

Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



Jasper County

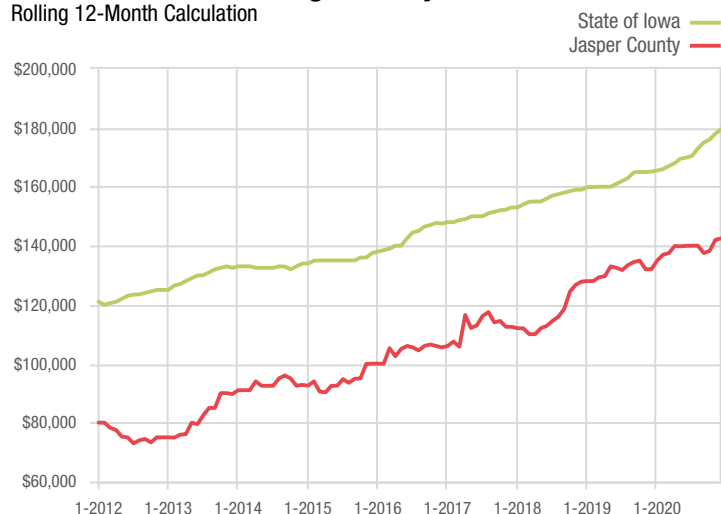
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	25	29	+ 16.0%	643	608	- 5.4%
Pending Sales	48	47	- 2.1%	529	571	+ 7.9%
Closed Sales	53	49	- 7.5%	545	552	+ 1.3%
Days on Market Until Sale	48	55	+ 14.6%	56	56	0.0%
Median Sales Price*	\$126,500	\$137,500	+ 8.7%	\$132,000	\$142,500	+ 8.0%
Average Sales Price*	\$140,531	\$148,224	+ 5.5%	\$147,792	\$152,511	+ 3.2%
Percent of List Price Received*	98.9%	96.6%	- 2.3%	96.9%	97.2%	+ 0.3%
Inventory of Homes for Sale	147	81	- 44.9%	—	—	—
Months Supply of Inventory	3.3	1.7	- 48.5%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	1	1	0.0%	7	6	- 14.3%
Pending Sales	0	0	0.0%	6	6	0.0%
Closed Sales	1	2	+ 100.0%	7	5	- 28.6%
Days on Market Until Sale	236	376	+ 59.3%	127	165	+ 29.9%
Median Sales Price*	\$186,000	\$251,850	+ 35.4%	\$186,000	\$220,480	+ 18.5%
Average Sales Price*	\$186,000	\$251,850	+ 35.4%	\$200,343	\$213,536	+ 6.6%
Percent of List Price Received*	93.0%	100.8%	+ 8.4%	98.1%	99.4%	+ 1.3%
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	2.0	1.0	- 50.0%	—	—	—

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

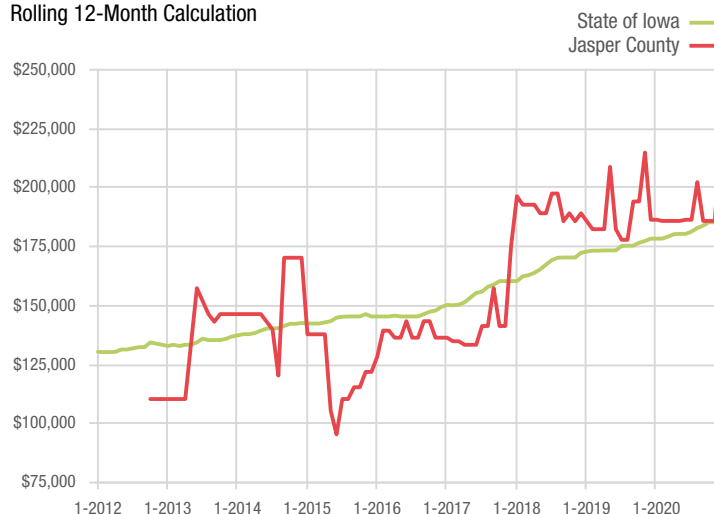
Median Sales Price - Single-Family Detached

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.