

Local Market Update – July 2022

A Research Tool Provided by Iowa Association of REALTORS®



Des Moines County

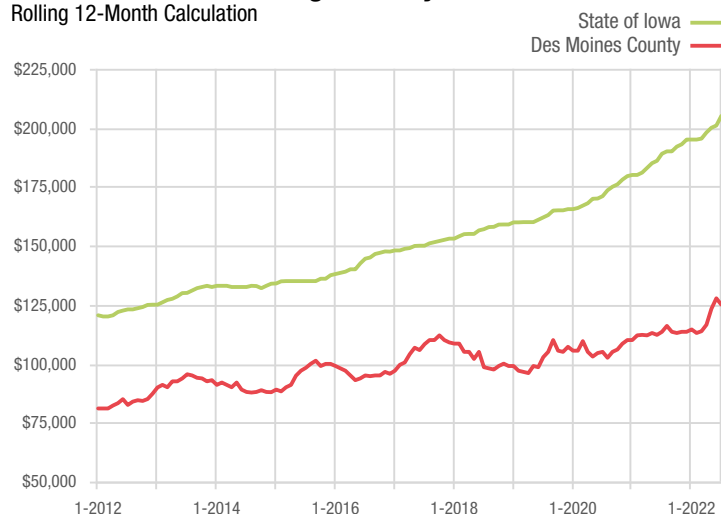
Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	62	0	- 100.0%	460	342	- 25.7%
Pending Sales	56	0	- 100.0%	423	291	- 31.2%
Closed Sales	64	0	- 100.0%	384	276	- 28.1%
Days on Market Until Sale	65	—	—	68	53	- 22.1%
Median Sales Price*	\$140,000	—	—	\$112,400	\$132,650	+ 18.0%
Average Sales Price*	\$165,359	—	—	\$142,192	\$151,732	+ 6.7%
Percent of List Price Received*	95.7%	—	—	96.3%	96.4%	+ 0.1%
Inventory of Homes for Sale	127	102	- 19.7%	—	—	—
Months Supply of Inventory	2.3	2.1	- 8.7%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	2	0	- 100.0%	12	15	+ 25.0%
Pending Sales	2	0	- 100.0%	11	8	- 27.3%
Closed Sales	2	0	- 100.0%	10	9	- 10.0%
Days on Market Until Sale	344	—	—	137	29	- 78.8%
Median Sales Price*	\$237,450	—	—	\$199,950	\$272,400	+ 36.2%
Average Sales Price*	\$237,450	—	—	\$207,640	\$255,122	+ 22.9%
Percent of List Price Received*	99.2%	—	—	97.9%	96.9%	- 1.0%
Inventory of Homes for Sale	4	5	+ 25.0%	—	—	—
Months Supply of Inventory	2.5	3.0	+ 20.0%	—	—	—

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

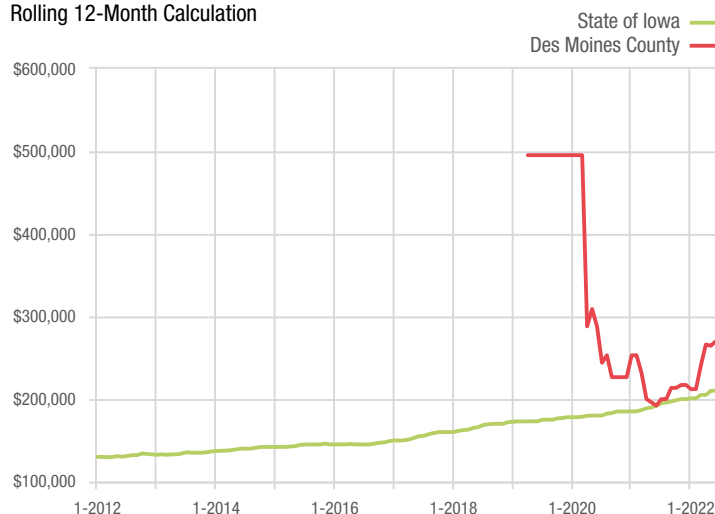
Median Sales Price - Single-Family Detached

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.