

Local Market Update – March 2022

A Research Tool Provided by Iowa Association of REALTORS®



Mid-Iowa Regional Board of REALTORS®

Includes Benton, Iowa, Marshall, Poweshiek and Tama Counties

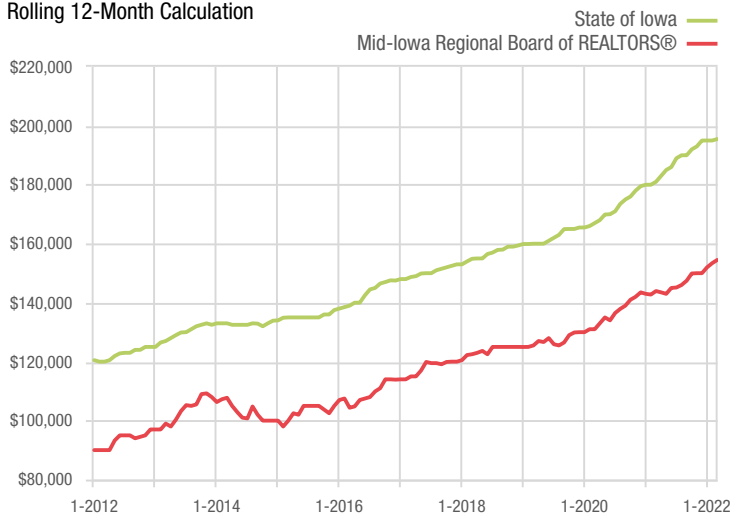
Single-Family Detached	March			Year to Date		
	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	136	159	+ 16.9%	280	354	+ 26.4%
Pending Sales	121	122	+ 0.8%	269	304	+ 13.0%
Closed Sales	90	108	+ 20.0%	195	261	+ 33.8%
Days on Market Until Sale	59	39	- 33.9%	57	38	- 33.3%
Median Sales Price*	\$133,500	\$145,000	+ 8.6%	\$128,000	\$154,750	+ 20.9%
Average Sales Price*	\$170,524	\$170,376	- 0.1%	\$154,674	\$171,727	+ 11.0%
Percent of List Price Received*	95.1%	97.2%	+ 2.2%	95.8%	96.7%	+ 0.9%
Inventory of Homes for Sale	156	177	+ 13.5%	—	—	—
Months Supply of Inventory	1.3	1.4	+ 7.7%	—	—	—

Townhouse-Condo	March			Year to Date		
	2021	2022	% Change	Thru 3-2021	Thru 3-2022	% Change
New Listings	2	4	+ 100.0%	11	10	- 9.1%
Pending Sales	2	6	+ 200.0%	10	10	0.0%
Closed Sales	3	3	0.0%	11	9	- 18.2%
Days on Market Until Sale	95	48	- 49.5%	89	90	+ 1.1%
Median Sales Price*	\$189,000	\$220,000	+ 16.4%	\$236,800	\$219,000	- 7.5%
Average Sales Price*	\$192,367	\$232,633	+ 20.9%	\$220,997	\$185,311	- 16.1%
Percent of List Price Received*	103.1%	97.7%	- 5.2%	102.1%	97.0%	- 5.0%
Inventory of Homes for Sale	14	7	- 50.0%	—	—	—
Months Supply of Inventory	4.1	1.3	- 68.3%	—	—	—

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

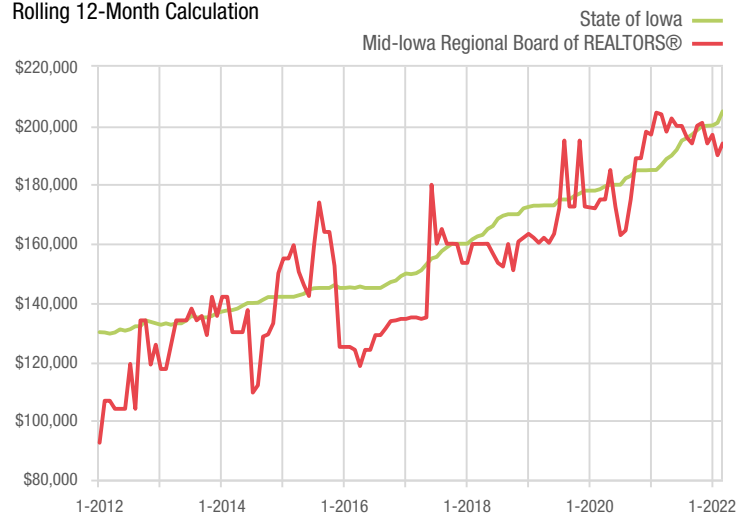
Median Sales Price - Single-Family Detached

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.