

Local Market Update – July 2022

A Research Tool Provided by Iowa Association of REALTORS®



Webster County

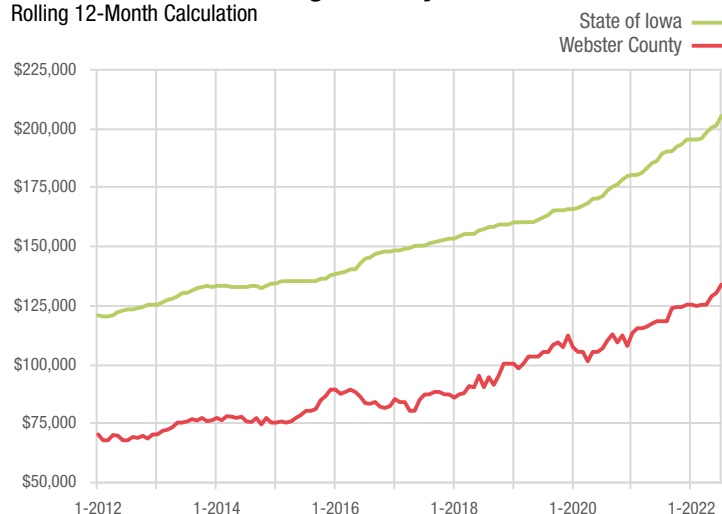
Single-Family Detached	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	55	54	- 1.8%	295	333	+ 12.9%
Pending Sales	45	24	- 46.7%	265	236	- 10.9%
Closed Sales	62	31	- 50.0%	244	230	- 5.7%
Days on Market Until Sale	29	18	- 37.9%	49	39	- 20.4%
Median Sales Price*	\$127,450	\$150,000	+ 17.7%	\$124,000	\$137,450	+ 10.8%
Average Sales Price*	\$156,761	\$166,400	+ 6.1%	\$141,596	\$154,138	+ 8.9%
Percent of List Price Received*	98.1%	97.0%	- 1.1%	96.4%	96.0%	- 0.4%
Inventory of Homes for Sale	71	113	+ 59.2%	—	—	—
Months Supply of Inventory	1.9	3.1	+ 63.2%	—	—	—

Townhouse-Condo	July			Year to Date		
Key Metrics	2021	2022	% Change	Thru 7-2021	Thru 7-2022	% Change
New Listings	2	1	- 50.0%	8	5	- 37.5%
Pending Sales	2	1	- 50.0%	13	6	- 53.8%
Closed Sales	2	0	- 100.0%	9	5	- 44.4%
Days on Market Until Sale	3	—	—	79	51	- 35.4%
Median Sales Price*	\$140,125	—	—	\$78,000	\$80,000	+ 2.6%
Average Sales Price*	\$140,125	—	—	\$134,583	\$127,200	- 5.5%
Percent of List Price Received*	96.6%	—	—	93.8%	95.5%	+ 1.8%
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	0.5	0.9	+ 80.0%	—	—	—

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

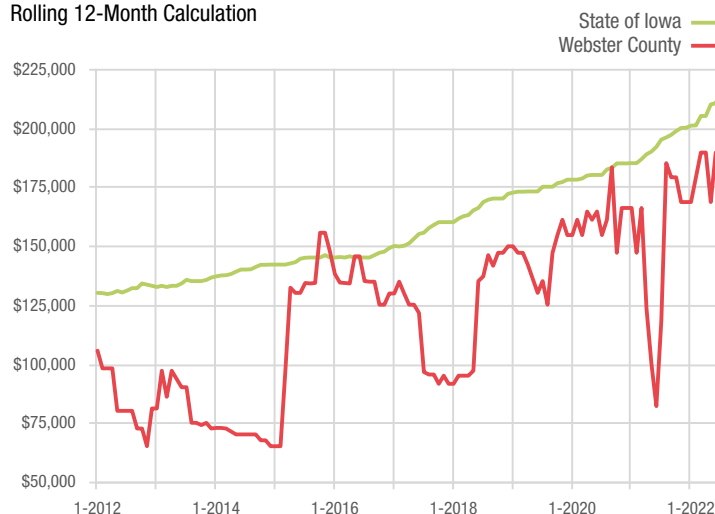
Median Sales Price - Single-Family Detached

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.