

Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



Franklin County

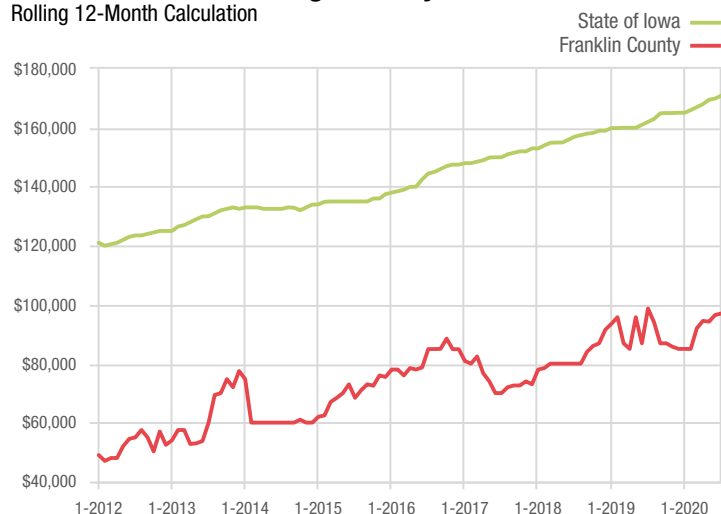
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	13	11	- 15.4%	70	63	- 10.0%
Pending Sales	14	10	- 28.6%	50	56	+ 12.0%
Closed Sales	8	11	+ 37.5%	40	48	+ 20.0%
Days on Market Until Sale	97	141	+ 45.4%	147	140	- 4.8%
Median Sales Price*	\$100,000	\$124,000	+ 24.0%	\$85,750	\$122,900	+ 43.3%
Average Sales Price*	\$95,763	\$142,705	+ 49.0%	\$96,763	\$129,505	+ 33.8%
Percent of List Price Received*	95.2%	95.2%	0.0%	91.9%	94.6%	+ 2.9%
Inventory of Homes for Sale	46	37	- 19.6%	—	—	—
Months Supply of Inventory	6.0	5.0	- 16.7%	—	—	—

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.

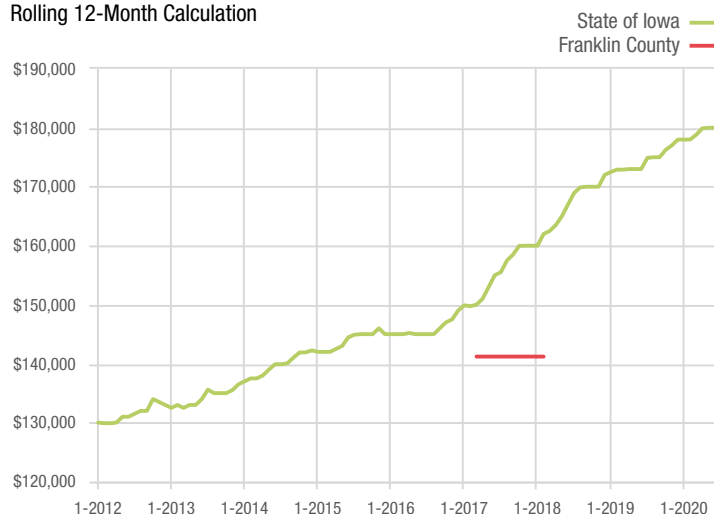
Median Sales Price - Single-Family Detached

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.