

Local Market Update – April 2022

A Research Tool Provided by Iowa Association of REALTORS®



Clinton County

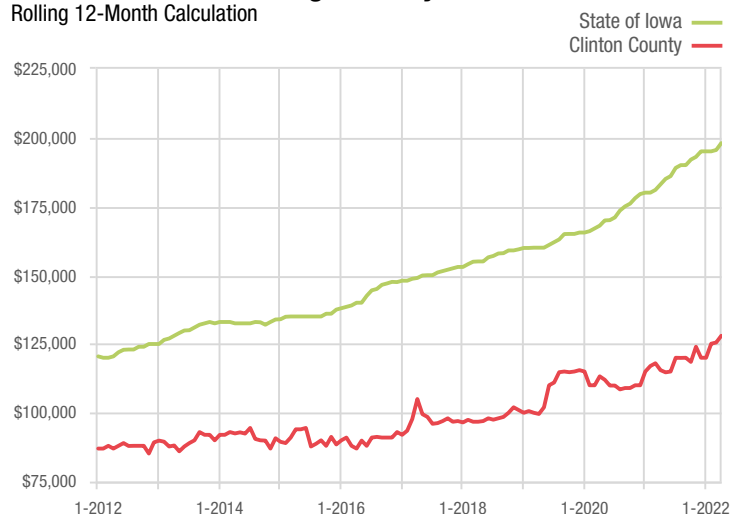
Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	46	45	- 2.2%	169	187	+ 10.7%
Pending Sales	45	42	- 6.7%	192	196	+ 2.1%
Closed Sales	56	59	+ 5.4%	171	191	+ 11.7%
Days on Market Until Sale	64	47	- 26.6%	61	41	- 32.8%
Median Sales Price*	\$98,750	\$130,000	+ 31.6%	\$101,000	\$129,950	+ 28.7%
Average Sales Price*	\$113,598	\$145,912	+ 28.4%	\$119,907	\$150,665	+ 25.7%
Percent of List Price Received*	95.6%	96.4%	+ 0.8%	96.1%	96.3%	+ 0.2%
Inventory of Homes for Sale	69	69	0.0%	—	—	—
Months Supply of Inventory	1.4	1.3	- 7.1%	—	—	—

Townhouse-Condo	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	2	3	+ 50.0%	7	12	+ 71.4%
Pending Sales	2	2	0.0%	13	7	- 46.2%
Closed Sales	7	2	- 71.4%	14	6	- 57.1%
Days on Market Until Sale	204	32	- 84.3%	153	15	- 90.2%
Median Sales Price*	\$210,000	\$202,000	- 3.8%	\$140,400	\$202,000	+ 43.9%
Average Sales Price*	\$180,957	\$202,000	+ 11.6%	\$147,979	\$181,317	+ 22.5%
Percent of List Price Received*	102.0%	101.0%	- 1.0%	101.1%	100.1%	- 1.0%
Inventory of Homes for Sale	1	5	+ 400.0%	—	—	—
Months Supply of Inventory	0.4	2.1	+ 425.0%	—	—	—

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

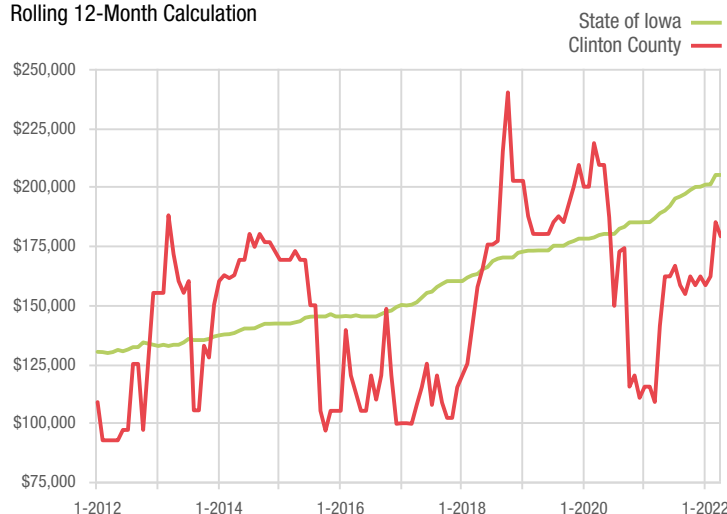
Median Sales Price - Single-Family Detached

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.