

Local Market Update – May 2022

A Research Tool Provided by Iowa Association of REALTORS®



Greater Mason City Board of REALTORS®

Includes Mason City and Surrounding Area

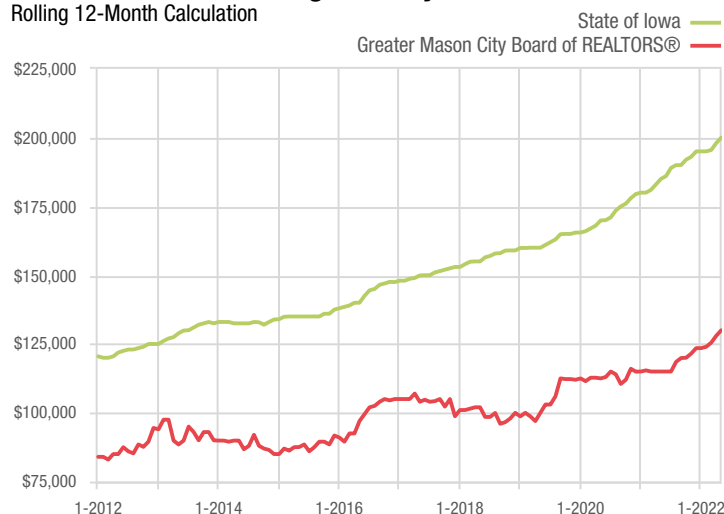
| Single-Family Detached | May | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2021 | 2022 | % Change | Thru 5-2021 | Thru 5-2022 | % Change |
| New Listings | 57 | 62 | + 8.8% | 239 | 237 | - 0.8% |
| Pending Sales | 57 | 24 | - 57.9% | 268 | 222 | - 17.2% |
| Closed Sales | 66 | 67 | + 1.5% | 238 | 228 | - 4.2% |
| Days on Market Until Sale | 80 | 90 | + 12.5% | 98 | 91 | - 7.1% |
| Median Sales Price* | \$122,000 | \$145,000 | + 18.9% | \$115,000 | \$127,968 | + 11.3% |
| Average Sales Price* | \$144,474 | \$160,932 | + 11.4% | \$132,842 | \$152,555 | + 14.8% |
| Percent of List Price Received* | 100.1% | 99.0% | - 1.1% | 97.3% | 96.4% | - 0.9% |
| Inventory of Homes for Sale | 54 | 98 | + 81.5% | — | — | — |
| Months Supply of Inventory | 1.0 | 1.9 | + 90.0% | — | — | — |

| Townhouse-Condo | May | | | Year to Date | | |
|---------------------------------|-----------|-----------|----------|--------------|-------------|----------|
| Key Metrics | 2021 | 2022 | % Change | Thru 5-2021 | Thru 5-2022 | % Change |
| New Listings | 3 | 3 | 0.0% | 15 | 10 | - 33.3% |
| Pending Sales | 5 | 1 | - 80.0% | 18 | 10 | - 44.4% |
| Closed Sales | 4 | 3 | - 25.0% | 9 | 9 | 0.0% |
| Days on Market Until Sale | 145 | 93 | - 35.9% | 183 | 76 | - 58.5% |
| Median Sales Price* | \$237,500 | \$170,000 | - 28.4% | \$195,000 | \$170,000 | - 12.8% |
| Average Sales Price* | \$221,625 | \$180,000 | - 18.8% | \$186,500 | \$195,656 | + 4.9% |
| Percent of List Price Received* | 97.7% | 99.4% | + 1.7% | 95.6% | 98.8% | + 3.3% |
| Inventory of Homes for Sale | 12 | 9 | - 25.0% | — | — | — |
| Months Supply of Inventory | 4.4 | 3.2 | - 27.3% | — | — | — |

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

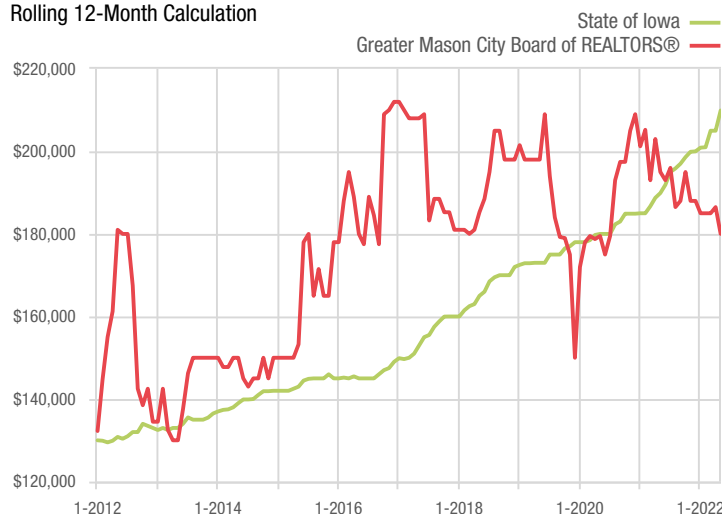
Median Sales Price - Single-Family Detached

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.