

Local Market Update – February 2022

A Research Tool Provided by Iowa Association of REALTORS®



Washington County

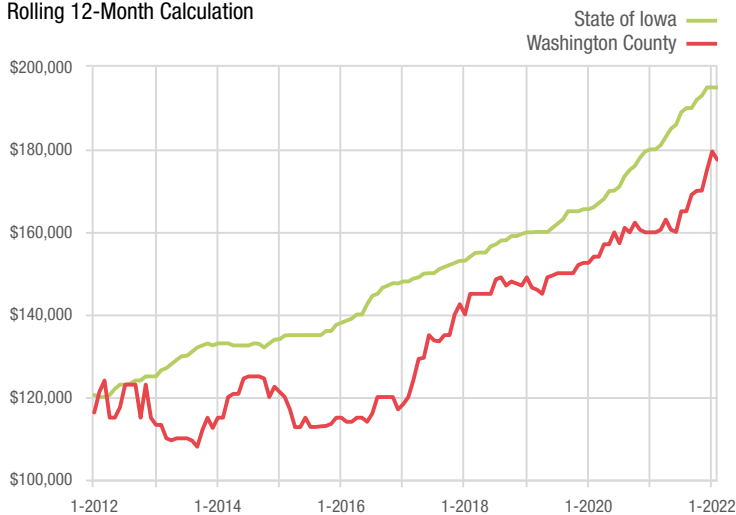
Single-Family Detached	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	20	21	+ 5.0%	38	43	+ 13.2%
Pending Sales	11	23	+ 109.1%	26	39	+ 50.0%
Closed Sales	15	17	+ 13.3%	30	33	+ 10.0%
Days on Market Until Sale	39	40	+ 2.6%	52	53	+ 1.9%
Median Sales Price*	\$172,900	\$91,500	- 47.1%	\$166,500	\$160,000	- 3.9%
Average Sales Price*	\$191,413	\$134,110	- 29.9%	\$169,937	\$183,054	+ 7.7%
Percent of List Price Received*	98.9%	97.0%	- 1.9%	97.0%	97.4%	+ 0.4%
Inventory of Homes for Sale	42	42	0.0%	—	—	—
Months Supply of Inventory	1.7	1.5	- 11.8%	—	—	—

Townhouse-Condo	February			Year to Date		
	2021	2022	% Change	Thru 2-2021	Thru 2-2022	% Change
New Listings	6	8	+ 33.3%	7	9	+ 28.6%
Pending Sales	3	1	- 66.7%	4	4	0.0%
Closed Sales	1	2	+ 100.0%	2	5	+ 150.0%
Days on Market Until Sale	27	50	+ 85.2%	50	69	+ 38.0%
Median Sales Price*	\$112,000	\$150,950	+ 34.8%	\$162,250	\$275,000	+ 69.5%
Average Sales Price*	\$112,000	\$150,950	+ 34.8%	\$162,250	\$226,980	+ 39.9%
Percent of List Price Received*	100.0%	98.4%	- 1.6%	98.3%	99.4%	+ 1.1%
Inventory of Homes for Sale	13	13	0.0%	—	—	—
Months Supply of Inventory	6.2	4.6	- 25.8%	—	—	—

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

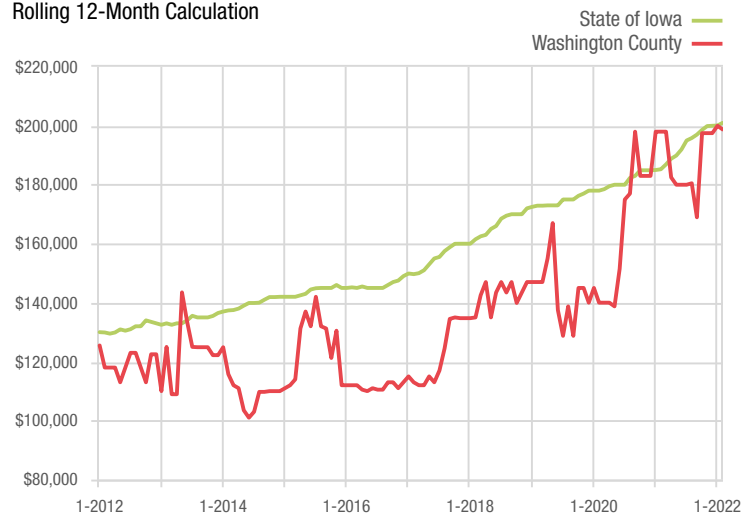
Median Sales Price - Single-Family Detached

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.