

Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



Kossuth County

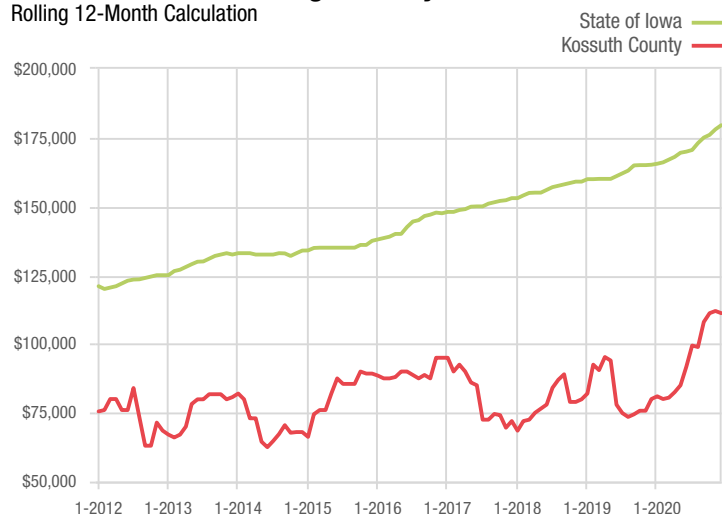
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	8	8	0.0%	180	256	+ 42.2%
Pending Sales	5	4	- 20.0%	86	134	+ 55.8%
Closed Sales	9	2	- 77.8%	84	126	+ 50.0%
Days on Market Until Sale	106	31	- 70.8%	136	87	- 36.0%
Median Sales Price*	\$120,000	\$153,500	+ 27.9%	\$80,000	\$111,200	+ 39.0%
Average Sales Price*	\$143,861	\$153,500	+ 6.7%	\$96,986	\$140,719	+ 45.1%
Percent of List Price Received*	92.7%	84.1%	- 9.3%	91.2%	92.1%	+ 1.0%
Inventory of Homes for Sale	72	61	- 15.3%	—	—	—
Months Supply of Inventory	10.0	5.5	- 45.0%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	1	0	- 100.0%	63	12	- 81.0%
Pending Sales	0	0	0.0%	34	8	- 76.5%
Closed Sales	4	0	- 100.0%	34	8	- 76.5%
Days on Market Until Sale	140	—	—	78	126	+ 61.5%
Median Sales Price*	\$237,500	—	—	\$153,750	\$156,000	+ 1.5%
Average Sales Price*	\$262,500	—	—	\$172,941	\$179,675	+ 3.9%
Percent of List Price Received*	92.6%	—	—	91.3%	93.7%	+ 2.6%
Inventory of Homes for Sale	9	4	- 55.6%	—	—	—
Months Supply of Inventory	2.9	2.5	- 13.8%	—	—	—

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

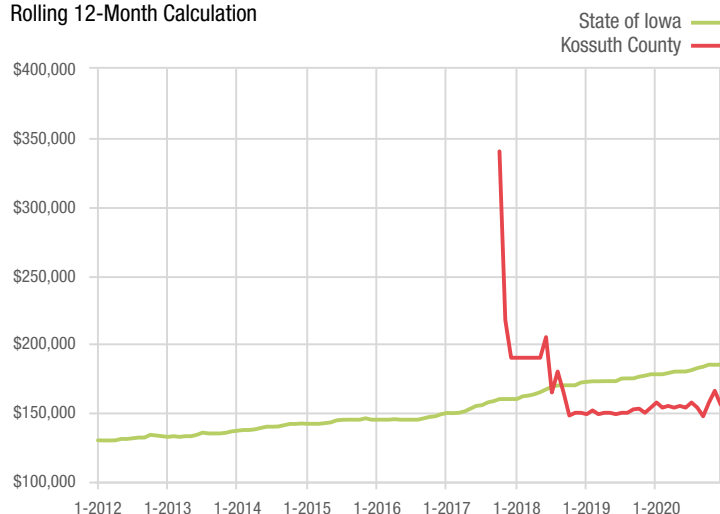
Median Sales Price - Single-Family Detached

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.