

Local Market Update – February 2022

A Research Tool Provided by Iowa Association of REALTORS®



Third Congressional District

Includes Adair, Adams, Cass, Dallas, Fremont, Guthrie, Madison, Mills, Montgomery, Page, Polk, Pottawattamie, Ringgold, Taylor, Union and Warren Counties

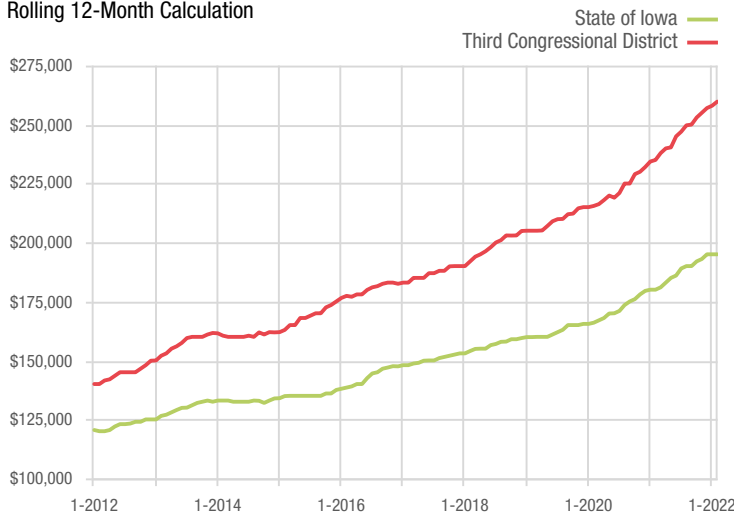
Single-Family Detached	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	1,131	1,075	- 5.0%	2,107	1,993	- 5.4%
Pending Sales	828	767	- 7.4%	1,682	1,618	- 3.8%
Closed Sales	760	756	- 0.5%	1,580	1,586	+ 0.4%
Days on Market Until Sale	40	42	+ 5.0%	40	39	- 2.5%
Median Sales Price*	\$229,645	\$240,000	+ 4.5%	\$240,000	\$248,950	+ 3.7%
Average Sales Price*	\$253,535	\$272,284	+ 7.4%	\$260,056	\$283,668	+ 9.1%
Percent of List Price Received*	98.8%	99.3%	+ 0.5%	98.9%	99.0%	+ 0.1%
Inventory of Homes for Sale	3,189	2,904	- 8.9%	—	—	—
Months Supply of Inventory	2.6	2.3	- 11.5%	—	—	—

Townhouse-Condo	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	196	273	+ 39.3%	458	432	- 5.7%
Pending Sales	157	145	- 7.6%	319	299	- 6.3%
Closed Sales	147	142	- 3.4%	282	293	+ 3.9%
Days on Market Until Sale	61	48	- 21.3%	61	50	- 18.0%
Median Sales Price*	\$190,150	\$207,033	+ 8.9%	\$188,000	\$219,000	+ 16.5%
Average Sales Price*	\$207,284	\$230,564	+ 11.2%	\$200,962	\$235,512	+ 17.2%
Percent of List Price Received*	98.8%	100.0%	+ 1.2%	98.7%	99.7%	+ 1.0%
Inventory of Homes for Sale	801	687	- 14.2%	—	—	—
Months Supply of Inventory	3.7	3.1	- 16.2%	—	—	—

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

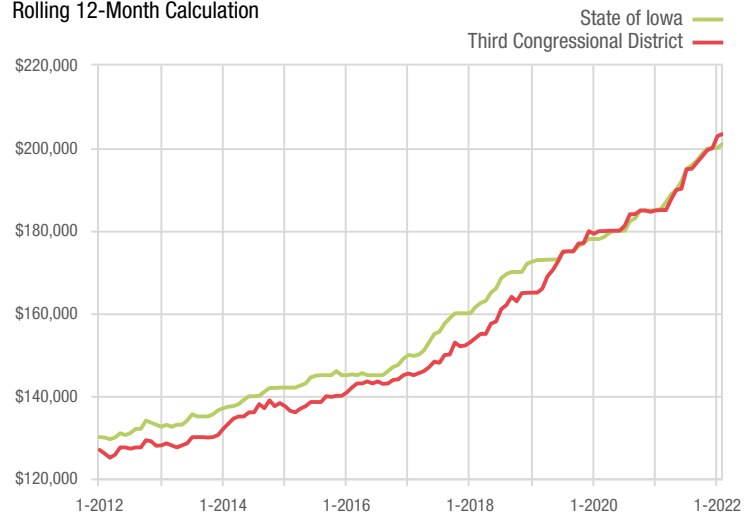
Median Sales Price - Single-Family Detached

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.

Current as of March 15, 2022. All data from the multiple listing services in the state of Iowa. | Report © 2022 ShowingTime.