

Local Market Update – December 2020

A Research Tool Provided by Iowa Association of REALTORS®



Scott County

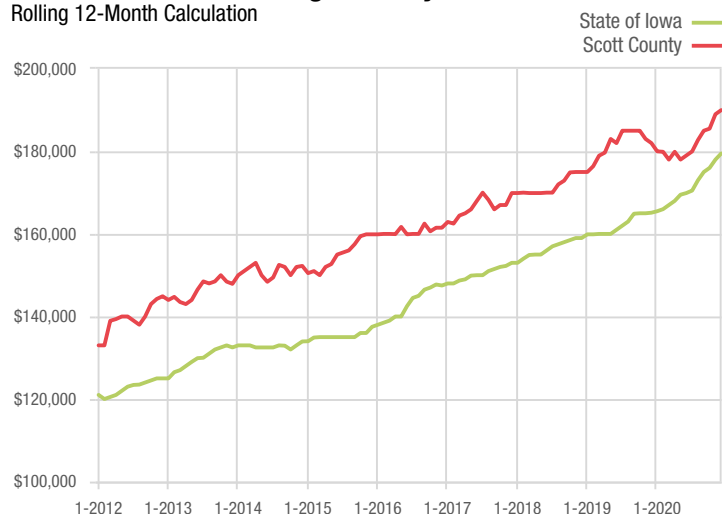
Single-Family Detached	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	157	142	- 9.6%	3,181	2,833	- 10.9%
Pending Sales	121	155	+ 28.1%	2,301	2,485	+ 8.0%
Closed Sales	151	201	+ 33.1%	2,294	2,373	+ 3.4%
Days on Market Until Sale	40	26	- 35.0%	36	37	+ 2.8%
Median Sales Price*	\$158,000	\$199,900	+ 26.5%	\$182,000	\$190,000	+ 4.4%
Average Sales Price*	\$203,734	\$242,998	+ 19.3%	\$225,247	\$234,223	+ 4.0%
Percent of List Price Received*	97.1%	99.1%	+ 2.1%	98.0%	98.5%	+ 0.5%
Inventory of Homes for Sale	523	284	- 45.7%	—	—	—
Months Supply of Inventory	2.7	1.4	- 48.1%	—	—	—

Townhouse-Condo	December			Year to Date		
Key Metrics	2019	2020	% Change	Thru 12-2019	Thru 12-2020	% Change
New Listings	16	15	- 6.3%	345	303	- 12.2%
Pending Sales	19	13	- 31.6%	269	282	+ 4.8%
Closed Sales	22	27	+ 22.7%	258	272	+ 5.4%
Days on Market Until Sale	51	22	- 56.9%	40	46	+ 15.0%
Median Sales Price*	\$195,250	\$203,000	+ 4.0%	\$163,700	\$169,400	+ 3.5%
Average Sales Price*	\$214,816	\$217,184	+ 1.1%	\$179,847	\$189,939	+ 5.6%
Percent of List Price Received*	98.6%	98.7%	+ 0.1%	98.1%	98.5%	+ 0.4%
Inventory of Homes for Sale	62	25	- 59.7%	—	—	—
Months Supply of Inventory	2.8	1.1	- 60.7%	—	—	—

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

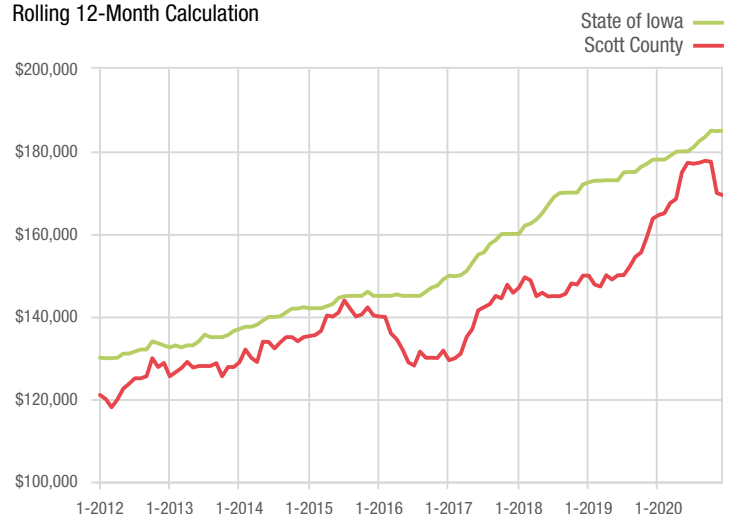
Median Sales Price - Single-Family Detached

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.