

Local Market Update – August 2022

A Research Tool Provided by Iowa Association of REALTORS®



Polk County

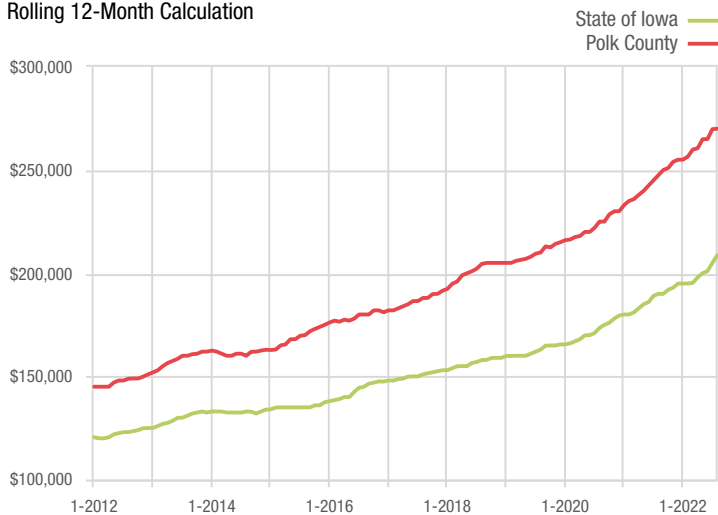
Single-Family Detached	August			Year to Date		
	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	878	672	- 23.5%	6,927	6,162	- 11.0%
Pending Sales	799	649	- 18.8%	5,994	6,057	+ 1.1%
Closed Sales	852	692	- 18.8%	5,930	5,306	- 10.5%
Days on Market Until Sale	24	20	- 16.7%	26	27	+ 3.8%
Median Sales Price*	\$265,056	\$280,000	+ 5.6%	\$252,000	\$275,000	+ 9.1%
Average Sales Price*	\$282,761	\$313,940	+ 11.0%	\$273,336	\$298,120	+ 9.1%
Percent of List Price Received*	100.5%	100.1%	- 0.4%	100.5%	100.5%	0.0%
Inventory of Homes for Sale	2,150	1,146	- 46.7%	—	—	—
Months Supply of Inventory	2.9	1.5	- 48.3%	—	—	—

Townhouse-Condo	August			Year to Date		
	2021	2022	% Change	Thru 8-2021	Thru 8-2022	% Change
New Listings	143	150	+ 4.9%	1,328	1,250	- 5.9%
Pending Sales	174	152	- 12.6%	1,200	1,237	+ 3.1%
Closed Sales	169	129	- 23.7%	1,182	1,051	- 11.1%
Days on Market Until Sale	45	28	- 37.8%	47	38	- 19.1%
Median Sales Price*	\$181,000	\$208,500	+ 15.2%	\$189,700	\$212,500	+ 12.0%
Average Sales Price*	\$201,255	\$239,878	+ 19.2%	\$208,291	\$232,088	+ 11.4%
Percent of List Price Received*	100.0%	99.2%	- 0.8%	99.7%	100.2%	+ 0.5%
Inventory of Homes for Sale	459	277	- 39.7%	—	—	—
Months Supply of Inventory	3.1	1.9	- 38.7%	—	—	—

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

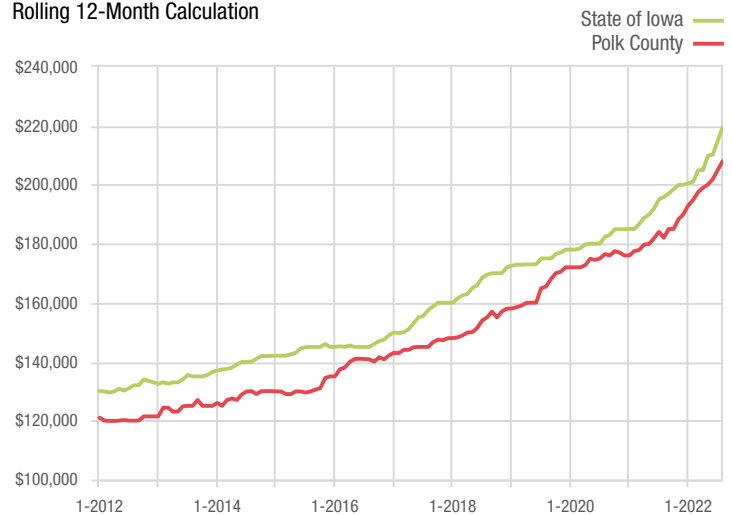
Median Sales Price - Single-Family Detached

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.