

Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



Boone County

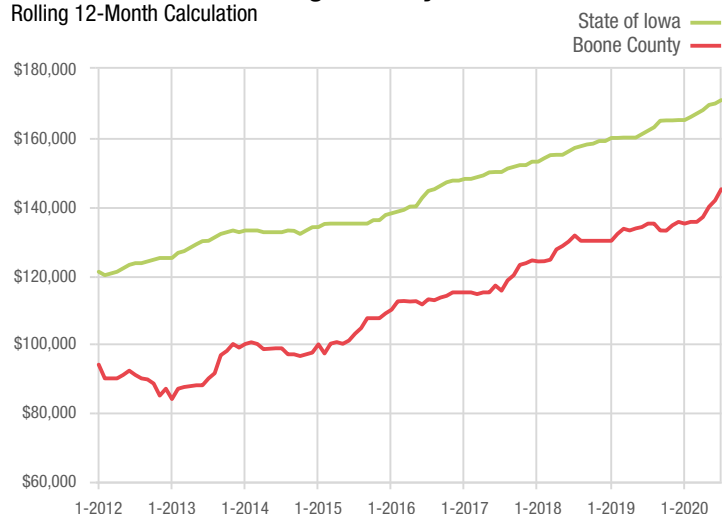
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	62	43	- 30.6%	365	332	- 9.0%
Pending Sales	57	50	- 12.3%	274	289	+ 5.5%
Closed Sales	52	69	+ 32.7%	250	271	+ 8.4%
Days on Market Until Sale	38	43	+ 13.2%	50	52	+ 4.0%
Median Sales Price*	\$150,000	\$161,000	+ 7.3%	\$136,500	\$150,000	+ 9.9%
Average Sales Price*	\$148,704	\$171,138	+ 15.1%	\$153,842	\$165,567	+ 7.6%
Percent of List Price Received*	97.8%	97.2%	- 0.6%	96.9%	96.7%	- 0.2%
Inventory of Homes for Sale	135	90	- 33.3%	—	—	—
Months Supply of Inventory	3.8	2.3	- 39.5%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	0	4	—	11	19	+ 72.7%
Pending Sales	1	1	0.0%	2	7	+ 250.0%
Closed Sales	0	0	0.0%	1	4	+ 300.0%
Days on Market Until Sale	—	—	—	74	125	+ 68.9%
Median Sales Price*	—	—	—	\$180,000	\$218,250	+ 21.3%
Average Sales Price*	—	—	—	\$180,000	\$215,063	+ 19.5%
Percent of List Price Received*	—	—	—	97.3%	98.4%	+ 1.1%
Inventory of Homes for Sale	10	14	+ 40.0%	—	—	—
Months Supply of Inventory	8.0	8.6	+ 7.5%	—	—	—

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

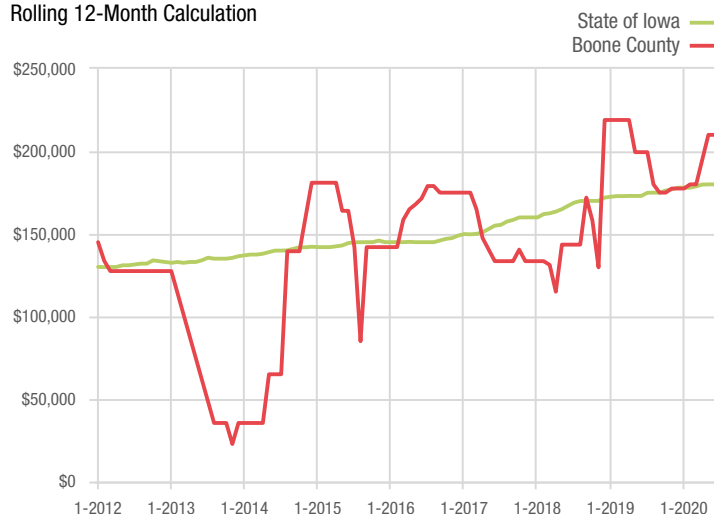
Median Sales Price - Single-Family Detached

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.