

Local Market Update – July 2022

A Research Tool Provided by Iowa Association of REALTORS®



Third Congressional District

Includes Adair, Adams, Cass, Dallas, Fremont, Guthrie, Madison, Mills, Montgomery, Page, Polk, Pottawattamie, Ringgold, Taylor, Union and Warren Counties

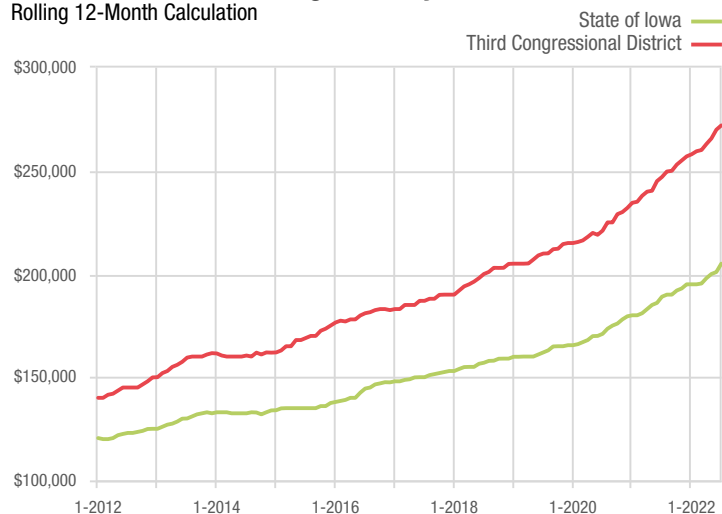
Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	1,526	1,316	- 13.8%	10,248	9,356	- 8.7%
Pending Sales	1,501	1,046	- 30.3%	8,653	9,009	+ 4.1%
Closed Sales	1,512	1,103	- 27.1%	8,347	7,702	- 7.7%
Days on Market Until Sale	23	21	- 8.7%	31	31	0.0%
Median Sales Price*	\$259,460	\$295,000	+ 13.7%	\$251,897	\$280,000	+ 11.2%
Average Sales Price*	\$289,817	\$322,835	+ 11.4%	\$275,462	\$304,462	+ 10.5%
Percent of List Price Received*	100.8%	100.5%	- 0.3%	100.0%	100.2%	+ 0.2%
Inventory of Homes for Sale	3,771	2,281	- 39.5%	—	—	—
Months Supply of Inventory	3.0	1.8	- 40.0%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	226	237	+ 4.9%	1,875	1,710	- 8.8%
Pending Sales	287	204	- 28.9%	1,617	1,687	+ 4.3%
Closed Sales	298	217	- 27.2%	1,570	1,454	- 7.4%
Days on Market Until Sale	38	43	+ 13.2%	51	38	- 25.5%
Median Sales Price*	\$209,950	\$233,950	+ 11.4%	\$199,900	\$224,900	+ 12.5%
Average Sales Price*	\$227,092	\$259,995	+ 14.5%	\$215,283	\$238,693	+ 10.9%
Percent of List Price Received*	100.2%	100.7%	+ 0.5%	99.6%	100.4%	+ 0.8%
Inventory of Homes for Sale	771	468	- 39.3%	—	—	—
Months Supply of Inventory	3.3	2.0	- 39.4%	—	—	—

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

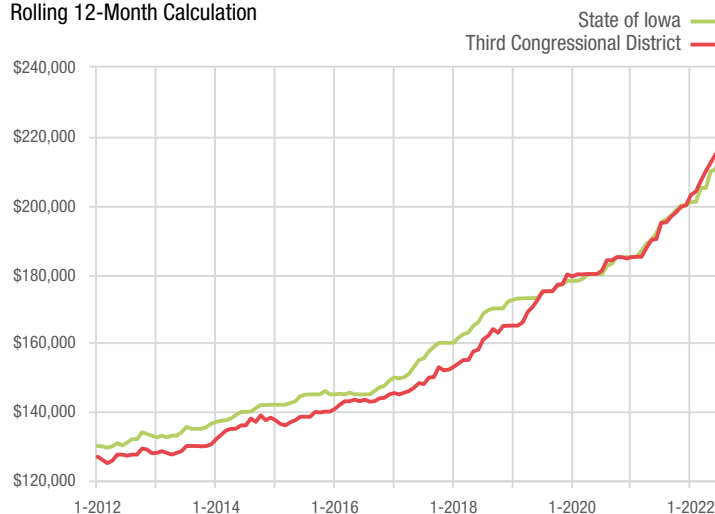
Median Sales Price - Single-Family Detached

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.