

# Local Market Update – April 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Tama County

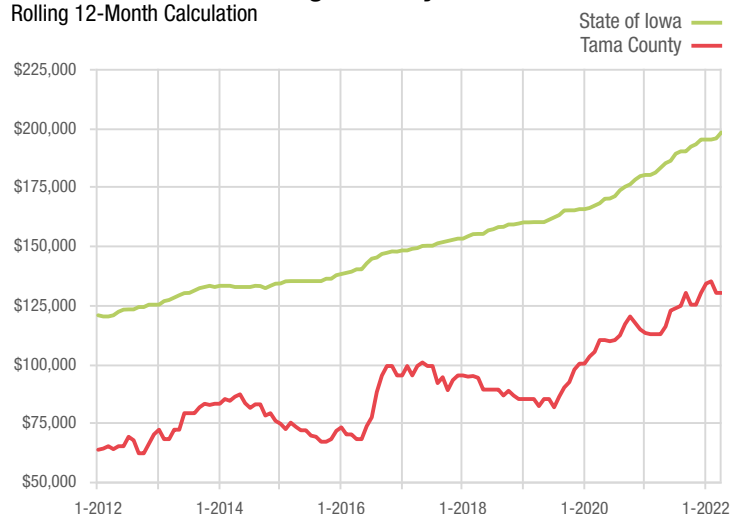
Single-Family Detached	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	22	11	- 50.0%	51	54	+ 5.9%
Pending Sales	27	16	- 40.7%	58	55	- 5.2%
Closed Sales	14	11	- 21.4%	41	50	+ 22.0%
Days on Market Until Sale	99	18	- 81.8%	89	39	- 56.2%
Median Sales Price*	\$125,700	\$125,500	- 0.2%	\$110,000	\$120,500	+ 9.5%
Average Sales Price*	\$130,400	\$147,400	+ 13.0%	\$148,849	\$130,460	- 12.4%
Percent of List Price Received*	95.3%	99.0%	+ 3.9%	93.8%	95.8%	+ 2.1%
Inventory of Homes for Sale	15	17	+ 13.3%	—	—	—
Months Supply of Inventory	0.9	1.1	+ 22.2%	—	—	—

Townhouse-Condo	April			Year to Date		
Key Metrics	2021	2022	% Change	Thru 4-2021	Thru 4-2022	% Change
New Listings	0	1	—	1	1	0.0%
Pending Sales	1	1	0.0%	3	2	- 33.3%
Closed Sales	1	0	- 100.0%	2	1	- 50.0%
Days on Market Until Sale	136	—	—	120	250	+ 108.3%
Median Sales Price*	\$68,000	—	—	\$104,000	\$84,000	- 19.2%
Average Sales Price*	\$68,000	—	—	\$104,000	\$84,000	- 19.2%
Percent of List Price Received*	90.8%	—	—	93.7%	93.9%	+ 0.2%
Inventory of Homes for Sale	3	1	- 66.7%	—	—	—
Months Supply of Inventory	3.0	0.8	- 73.3%	—	—	—

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

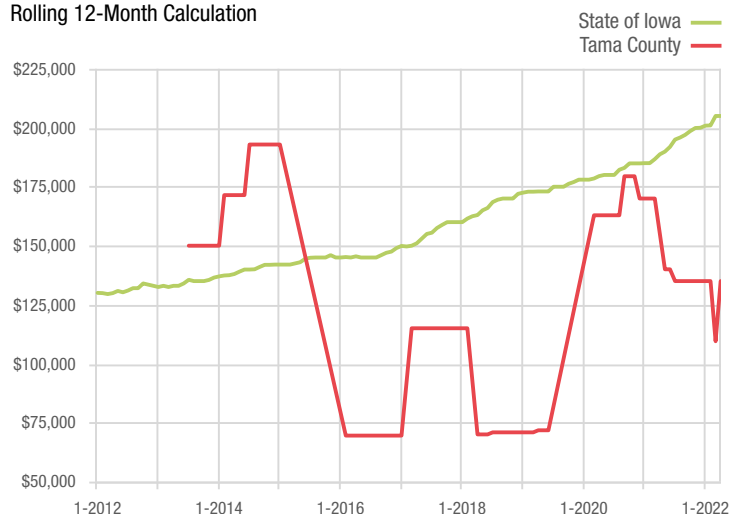
### Median Sales Price - Single-Family Detached

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.