

# Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



## Black Hawk County

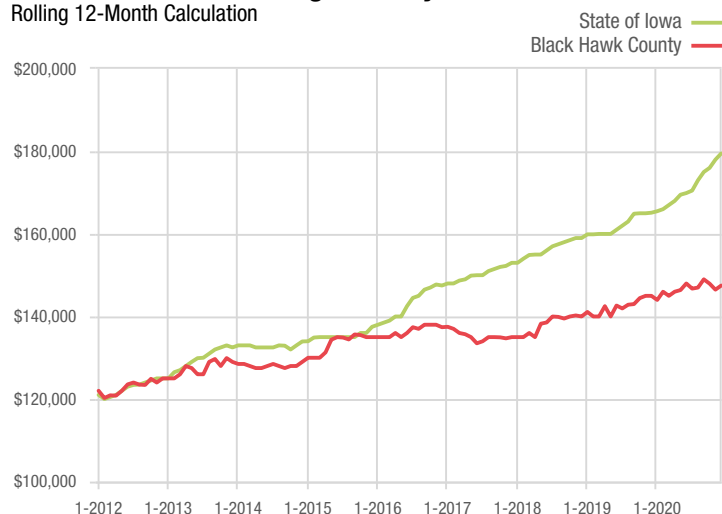
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	85	104	+ 22.4%	2,108	2,146	+ 1.8%
Pending Sales	75	128	+ 70.7%	1,591	1,827	+ 14.8%
Closed Sales	129	155	+ 20.2%	1,605	1,761	+ 9.7%
Days on Market Until Sale	49	39	- 20.4%	44	40	- 9.1%
Median Sales Price*	\$140,000	\$148,750	+ 6.3%	\$145,000	\$147,500	+ 1.7%
Average Sales Price*	\$172,802	\$177,134	+ 2.5%	\$170,578	\$171,904	+ 0.8%
Percent of List Price Received*	96.2%	96.3%	+ 0.1%	97.0%	96.9%	- 0.1%
Inventory of Homes for Sale	375	251	- 33.1%	—	—	—
Months Supply of Inventory	2.8	1.6	- 42.9%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	9	9	0.0%	235	211	- 10.2%
Pending Sales	11	13	+ 18.2%	181	199	+ 9.9%
Closed Sales	14	23	+ 64.3%	177	198	+ 11.9%
Days on Market Until Sale	42	76	+ 81.0%	44	41	- 6.8%
Median Sales Price*	\$139,950	\$174,900	+ 25.0%	\$151,750	\$158,250	+ 4.3%
Average Sales Price*	\$144,236	\$176,913	+ 22.7%	\$162,859	\$165,979	+ 1.9%
Percent of List Price Received*	96.6%	97.8%	+ 1.2%	97.9%	98.3%	+ 0.4%
Inventory of Homes for Sale	39	15	- 61.5%	—	—	—
Months Supply of Inventory	2.6	0.9	- 65.4%	—	—	—

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

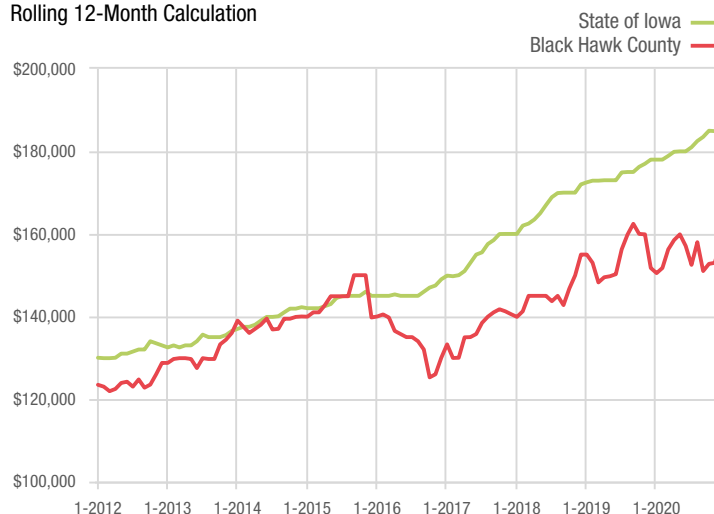
### Median Sales Price - Single-Family Detached

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.