

Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



Decatur County

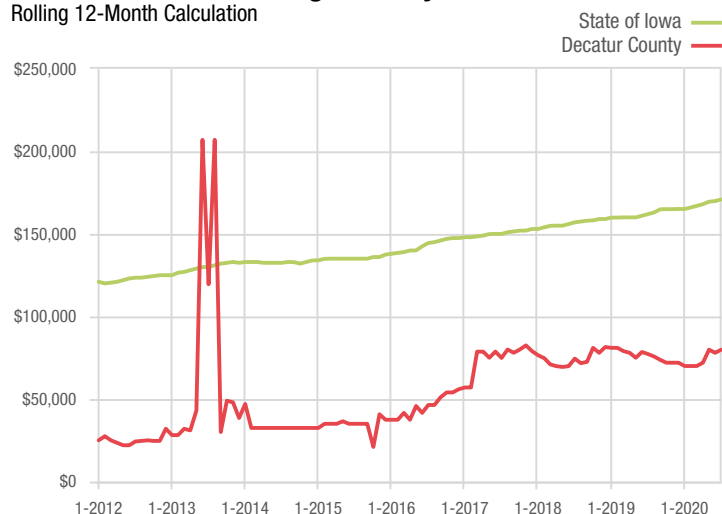
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	10	10	0.0%	64	57	- 10.9%
Pending Sales	3	18	+ 500.0%	34	53	+ 55.9%
Closed Sales	5	11	+ 120.0%	33	35	+ 6.1%
Days on Market Until Sale	63	163	+ 158.7%	184	133	- 27.7%
Median Sales Price*	\$82,500	\$97,500	+ 18.2%	\$72,500	\$84,500	+ 16.6%
Average Sales Price*	\$94,080	\$160,984	+ 71.1%	\$85,805	\$108,413	+ 26.3%
Percent of List Price Received*	93.6%	92.8%	- 0.9%	90.1%	91.5%	+ 1.6%
Inventory of Homes for Sale	49	34	- 30.6%	—	—	—
Months Supply of Inventory	9.8	4.7	- 52.0%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% 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.

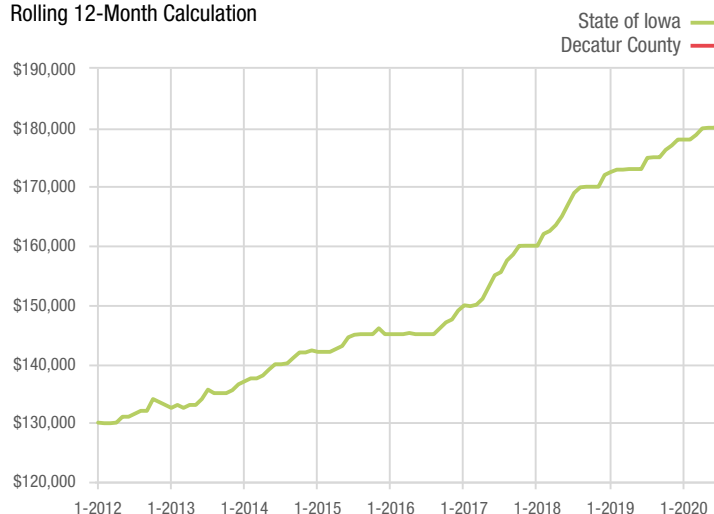
Median Sales Price - Single-Family Detached

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.