

# Local Market Update – August 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Marion County

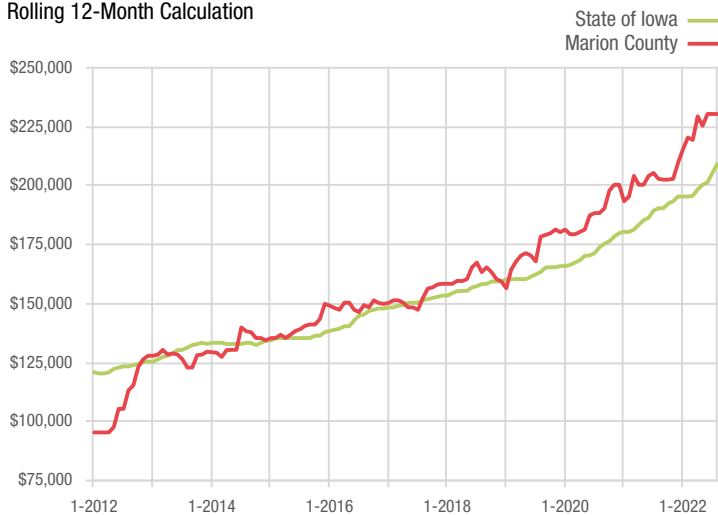
Single-Family Detached	August			Year to Date		
	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	31	<b>33</b>	+ 6.5%	362	<b>360</b>	- 0.6%
Pending Sales	45	<b>36</b>	- 20.0%	294	<b>357</b>	+ 21.4%
Closed Sales	49	<b>48</b>	- 2.0%	297	<b>315</b>	+ 6.1%
Days on Market Until Sale	14	<b>27</b>	+ 92.9%	30	<b>27</b>	- 10.0%
Median Sales Price*	\$202,156	<b>\$213,000</b>	+ 5.4%	\$204,000	<b>\$235,000</b>	+ 15.2%
Average Sales Price*	\$242,963	<b>\$247,534</b>	+ 1.9%	\$235,302	<b>\$264,821</b>	+ 12.5%
Percent of List Price Received*	99.1%	<b>96.1%</b>	- 3.0%	98.5%	<b>98.7%</b>	+ 0.2%
Inventory of Homes for Sale	104	<b>54</b>	- 48.1%	—	—	—
Months Supply of Inventory	2.6	<b>1.2</b>	- 53.8%	—	—	—

Townhouse-Condo	August			Year to Date		
	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	1	<b>1</b>	0.0%	7	<b>6</b>	- 14.3%
Pending Sales	0	<b>2</b>	—	13	<b>7</b>	- 46.2%
Closed Sales	1	<b>0</b>	- 100.0%	13	<b>6</b>	- 53.8%
Days on Market Until Sale	45	—	—	88	<b>204</b>	+ 131.8%
Median Sales Price*	\$185,000	—	—	\$205,600	<b>\$397,915</b>	+ 93.5%
Average Sales Price*	\$185,000	—	—	\$237,748	<b>\$386,798</b>	+ 62.7%
Percent of List Price Received*	97.4%	—	—	98.7%	<b>101.6%</b>	+ 2.9%
Inventory of Homes for Sale	6	<b>0</b>	- 100.0%	—	—	—
Months Supply of Inventory	2.8	—	—	—	—	—

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

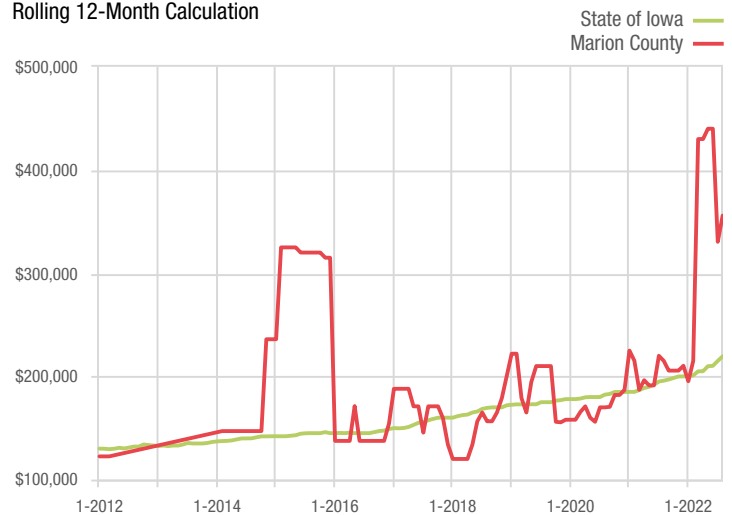
### Median Sales Price - Single-Family Detached

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.