

Local Market Update – October 2020

A Research Tool Provided by Iowa Association of REALTORS®



Decatur County

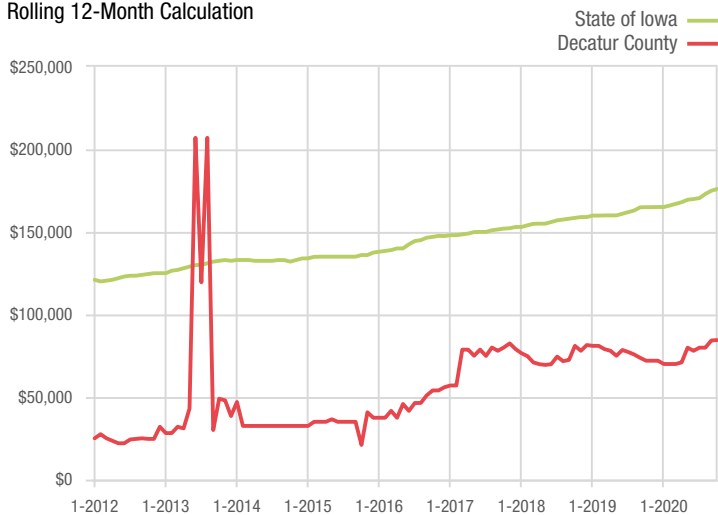
Single-Family Detached	October			Year to Date		
	2019	2020	% Change	Thru 10-2019	Thru 10-2020	% Change
New Listings	3	5	+ 66.7%	90	71	- 21.1%
Pending Sales	5	4	- 20.0%	54	65	+ 20.4%
Closed Sales	8	6	- 25.0%	53	64	+ 20.8%
Days on Market Until Sale	132	104	- 21.2%	188	141	- 25.0%
Median Sales Price*	\$98,000	\$124,950	+ 27.5%	\$72,500	\$85,500	+ 17.9%
Average Sales Price*	\$130,406	\$143,733	+ 10.2%	\$94,242	\$114,939	+ 22.0%
Percent of List Price Received*	92.8%	94.7%	+ 2.0%	91.1%	91.7%	+ 0.7%
Inventory of Homes for Sale	47	28	- 40.4%	—	—	—
Months Supply of Inventory	8.6	4.3	- 50.0%	—	—	—

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.

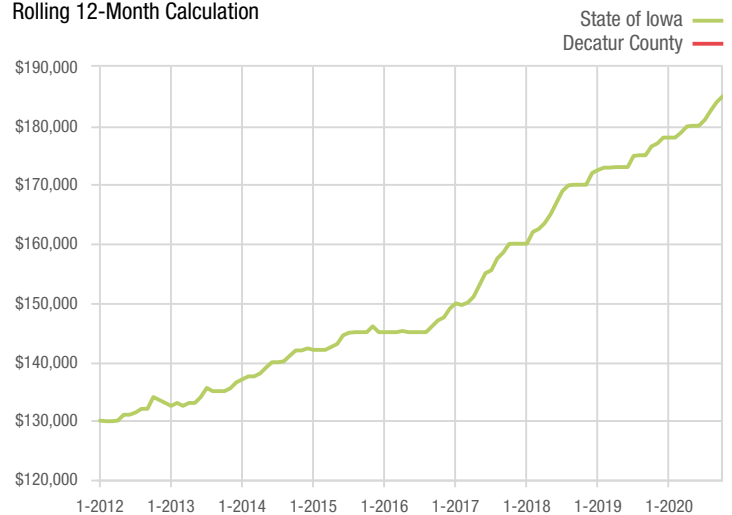
Median Sales Price - Single-Family Detached

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.