

Local Market Update – October 2020

A Research Tool Provided by Iowa Association of REALTORS®



Emmet County

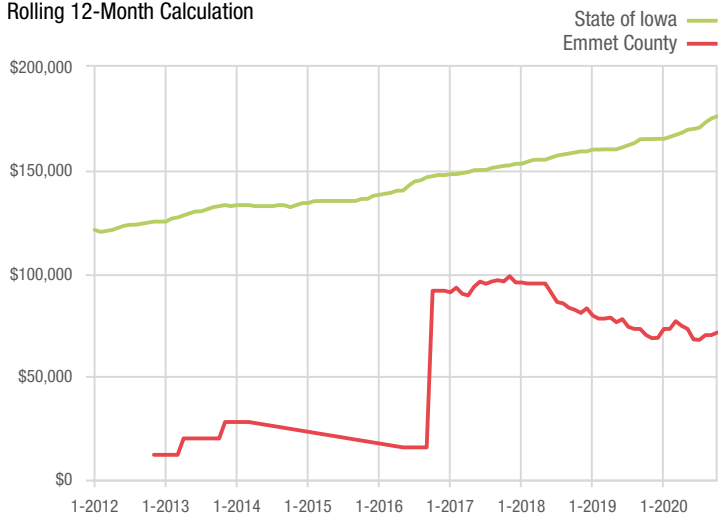
Single-Family Detached	October			Year to Date		
	2019	2020	% Change	Thru 10-2019	Thru 10-2020	% Change
New Listings	7	2	- 71.4%	86	84	- 2.3%
Pending Sales	7	11	+ 57.1%	71	71	0.0%
Closed Sales	9	8	- 11.1%	67	69	+ 3.0%
Days on Market Until Sale	144	69	- 52.1%	97	91	- 6.2%
Median Sales Price*	\$66,750	\$102,900	+ 54.2%	\$69,500	\$72,000	+ 3.6%
Average Sales Price*	\$85,250	\$95,100	+ 11.6%	\$85,013	\$87,270	+ 2.7%
Percent of List Price Received*	94.6%	96.3%	+ 1.8%	94.1%	95.6%	+ 1.6%
Inventory of Homes for Sale	26	22	- 15.4%	—	—	—
Months Supply of Inventory	4.1	3.3	- 19.5%	—	—	—

Townhouse-Condo	October			Year to Date		
	2019	2020	% Change	Thru 10-2019	Thru 10-2020	% Change
New Listings	2	0	- 100.0%	36	30	- 16.7%
Pending Sales	1	2	+ 100.0%	30	28	- 6.7%
Closed Sales	1	3	+ 200.0%	30	27	- 10.0%
Days on Market Until Sale	199	78	- 60.8%	85	84	- 1.2%
Median Sales Price*	\$250,000	\$72,000	- 71.2%	\$143,500	\$121,250	- 15.5%
Average Sales Price*	\$250,000	\$79,417	- 68.2%	\$140,230	\$119,639	- 14.7%
Percent of List Price Received*	93.6%	95.8%	+ 2.4%	96.9%	95.2%	- 1.8%
Inventory of Homes for Sale	9	7	- 22.2%	—	—	—
Months Supply of Inventory	2.5	2.5	0.0%	—	—	—

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

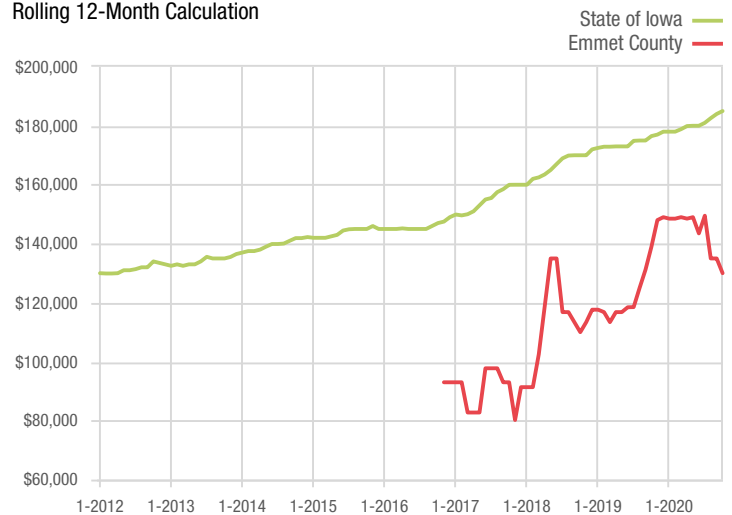
Median Sales Price - Single-Family Detached

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.