

Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



Franklin County

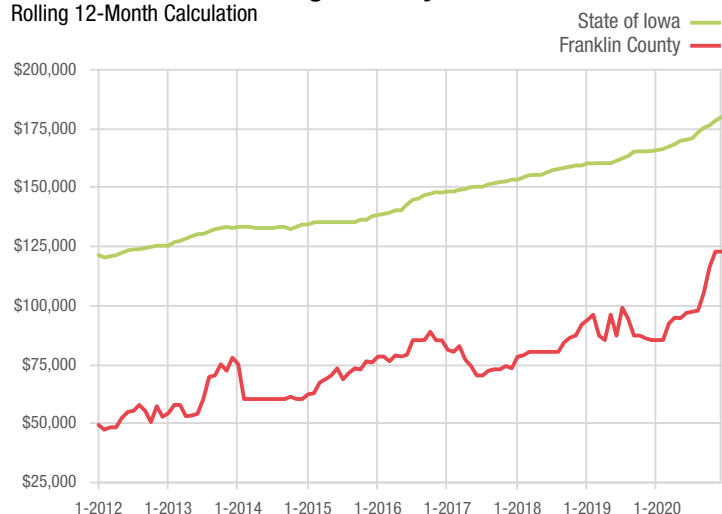
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	9	10	+ 11.1%	114	131	+ 14.9%
Pending Sales	8	7	- 12.5%	83	99	+ 19.3%
Closed Sales	5	5	0.0%	82	92	+ 12.2%
Days on Market Until Sale	91	88	- 3.3%	137	140	+ 2.2%
Median Sales Price*	\$56,911	\$66,500	+ 16.8%	\$85,000	\$122,500	+ 44.1%
Average Sales Price*	\$61,782	\$63,080	+ 2.1%	\$92,743	\$131,891	+ 42.2%
Percent of List Price Received*	88.3%	91.2%	+ 3.3%	91.1%	94.9%	+ 4.2%
Inventory of Homes for Sale	51	53	+ 3.9%	—	—	—
Months Supply of Inventory	7.4	6.4	- 13.5%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	0	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	1	—	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

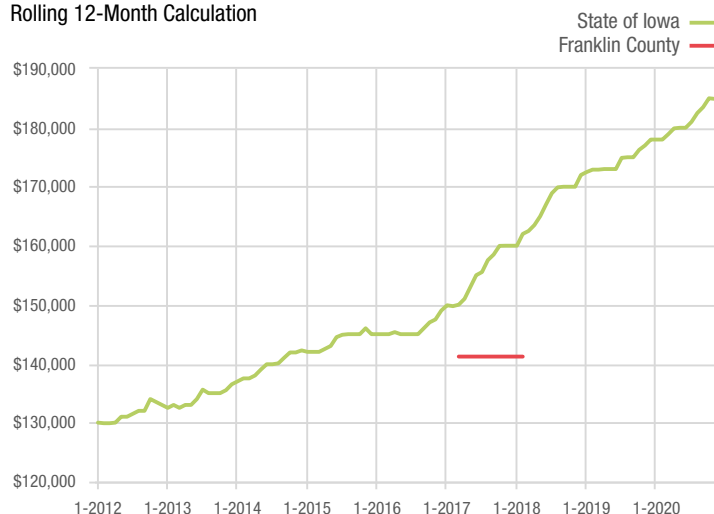
Median Sales Price - Single-Family Detached

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.