

Local Market Update – October 2020

A Research Tool Provided by Iowa Association of REALTORS®



Clarke County

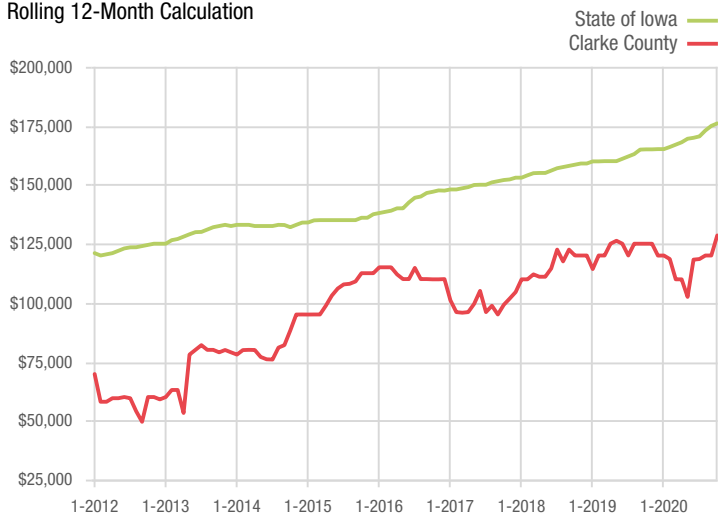
Single-Family Detached	October			Year to Date		
	2019	2020	% Change	Thru 10-2019	Thru 10-2020	% Change
New Listings	12	11	- 8.3%	117	109	- 6.8%
Pending Sales	10	9	- 10.0%	91	100	+ 9.9%
Closed Sales	11	6	- 45.5%	87	89	+ 2.3%
Days on Market Until Sale	56	87	+ 55.4%	87	83	- 4.6%
Median Sales Price*	\$93,700	\$180,750	+ 92.9%	\$122,500	\$136,000	+ 11.0%
Average Sales Price*	\$118,518	\$173,750	+ 46.6%	\$143,738	\$134,034	- 6.8%
Percent of List Price Received*	95.9%	90.0%	- 6.2%	96.0%	93.0%	- 3.1%
Inventory of Homes for Sale	41	29	- 29.3%	—	—	—
Months Supply of Inventory	4.9	3.3	- 32.7%	—	—	—

Townhouse-Condo	October			Year to Date		
	2019	2020	% Change	Thru 10-2019	Thru 10-2020	% 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.

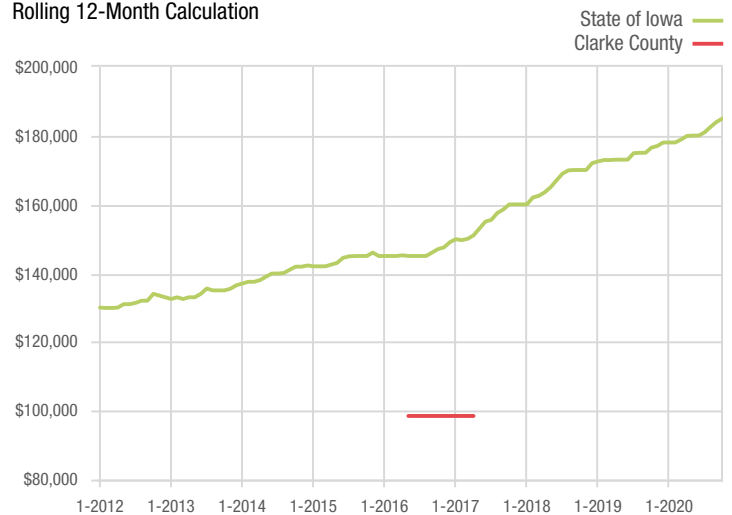
Median Sales Price - Single-Family Detached

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.