

Local Market Update – May 2022

A Research Tool Provided by Iowa Association of REALTORS®



Pottawattamie County

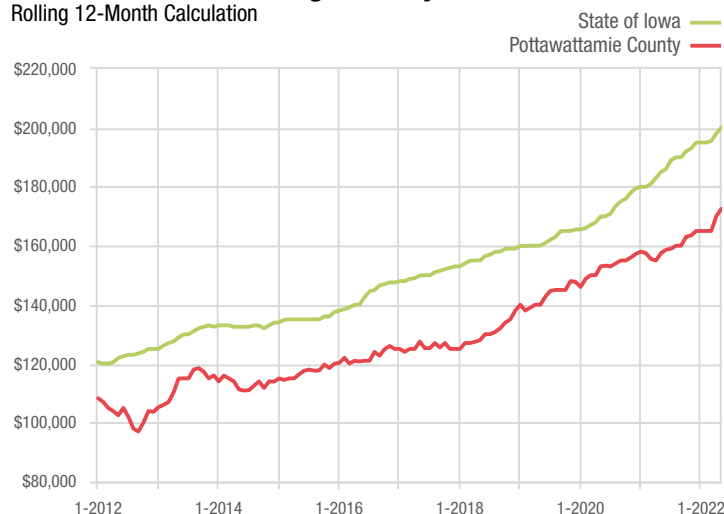
Single-Family Detached	May			Year to Date		
Key Metrics	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	139	125	- 10.1%	571	550	- 3.7%
Pending Sales	146	101	- 30.8%	541	481	- 11.1%
Closed Sales	145	91	- 37.2%	474	416	- 12.2%
Days on Market Until Sale	11	11	0.0%	15	14	- 6.7%
Median Sales Price*	\$167,500	\$189,900	+ 13.4%	\$153,950	\$173,250	+ 12.5%
Average Sales Price*	\$202,294	\$219,394	+ 8.5%	\$192,470	\$211,742	+ 10.0%
Percent of List Price Received*	101.1%	102.0%	+ 0.9%	100.2%	100.5%	+ 0.3%
Inventory of Homes for Sale	59	85	+ 44.1%	—	—	—
Months Supply of Inventory	0.5	0.8	+ 60.0%	—	—	—

Townhouse-Condo	May			Year to Date		
Key Metrics	2021	2022	% Change	Thru 5-2021	Thru 5-2022	% Change
New Listings	5	5	0.0%	33	18	- 45.5%
Pending Sales	6	1	- 83.3%	33	14	- 57.6%
Closed Sales	7	0	- 100.0%	23	13	- 43.5%
Days on Market Until Sale	3	—	—	29	6	- 79.3%
Median Sales Price*	\$251,750	—	—	\$225,500	\$230,000	+ 2.0%
Average Sales Price*	\$216,711	—	—	\$227,333	\$243,461	+ 7.1%
Percent of List Price Received*	101.8%	—	—	99.9%	101.7%	+ 1.8%
Inventory of Homes for Sale	5	6	+ 20.0%	—	—	—
Months Supply of Inventory	0.7	1.7	+ 142.9%	—	—	—

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

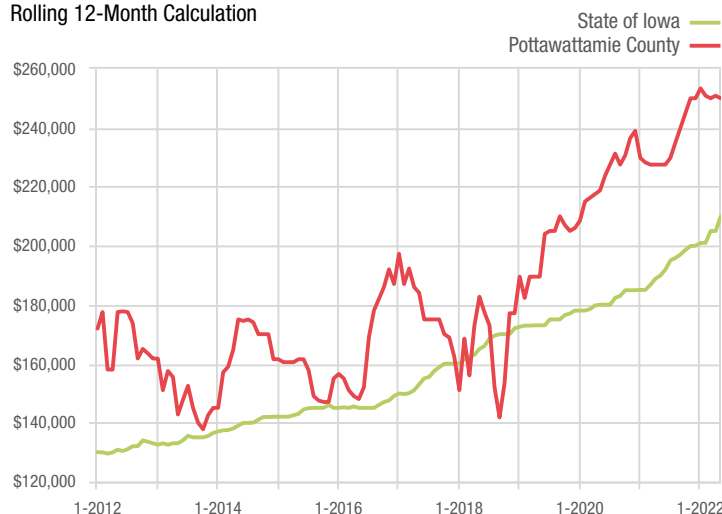
Median Sales Price - Single-Family Detached

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.