

Local Market Update – May 2021

A Research Tool Provided by Iowa Association of REALTORS®



Carroll County

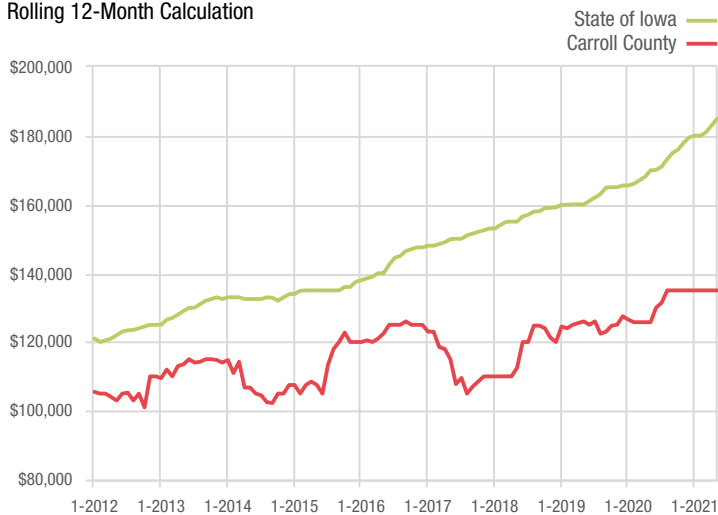
Single-Family Detached	May			Year to Date		
	2020	2021	% Change	Thru 5-2020	Thru 5-2021	% Change
New Listings	27	21	- 22.2%	125	113	- 9.6%
Pending Sales	22	16	- 27.3%	98	97	- 1.0%
Closed Sales	19	20	+ 5.3%	76	82	+ 7.9%
Days on Market Until Sale	83	54	- 34.9%	119	77	- 35.3%
Median Sales Price*	\$122,000	\$125,450	+ 2.8%	\$119,000	\$112,750	- 5.3%
Average Sales Price*	\$115,068	\$172,290	+ 49.7%	\$130,399	\$138,269	+ 6.0%
Percent of List Price Received*	93.7%	94.2%	+ 0.5%	91.5%	93.3%	+ 2.0%
Inventory of Homes for Sale	107	50	- 53.3%	—	—	—
Months Supply of Inventory	5.0	2.1	- 58.0%	—	—	—

Townhouse-Condo	May			Year to Date		
	2020	2021	% Change	Thru 5-2020	Thru 5-2021	% Change
New Listings	1	1	0.0%	5	1	- 80.0%
Pending Sales	1	0	- 100.0%	4	0	- 100.0%
Closed Sales	0	0	0.0%	3	1	- 66.7%
Days on Market Until Sale	—	—	—	40	2	- 95.0%
Median Sales Price*	—	—	—	\$104,900	\$105,000	+ 0.1%
Average Sales Price*	—	—	—	\$119,100	\$105,000	- 11.8%
Percent of List Price Received*	—	—	—	97.4%	96.3%	- 1.1%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	2.3	0.6	- 73.9%	—	—	—

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

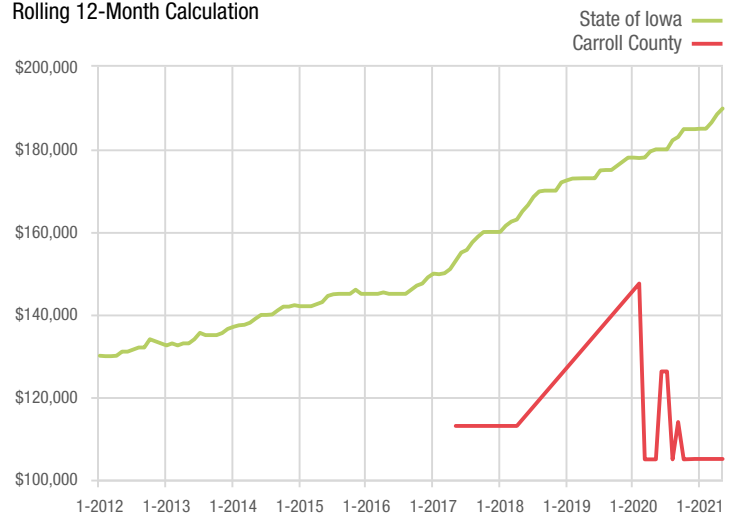
Median Sales Price - Single-Family Detached

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.