

Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



Hamilton County

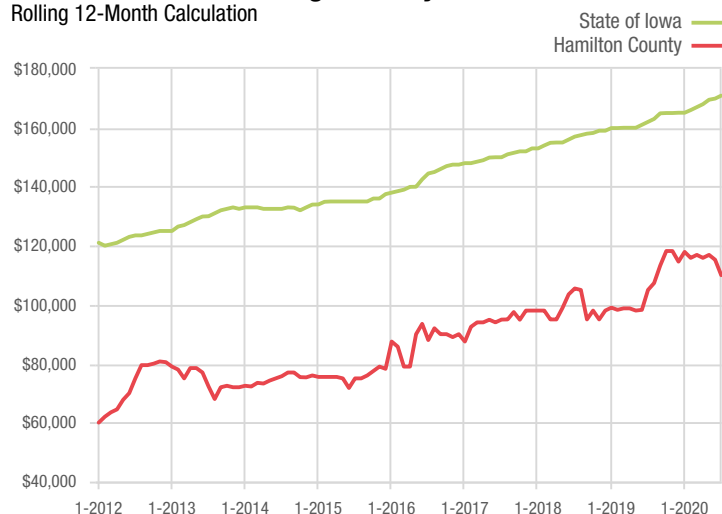
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	17	14	- 17.6%	134	122	- 9.0%
Pending Sales	14	15	+ 7.1%	77	100	+ 29.9%
Closed Sales	16	21	+ 31.3%	72	80	+ 11.1%
Days on Market Until Sale	38	102	+ 168.4%	51	100	+ 96.1%
Median Sales Price*	\$159,450	\$130,500	- 18.2%	\$116,750	\$110,000	- 5.8%
Average Sales Price*	\$156,988	\$131,418	- 16.3%	\$124,946	\$121,506	- 2.8%
Percent of List Price Received*	96.5%	92.3%	- 4.4%	94.4%	93.0%	- 1.5%
Inventory of Homes for Sale	67	43	- 35.8%	—	—	—
Months Supply of Inventory	6.5	3.4	- 47.7%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	0	0	0.0%	2	0	- 100.0%
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	2	1	- 50.0%	—	—	—
Months Supply of Inventory	—	1.0	—	—	—	—

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

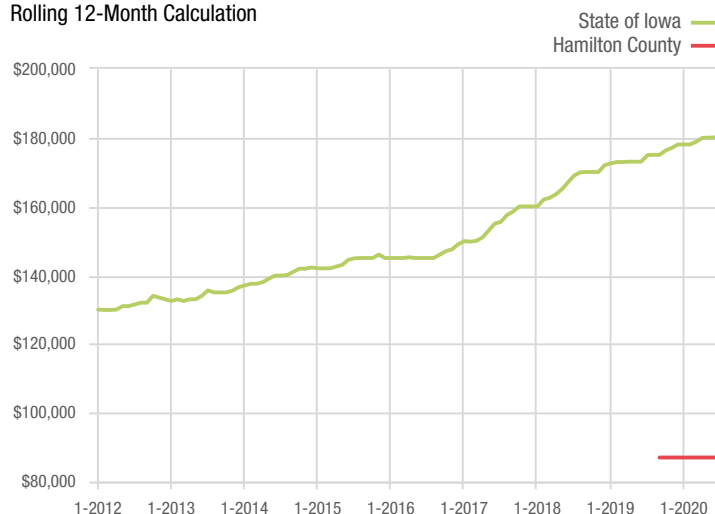
Median Sales Price - Single-Family Detached

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.