

Local Market Update – February 2022

A Research Tool Provided by Iowa Association of REALTORS®



Wapello County

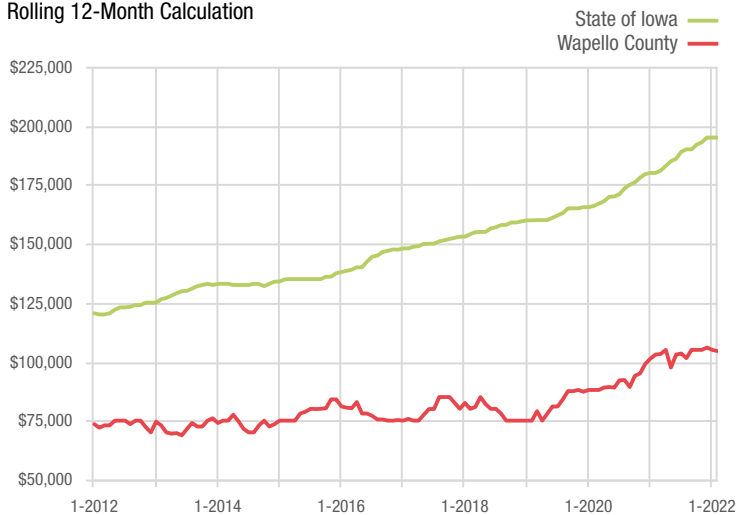
Single-Family Detached	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	20	26	+ 30.0%	44	47	+ 6.8%
Pending Sales	18	23	+ 27.8%	40	47	+ 17.5%
Closed Sales	18	19	+ 5.6%	48	48	0.0%
Days on Market Until Sale	61	49	- 19.7%	52	43	- 17.3%
Median Sales Price*	\$87,250	\$99,900	+ 14.5%	\$106,250	\$92,500	- 12.9%
Average Sales Price*	\$114,156	\$114,753	+ 0.5%	\$122,700	\$111,535	- 9.1%
Percent of List Price Received*	93.1%	95.3%	+ 2.4%	93.0%	96.7%	+ 4.0%
Inventory of Homes for Sale	53	44	- 17.0%	—	—	—
Months Supply of Inventory	1.6	1.3	- 18.8%	—	—	—

Townhouse-Condo	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	0	0	0.0%	1	0	- 100.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

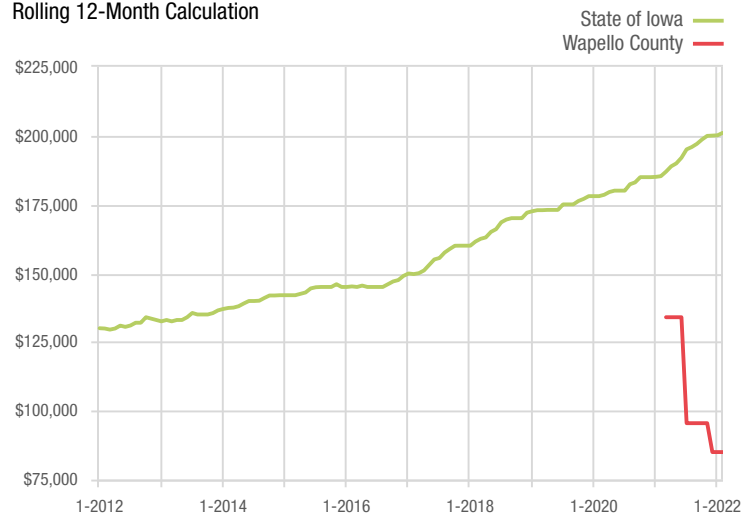
Median Sales Price - Single-Family Detached

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.