

Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



Delaware County

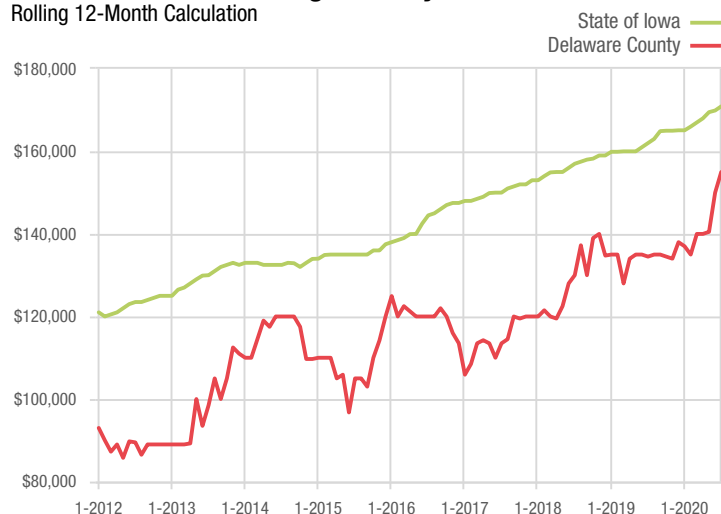
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	30	19	- 36.7%	123	131	+ 6.5%
Pending Sales	25	14	- 44.0%	90	109	+ 21.1%
Closed Sales	11	14	+ 27.3%	69	94	+ 36.2%
Days on Market Until Sale	14	46	+ 228.6%	53	58	+ 9.4%
Median Sales Price*	\$150,000	\$165,000	+ 10.0%	\$123,250	\$160,000	+ 29.8%
Average Sales Price*	\$152,455	\$178,493	+ 17.1%	\$153,180	\$178,197	+ 16.3%
Percent of List Price Received*	93.2%	97.2%	+ 4.3%	96.1%	95.5%	- 0.6%
Inventory of Homes for Sale	46	41	- 10.9%	—	—	—
Months Supply of Inventory	3.3	2.9	- 12.1%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	0	1	—	2	2	0.0%
Pending Sales	0	0	0.0%	4	1	- 75.0%
Closed Sales	0	0	0.0%	4	0	- 100.0%
Days on Market Until Sale	—	—	—	157	—	—
Median Sales Price*	—	—	—	\$282,000	—	—
Average Sales Price*	—	—	—	\$283,000	—	—
Percent of List Price Received*	—	—	—	99.2%	—	—
Inventory of Homes for Sale	1	2	+ 100.0%	—	—	—
Months Supply of Inventory	1.0	2.0	+ 100.0%	—	—	—

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

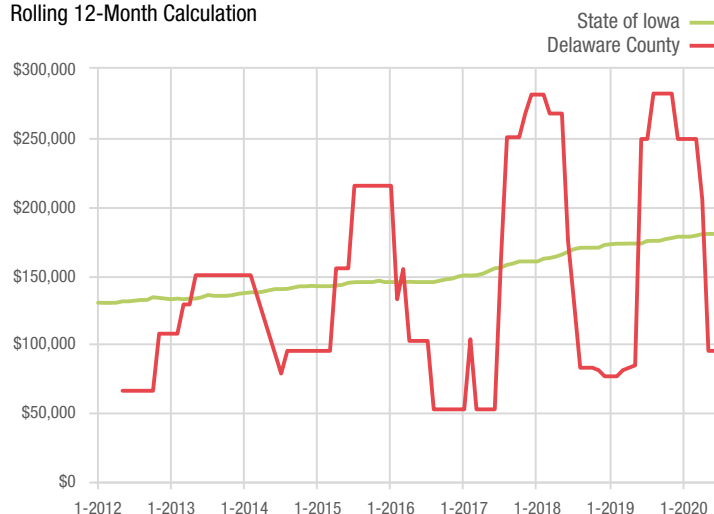
Median Sales Price - Single-Family Detached

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.