

Local Market Update – July 2022

A Research Tool Provided by Iowa Association of REALTORS®



Southeast Iowa Regional Board of REALTORS®

Includes Appanoose, Clarke (East of I-35), Davis, Decatur (East of I-35), Des Moines, Henry, Jefferson, Lee, Lucas, Mahaska, Monroe, Van Buren, Wapello and Wayne Counties

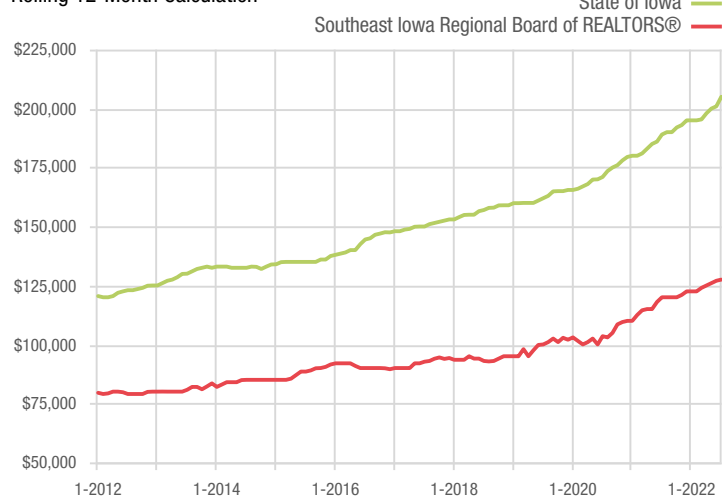
Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	294	28	- 90.5%	1,765	1,484	- 15.9%
Pending Sales	237	14	- 94.1%	1,525	1,211	- 20.6%
Closed Sales	263	13	- 95.1%	1,433	1,096	- 23.5%
Days on Market Until Sale	53	14	- 73.6%	62	53	- 14.5%
Median Sales Price*	\$129,500	\$200,000	+ 54.4%	\$120,500	\$130,000	+ 7.9%
Average Sales Price*	\$150,180	\$258,723	+ 72.3%	\$142,211	\$151,076	+ 6.2%
Percent of List Price Received*	97.1%	96.7%	- 0.4%	96.0%	96.1%	+ 0.1%
Inventory of Homes for Sale	530	526	- 0.8%	—	—	—
Months Supply of Inventory	2.5	2.7	+ 8.0%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	9	1	- 88.9%	34	30	- 11.8%
Pending Sales	3	0	- 100.0%	26	20	- 23.1%
Closed Sales	4	1	- 75.0%	26	21	- 19.2%
Days on Market Until Sale	174	1	- 99.4%	86	34	- 60.5%
Median Sales Price*	\$139,950	\$234,900	+ 67.8%	\$159,150	\$225,000	+ 41.4%
Average Sales Price*	\$155,475	\$234,900	+ 51.1%	\$172,129	\$219,071	+ 27.3%
Percent of List Price Received*	95.2%	100.0%	+ 5.0%	97.8%	98.4%	+ 0.6%
Inventory of Homes for Sale	12	9	- 25.0%	—	—	—
Months Supply of Inventory	3.7	2.4	- 35.1%	—	—	—

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

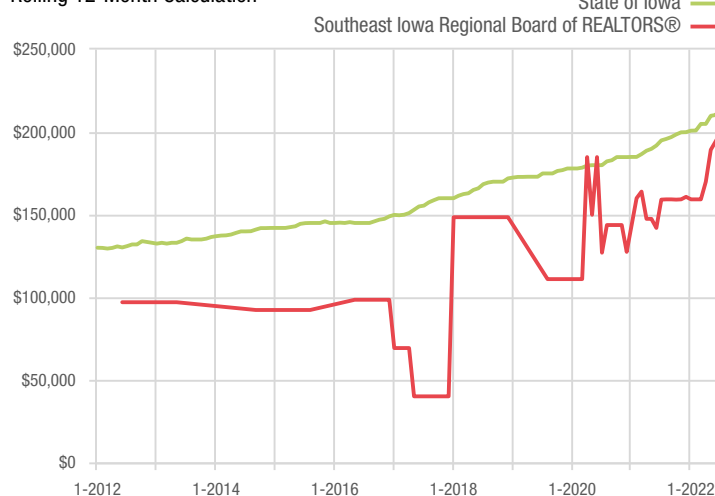
Median Sales Price - Single-Family Detached

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.

Current as of August 15, 2022. All data from the multiple listing services in the state of Iowa. | Report © 2022 ShowingTime.