

Local Market Update – April 2020

A Research Tool Provided by Iowa Association of REALTORS®



Wapello County

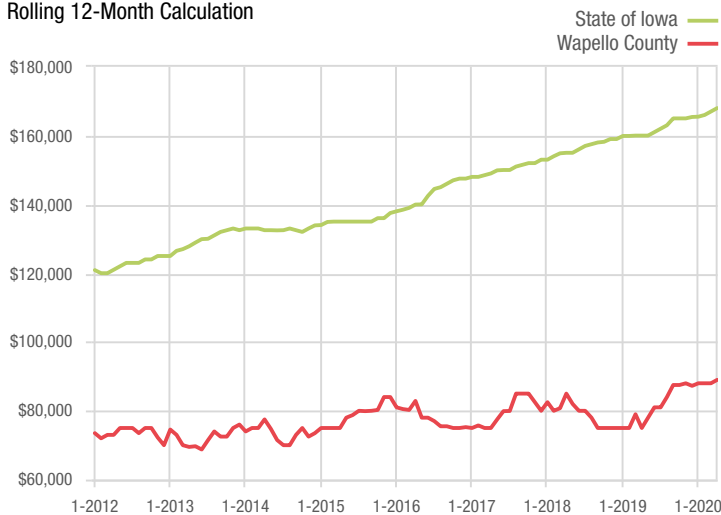
Single-Family Detached	April			Year to Date		
	2019	2020	% Change	Thru 4-2019	Thru 4-2020	% Change
New Listings	57	30	- 47.4%	144	123	- 14.6%
Pending Sales	50	37	- 26.0%	111	110	- 0.9%
Closed Sales	29	22	- 24.1%	84	87	+ 3.6%
Days on Market Until Sale	108	80	- 25.9%	91	93	+ 2.2%
Median Sales Price*	\$76,000	\$94,250	+ 24.0%	\$82,500	\$95,000	+ 15.2%
Average Sales Price*	\$91,621	\$110,175	+ 20.3%	\$100,908	\$114,102	+ 13.1%
Percent of List Price Received*	92.9%	95.5%	+ 2.8%	92.8%	93.4%	+ 0.6%
Inventory of Homes for Sale	132	99	- 25.0%	—	—	—
Months Supply of Inventory	4.8	3.4	- 29.2%	—	—	—

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.

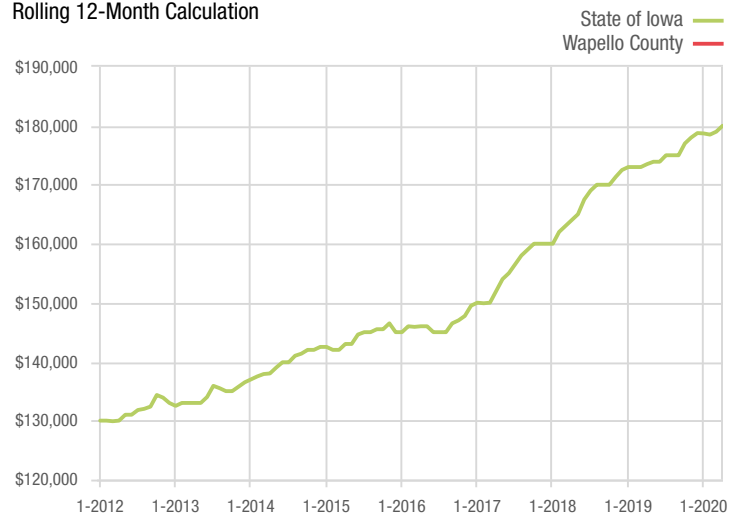
Median Sales Price - Single-Family Detached

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.