Local Market Update – September 2020

A Research Tool Provided by Iowa Association of REALTORS®

Greater Mason City Board of REALTORS®

Includes Mason City and Sourrounding Area

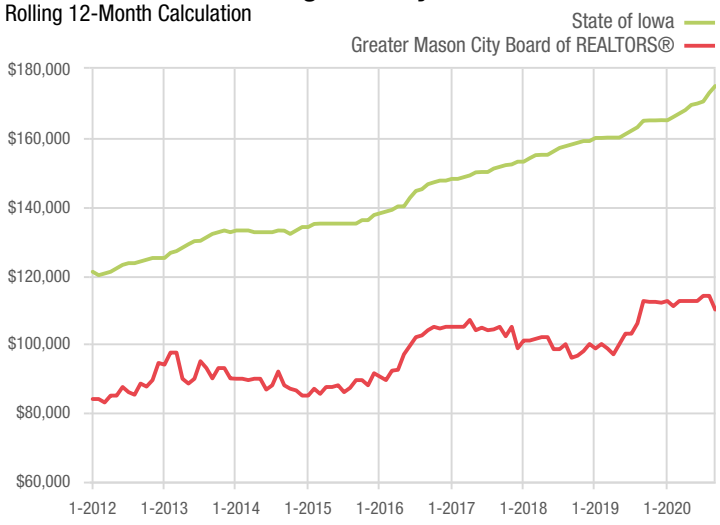
Single-Family Detached	September			Year to Date		
Key Metrics	**2019**	**2020**	**% Change**	**Thru 9-2019**	**Thru 9-2020**	**% Change**
New Listings	97	**65**	- 33.0%	641	**517**	- 19.3%
Pending Sales	52	**14**	- 73.1%	479	**468**	- 2.3%
Closed Sales	82	**69**	- 15.9%	450	**466**	+ 3.6%
Days on Market Until Sale	127	**85**	- 33.1%	111	**111**	0.0%
Median Sales Price*	$123,075	**$101,000**	- 17.9%	$114,000	**$114,900**	+ 0.8%
Average Sales Price*	$146,917	**$122,416**	- 16.7%	$131,946	**$132,948**	+ 0.8%
Percent of List Price Received*	95.2%	**96.5%**	+ 1.4%	95.5%	**95.7%**	+ 0.2%
Inventory of Homes for Sale	240	**157**	- 34.6%	—	**—**	—
Months Supply of Inventory	4.9	**3.1**	- 36.7%	—	**—**	—

Townhouse-Condo	September			Year to Date		
Key Metrics	**2019**	**2020**	**% Change**	**Thru 9-2019**	**Thru 9-2020**	**% Change**
New Listings	6	**3**	- 50.0%	36	**25**	- 30.6%
Pending Sales	0	**0**	0.0%	23	**22**	- 4.3%
Closed Sales	3	**4**	+ 33.3%	24	**28**	+ 16.7%
Days on Market Until Sale	79	**97**	+ 22.8%	196	**242**	+ 23.5%
Median Sales Price*	$107,000	**$152,450**	+ 42.5%	$163,998	**$214,000**	+ 30.5%
Average Sales Price*	$130,667	**$165,700**	+ 26.8%	$179,035	**$210,450**	+ 17.5%
Percent of List Price Received*	92.4%	**96.9%**	+ 4.9%	95.5%	**96.2%**	+ 0.7%
Inventory of Homes for Sale	35	**19**	- 45.7%	—	**—**	—
Months Supply of Inventory	13.0	**6.7**	- 48.5%	—	**—**	—

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

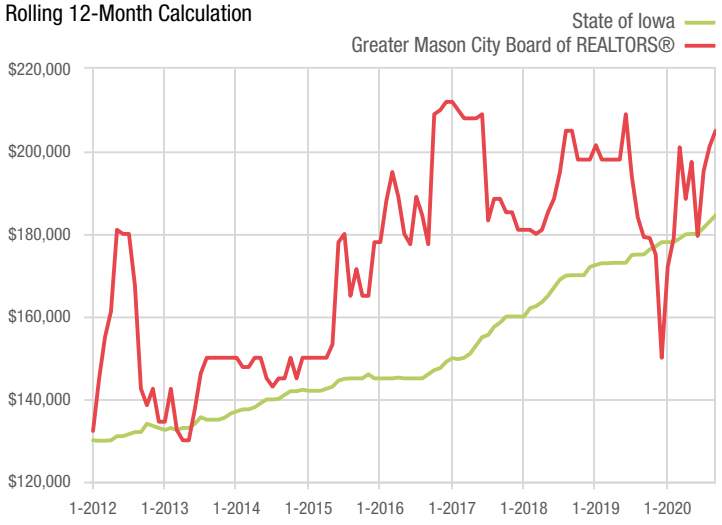
Median Sales Price - Single-Family Detached

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.

Current as of October 15, 2020. All data from the multiple listing services in the state of Iowa. | Report © 2020 ShowingTime.