

Local Market Update – February 2022

A Research Tool Provided by Iowa Association of REALTORS®



Warren County

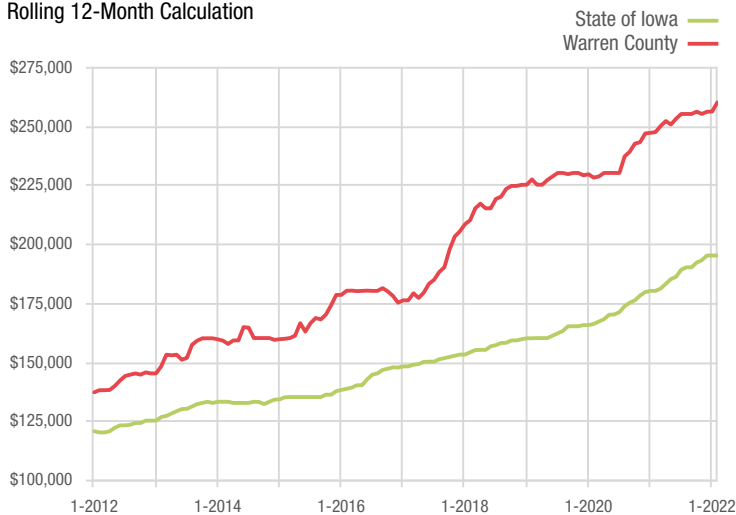
Single-Family Detached	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	58	91	+ 56.9%	112	164	+ 46.4%
Pending Sales	49	55	+ 12.2%	97	107	+ 10.3%
Closed Sales	45	56	+ 24.4%	99	111	+ 12.1%
Days on Market Until Sale	35	42	+ 20.0%	32	32	0.0%
Median Sales Price*	\$222,000	\$296,120	+ 33.4%	\$243,000	\$294,725	+ 21.3%
Average Sales Price*	\$266,580	\$326,692	+ 22.5%	\$293,932	\$320,131	+ 8.9%
Percent of List Price Received*	99.0%	99.1%	+ 0.1%	99.5%	99.2%	- 0.3%
Inventory of Homes for Sale	228	281	+ 23.2%	—	—	—
Months Supply of Inventory	2.9	3.4	+ 17.2%	—	—	—

Townhouse-Condo	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	14	12	- 14.3%	23	20	- 13.0%
Pending Sales	5	9	+ 80.0%	12	11	- 8.3%
Closed Sales	5	10	+ 100.0%	9	16	+ 77.8%
Days on Market Until Sale	118	80	- 32.2%	99	58	- 41.4%
Median Sales Price*	\$299,900	\$267,650	- 10.8%	\$299,900	\$267,650	- 10.8%
Average Sales Price*	\$272,053	\$269,664	- 0.9%	\$268,796	\$287,277	+ 6.9%
Percent of List Price Received*	103.3%	98.6%	- 4.5%	101.0%	100.0%	- 1.0%
Inventory of Homes for Sale	34	46	+ 35.3%	—	—	—
Months Supply of Inventory	2.7	3.9	+ 44.4%	—	—	—

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

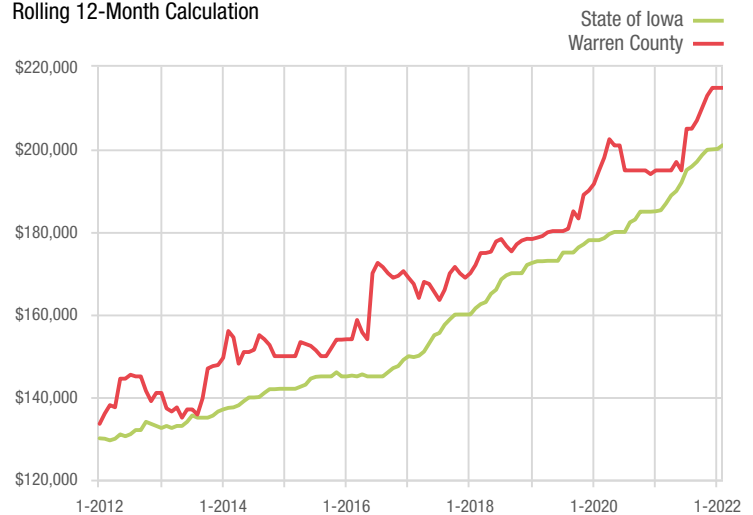
Median Sales Price - Single-Family Detached

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.