

# Local Market Update – March 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Marshall County

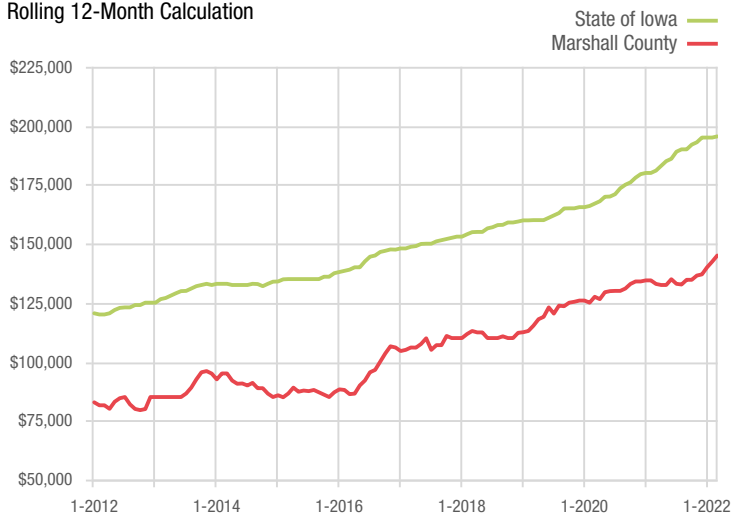
Single-Family Detached	March			Year to Date		
	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	34	<b>43</b>	+ 26.5%	88	<b>108</b>	+ 22.7%
Pending Sales	32	<b>38</b>	+ 18.8%	87	<b>93</b>	+ 6.9%
Closed Sales	35	<b>40</b>	+ 14.3%	63	<b>85</b>	+ 34.9%
Days on Market Until Sale	31	<b>28</b>	- 9.7%	36	<b>29</b>	- 19.4%
Median Sales Price*	\$109,000	<b>\$135,000</b>	+ 23.9%	\$125,000	<b>\$144,950</b>	+ 16.0%
Average Sales Price*	\$135,826	<b>\$147,409</b>	+ 8.5%	\$136,388	<b>\$154,254</b>	+ 13.1%
Percent of List Price Received*	95.4%	<b>98.0%</b>	+ 2.7%	96.2%	<b>97.3%</b>	+ 1.1%
Inventory of Homes for Sale	28	<b>38</b>	+ 35.7%	—	—	—
Months Supply of Inventory	0.7	<b>0.9</b>	+ 28.6%	—	—	—

Townhouse-Condo	March			Year to Date		
	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	1	<b>2</b>	+ 100.0%	1	<b>4</b>	+ 300.0%
Pending Sales	1	<b>3</b>	+ 200.0%	1	<b>4</b>	+ 300.0%
Closed Sales	0	<b>2</b>	—	2	<b>5</b>	+ 150.0%
Days on Market Until Sale	—	<b>70</b>	—	154	<b>63</b>	- 59.1%
Median Sales Price*	—	<b>\$238,950</b>	—	\$332,332	<b>\$219,000</b>	- 34.1%
Average Sales Price*	—	<b>\$238,950</b>	—	\$332,332	<b>\$212,560</b>	- 36.0%
Percent of List Price Received*	—	<b>97.6%</b>	—	106.8%	<b>97.1%</b>	- 9.1%
Inventory of Homes for Sale	1	<b>1</b>	0.0%	—	—	—
Months Supply of Inventory	0.8	<b>0.5</b>	- 37.5%	—	—	—

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

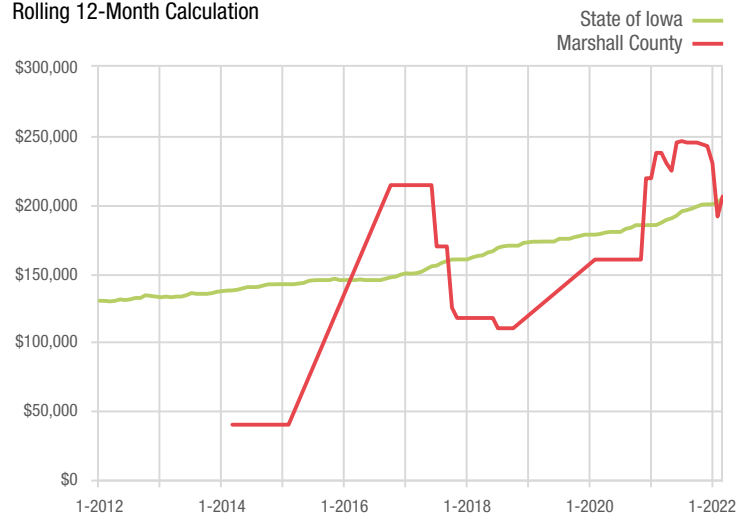
### Median Sales Price - Single-Family Detached

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.