

# Local Market Update – July 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Osceola County

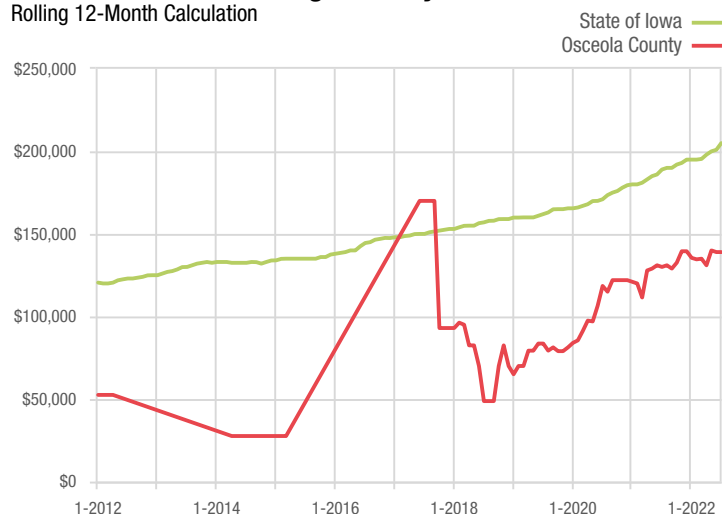
Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	7	9	+ 28.6%	39	62	+ 59.0%
Pending Sales	4	15	+ 275.0%	30	54	+ 80.0%
Closed Sales	4	10	+ 150.0%	29	43	+ 48.3%
Days on Market Until Sale	88	67	- 23.9%	84	72	- 14.3%
Median Sales Price*	\$143,500	\$155,000	+ 8.0%	\$134,200	\$134,500	+ 0.2%
Average Sales Price*	\$141,375	\$204,150	+ 44.4%	\$148,683	\$161,479	+ 8.6%
Percent of List Price Received*	99.6%	97.5%	- 2.1%	96.5%	96.3%	- 0.2%
Inventory of Homes for Sale	12	16	+ 33.3%	—	—	—
Months Supply of Inventory	2.4	2.8	+ 16.7%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	0	0	0.0%	2	0	- 100.0%
Pending Sales	1	0	- 100.0%	2	0	- 100.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	90	—	—
Median Sales Price*	—	—	—	\$143,000	—	—
Average Sales Price*	—	—	—	\$143,000	—	—
Percent of List Price Received*	—	—	—	100.0%	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

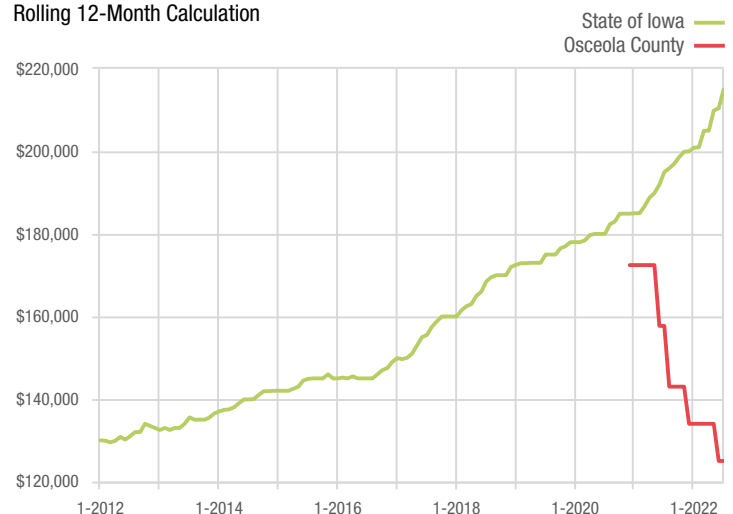
### Median Sales Price - Single-Family Detached

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.