

Local Market Update – February 2022

A Research Tool Provided by Iowa Association of REALTORS®



Sioux County

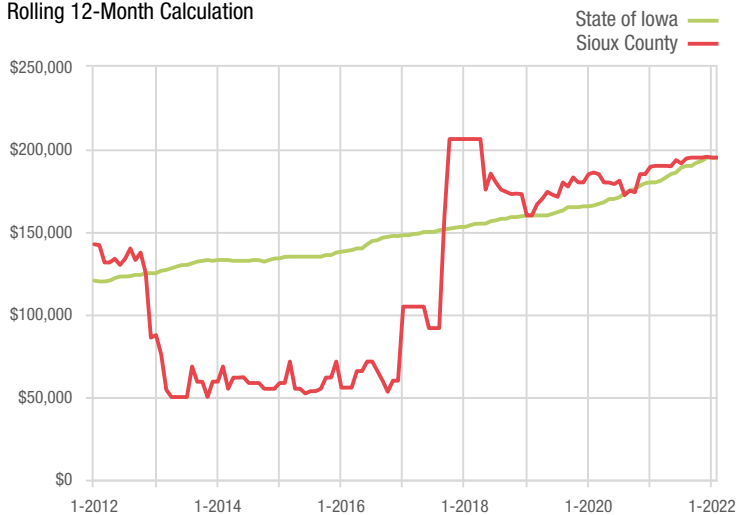
Single-Family Detached	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
Key Metrics						
New Listings	20	18	- 10.0%	32	28	- 12.5%
Pending Sales	23	16	- 30.4%	37	29	- 21.6%
Closed Sales	12	9	- 25.0%	37	31	- 16.2%
Days on Market Until Sale	55	33	- 40.0%	86	31	- 64.0%
Median Sales Price*	\$171,200	\$200,000	+ 16.8%	\$215,000	\$180,250	- 16.2%
Average Sales Price*	\$209,958	\$197,900	- 5.7%	\$206,930	\$184,471	- 10.9%
Percent of List Price Received*	99.0%	100.4%	+ 1.4%	96.3%	99.3%	+ 3.1%
Inventory of Homes for Sale	33	19	- 42.4%	—	—	—
Months Supply of Inventory	1.3	0.8	- 38.5%	—	—	—

Townhouse-Condo	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
Key Metrics						
New Listings	1	3	+ 200.0%	2	5	+ 150.0%
Pending Sales	2	3	+ 50.0%	3	7	+ 133.3%
Closed Sales	1	4	+ 300.0%	1	6	+ 500.0%
Days on Market Until Sale	60	16	- 73.3%	60	41	- 31.7%
Median Sales Price*	\$129,500	\$211,450	+ 63.3%	\$129,500	\$147,500	+ 13.9%
Average Sales Price*	\$129,500	\$211,200	+ 63.1%	\$129,500	\$181,383	+ 40.1%
Percent of List Price Received*	98.1%	100.6%	+ 2.5%	98.1%	99.8%	+ 1.7%
Inventory of Homes for Sale	2	1	- 50.0%	—	—	—
Months Supply of Inventory	1.1	0.5	- 54.5%	—	—	—

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

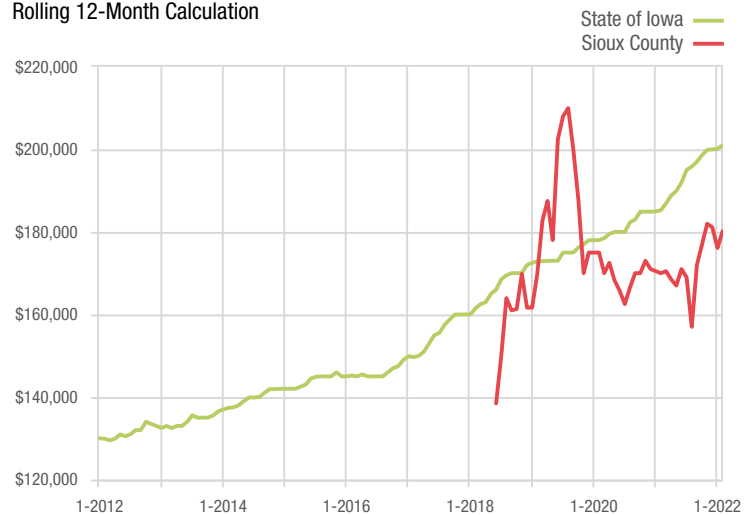
Median Sales Price - Single-Family Detached

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.