

Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



Delaware County

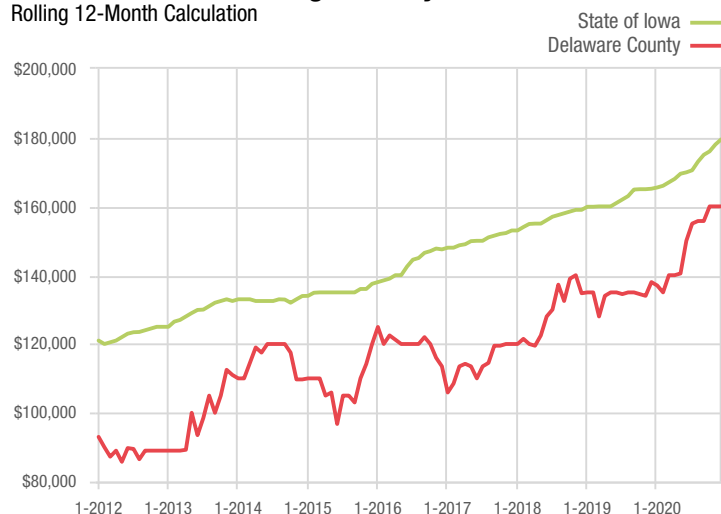
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	7	2	- 71.4%	203	193	- 4.9%
Pending Sales	7	5	- 28.6%	150	177	+ 18.0%
Closed Sales	18	11	- 38.9%	153	178	+ 16.3%
Days on Market Until Sale	73	54	- 26.0%	56	59	+ 5.4%
Median Sales Price*	\$146,000	\$140,000	- 4.1%	\$138,000	\$160,000	+ 15.9%
Average Sales Price*	\$166,389	\$180,568	+ 8.5%	\$161,271	\$181,168	+ 12.3%
Percent of List Price Received*	95.6%	94.7%	- 0.9%	95.6%	95.6%	0.0%
Inventory of Homes for Sale	46	18	- 60.9%	—	—	—
Months Supply of Inventory	3.7	1.2	- 67.6%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	1	—	5	7	+ 40.0%
Pending Sales	0	0	0.0%	5	3	- 40.0%
Closed Sales	1	1	0.0%	5	3	- 40.0%
Days on Market Until Sale	1	73	+ 7,200.0%	125	37	- 70.4%
Median Sales Price*	\$95,000	\$216,000	+ 127.4%	\$249,000	\$216,000	- 13.3%
Average Sales Price*	\$95,000	\$216,000	+ 127.4%	\$245,400	\$206,667	- 15.8%
Percent of List Price Received*	96.9%	100.5%	+ 3.7%	98.7%	98.2%	- 0.5%
Inventory of Homes for Sale	3	3	0.0%	—	—	—
Months Supply of Inventory	3.0	3.0	0.0%	—	—	—

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

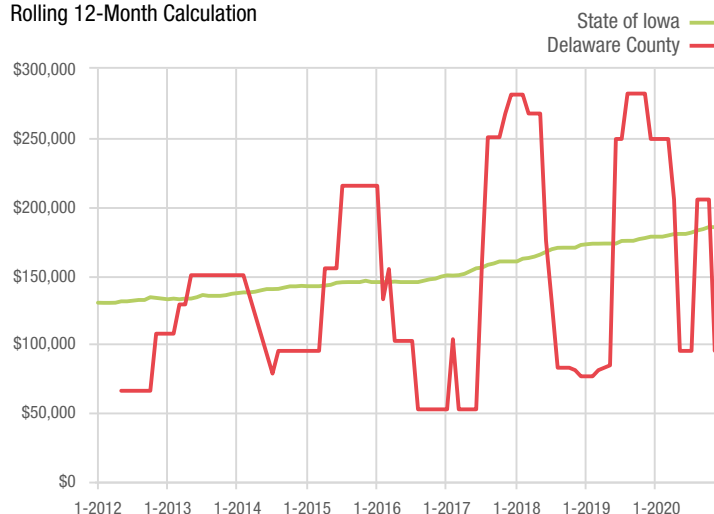
Median Sales Price - Single-Family Detached

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.