

Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



Carroll County

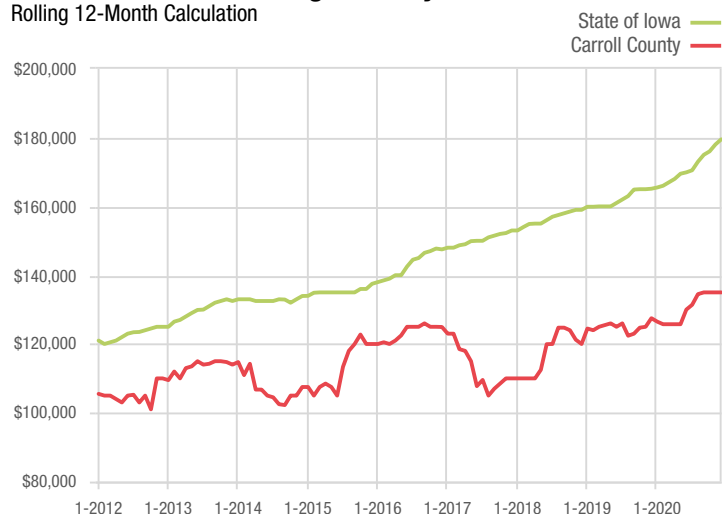
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	13	7	- 46.2%	368	300	- 18.5%
Pending Sales	12	10	- 16.7%	250	283	+ 13.2%
Closed Sales	21	26	+ 23.8%	249	270	+ 8.4%
Days on Market Until Sale	119	79	- 33.6%	109	99	- 9.2%
Median Sales Price*	\$135,000	\$141,250	+ 4.6%	\$127,500	\$135,000	+ 5.9%
Average Sales Price*	\$155,610	\$167,150	+ 7.4%	\$147,038	\$151,605	+ 3.1%
Percent of List Price Received*	94.7%	95.3%	+ 0.6%	93.2%	93.6%	+ 0.4%
Inventory of Homes for Sale	130	53	- 59.2%	—	—	—
Months Supply of Inventory	6.2	2.2	- 64.5%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	0	0.0%	2	12	+ 500.0%
Pending Sales	0	1	—	0	14	—
Closed Sales	0	1	—	0	13	—
Days on Market Until Sale	—	—	—	—	61	—
Median Sales Price*	—	\$425,000	—	—	\$105,000	—
Average Sales Price*	—	\$425,000	—	—	\$131,958	—
Percent of List Price Received*	—	94.4%	—	—	95.1%	—
Inventory of Homes for Sale	3	0	- 100.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

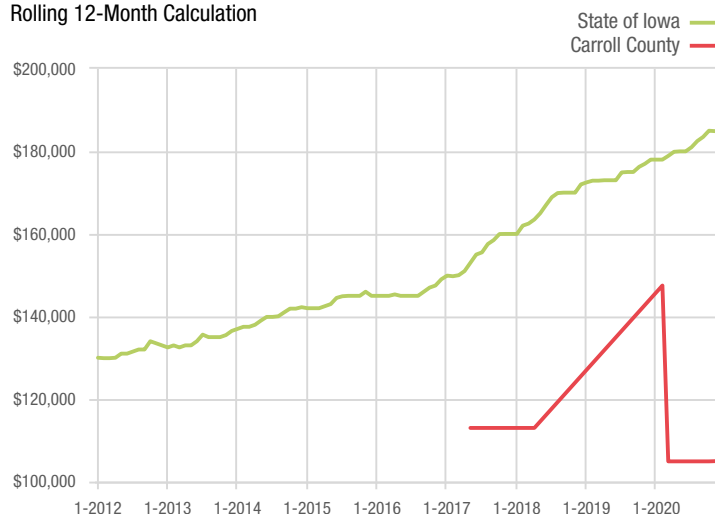
Median Sales Price - Single-Family Detached

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.