

# Local Market Update – July 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Johnson County

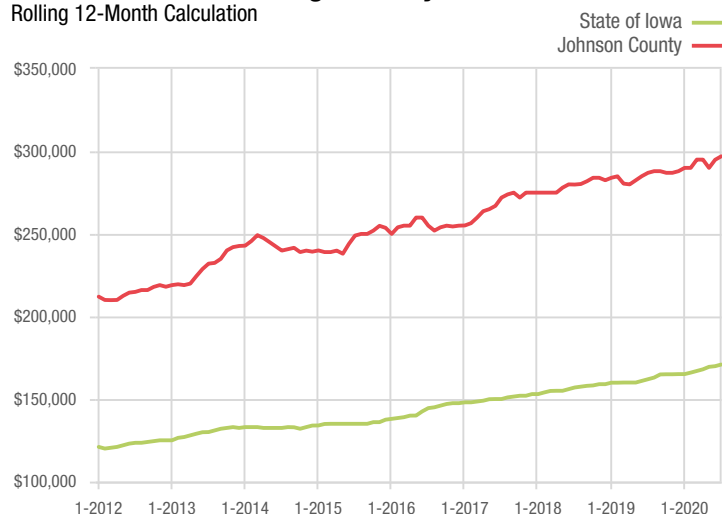
Single-Family Detached	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	211	187	- 11.4%	1,553	1,483	- 4.5%
Pending Sales	174	184	+ 5.7%	999	1,023	+ 2.4%
Closed Sales	197	239	+ 21.3%	936	965	+ 3.1%
Days on Market Until Sale	61	60	- 1.6%	65	65	0.0%
Median Sales Price*	\$279,900	\$303,000	+ 8.3%	\$284,200	\$295,000	+ 3.8%
Average Sales Price*	\$310,483	\$333,413	+ 7.4%	\$309,491	\$326,818	+ 5.6%
Percent of List Price Received*	98.5%	98.4%	- 0.1%	98.3%	98.4%	+ 0.1%
Inventory of Homes for Sale	549	482	- 12.2%	—	—	—
Months Supply of Inventory	4.6	3.7	- 19.6%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2019	2020	% Change	Thru 7-2019	Thru 7-2020	% Change
New Listings	121	100	- 17.4%	900	982	+ 9.1%
Pending Sales	92	115	+ 25.0%	598	650	+ 8.7%
Closed Sales	137	154	+ 12.4%	571	590	+ 3.3%
Days on Market Until Sale	64	79	+ 23.4%	75	69	- 8.0%
Median Sales Price*	\$197,000	\$203,500	+ 3.3%	\$195,900	\$203,000	+ 3.6%
Average Sales Price*	\$194,260	\$206,813	+ 6.5%	\$199,825	\$209,228	+ 4.7%
Percent of List Price Received*	98.7%	98.9%	+ 0.2%	99.1%	99.0%	- 0.1%
Inventory of Homes for Sale	324	364	+ 12.3%	—	—	—
Months Supply of Inventory	4.4	4.8	+ 9.1%	—	—	—

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

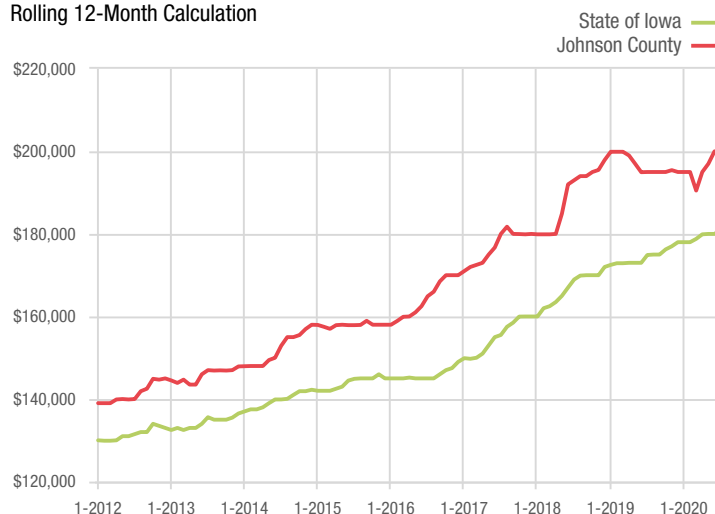
### Median Sales Price - Single-Family Detached

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.