114,038	\$133,333	+ 16.9%	\$94,432	\$138,917	+ 47.1%
Percent of List Price Received*	98.1%	93.4%	- 4.8%	91.9%	95.3%	+ 3.7%
Inventory of Homes for Sale	40	39	- 2.5%	—	—	—
Months Supply of Inventory	4.6	5.0	+ 8.7%	—	—	—

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.

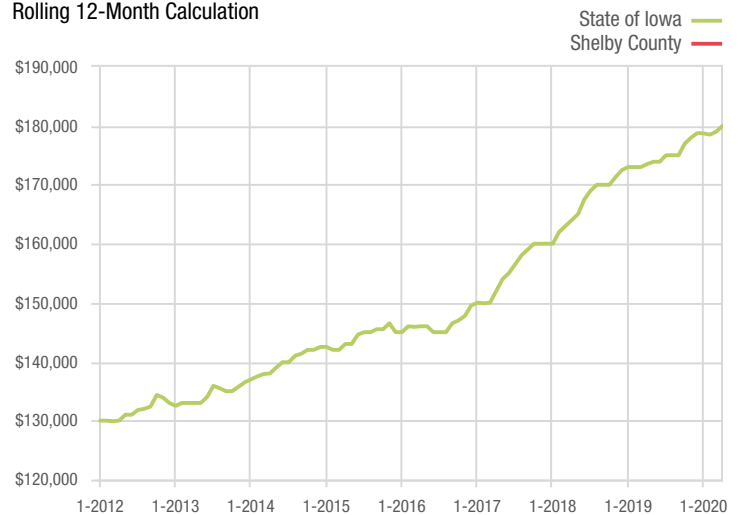
Median Sales Price - Single-Family Detached

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.