

Local Market Update – April 2022

A Research Tool Provided by Iowa Association of REALTORS®



Henry County

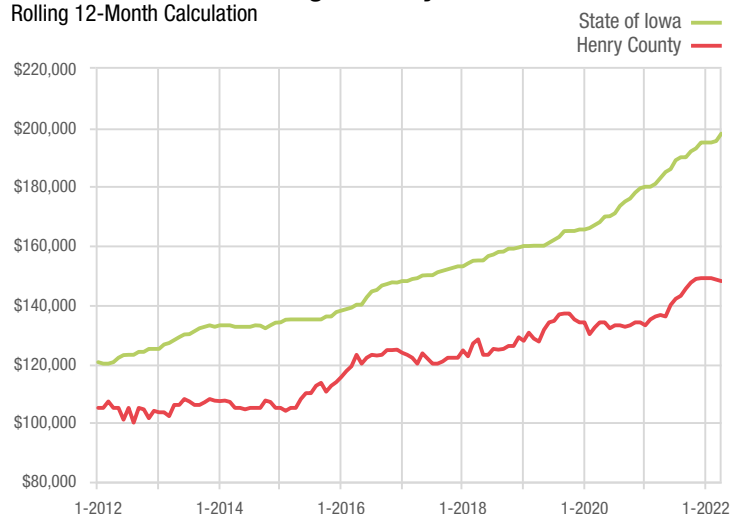
Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	50	51	+ 2.0%	179	171	- 4.5%
Pending Sales	52	46	- 11.5%	188	180	- 4.3%
Closed Sales	46	42	- 8.7%	158	166	+ 5.1%
Days on Market Until Sale	45	33	- 26.7%	59	34	- 42.4%
Median Sales Price*	\$152,000	\$140,000	- 7.9%	\$136,750	\$133,250	- 2.6%
Average Sales Price*	\$166,008	\$160,757	- 3.2%	\$152,471	\$155,075	+ 1.7%
Percent of List Price Received*	98.1%	97.4%	- 0.7%	95.6%	97.5%	+ 2.0%
Inventory of Homes for Sale	49	49	0.0%	—	—	—
Months Supply of Inventory	0.9	0.9	0.0%	—	—	—

Townhouse-Condo	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	2	0	- 100.0%	6	2	- 66.7%
Pending Sales	1	1	0.0%	6	4	- 33.3%
Closed Sales	1	2	+ 100.0%	6	3	- 50.0%
Days on Market Until Sale	15	2	- 86.7%	51	8	- 84.3%
Median Sales Price*	\$81,000	\$130,950	+ 61.7%	\$110,500	\$150,000	+ 35.7%
Average Sales Price*	\$81,000	\$130,950	+ 61.7%	\$109,417	\$137,300	+ 25.5%
Percent of List Price Received*	92.6%	100.0%	+ 8.0%	97.1%	100.0%	+ 3.0%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	1.9	0.7	- 63.2%	—	—	—

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

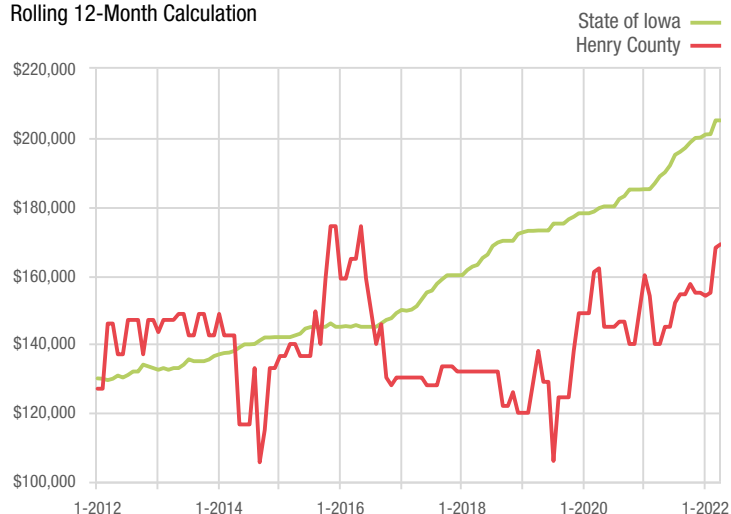
Median Sales Price - Single-Family Detached

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.