

Local Market Update – August 2022

A Research Tool Provided by Iowa Association of REALTORS®



Fourth Congressional District

Includes Audubon, Boone, Buena Vista, Butler, Calhoun, Carroll, Cerro Gordo, Cherokee, Chickasaw, Clay, Crawford, Dickinson, Emmet, Floyd, Franklin, Greene, Grundy, Hamilton, Hancock, Hardin, Harrison, Humboldt, Ida, Kossuth, Lyon, Monona, O'Brien, Osceola, Palo Alto, Plymouth, Pocahontas, Sac, Shelby, Sioux, Story, Webster, Winnebago, Woodbury and Wright Counties

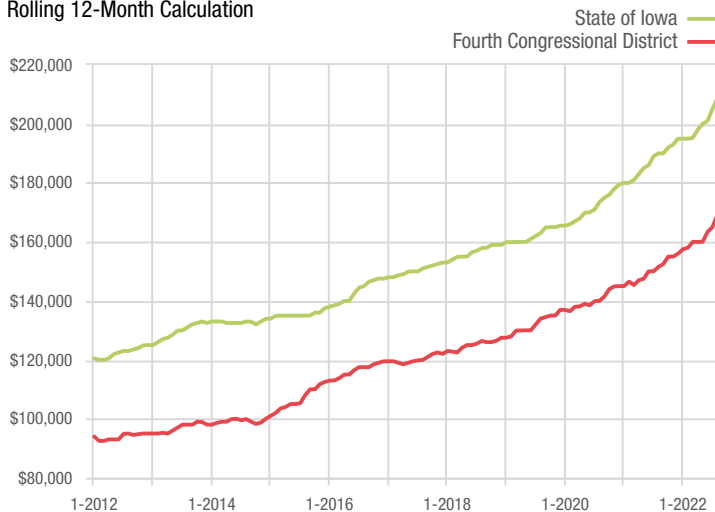
Single-Family Detached	August			Year to Date		
	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	988	671	- 32.1%	7,078	6,180	- 12.7%
Pending Sales	832	516	- 38.0%	6,447	5,310	- 17.6%
Closed Sales	900	672	- 25.3%	6,018	4,977	- 17.3%
Days on Market Until Sale	36	33	- 8.3%	56	43	- 23.2%
Median Sales Price*	\$160,450	\$185,000	+ 15.3%	\$154,000	\$173,000	+ 12.3%
Average Sales Price*	\$207,710	\$234,425	+ 12.9%	\$189,260	\$213,696	+ 12.9%
Percent of List Price Received*	98.1%	98.6%	+ 0.5%	97.4%	98.2%	+ 0.8%
Inventory of Homes for Sale	1,521	1,410	- 7.3%	—	—	—
Months Supply of Inventory	2.0	2.1	+ 5.0%	—	—	—

Townhouse-Condo	August			Year to Date		
	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	90	75	- 16.7%	526	407	- 22.6%
Pending Sales	55	41	- 25.5%	425	355	- 16.5%
Closed Sales	58	63	+ 8.6%	386	353	- 8.5%
Days on Market Until Sale	54	113	+ 109.3%	82	85	+ 3.7%
Median Sales Price*	\$196,500	\$256,850	+ 30.7%	\$207,000	\$220,000	+ 6.3%
Average Sales Price*	\$215,273	\$270,784	+ 25.8%	\$223,635	\$256,461	+ 14.7%
Percent of List Price Received*	100.5%	101.2%	+ 0.7%	98.6%	99.9%	+ 1.3%
Inventory of Homes for Sale	161	156	- 3.1%	—	—	—
Months Supply of Inventory	3.2	3.5	+ 9.4%	—	—	—

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

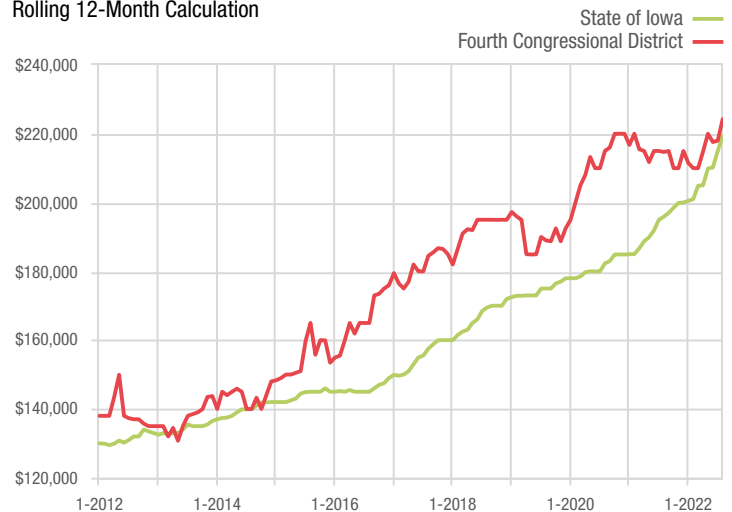
Median Sales Price - Single-Family Detached

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.