

# Local Market Update – April 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Dallas County

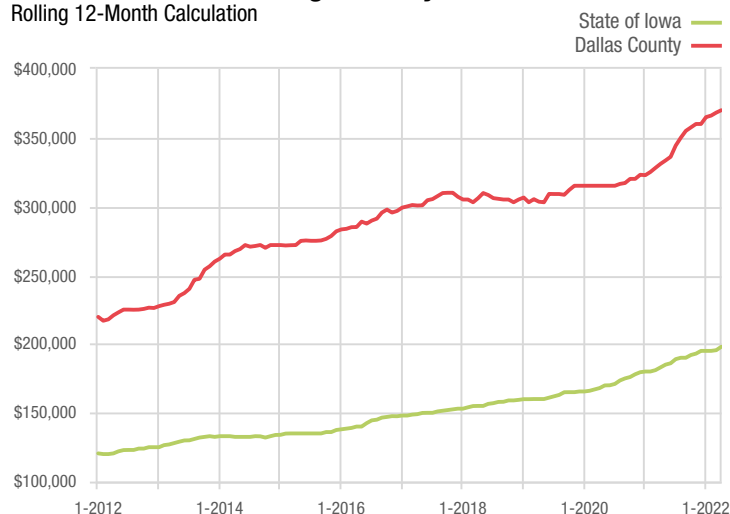
Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	304	208	- 31.6%	896	767	- 14.4%
Pending Sales	192	364	+ 89.6%	596	748	+ 25.5%
Closed Sales	172	185	+ 7.6%	548	569	+ 3.8%
Days on Market Until Sale	45	48	+ 6.7%	50	51	+ 2.0%
Median Sales Price*	\$373,128	\$378,000	+ 1.3%	\$339,950	\$382,518	+ 12.5%
Average Sales Price*	\$409,968	\$422,151	+ 3.0%	\$373,248	\$412,690	+ 10.6%
Percent of List Price Received*	99.8%	101.3%	+ 1.5%	99.8%	100.8%	+ 1.0%
Inventory of Homes for Sale	849	557	- 34.4%	—	—	—
Months Supply of Inventory	4.9	2.8	- 42.9%	—	—	—

Townhouse-Condo	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	160	77	- 51.9%	348	296	- 14.9%
Pending Sales	70	123	+ 75.7%	201	268	+ 33.3%
Closed Sales	69	68	- 1.4%	192	226	+ 17.7%
Days on Market Until Sale	101	37	- 63.4%	79	41	- 48.1%
Median Sales Price*	\$226,000	\$240,500	+ 6.4%	\$212,900	\$235,000	+ 10.4%
Average Sales Price*	\$220,328	\$251,381	+ 14.1%	\$213,934	\$244,070	+ 14.1%
Percent of List Price Received*	99.4%	101.1%	+ 1.7%	99.1%	99.9%	+ 0.8%
Inventory of Homes for Sale	308	164	- 46.8%	—	—	—
Months Supply of Inventory	5.4	2.5	- 53.7%	—	—	—

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

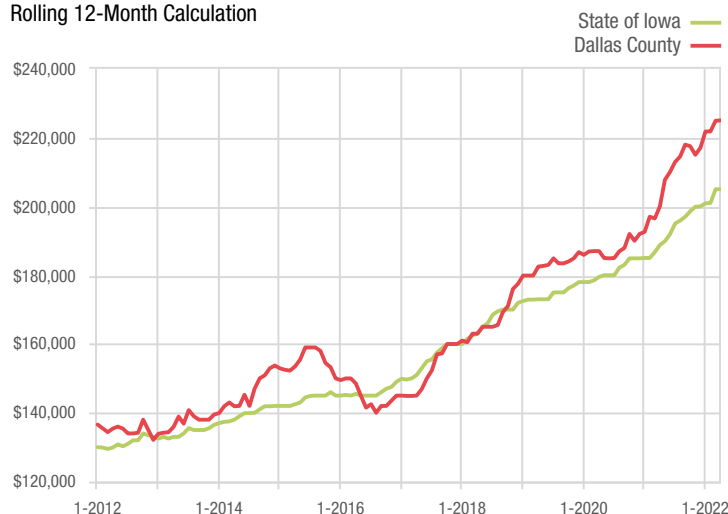
### Median Sales Price - Single-Family Detached

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.