

Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



Adams County

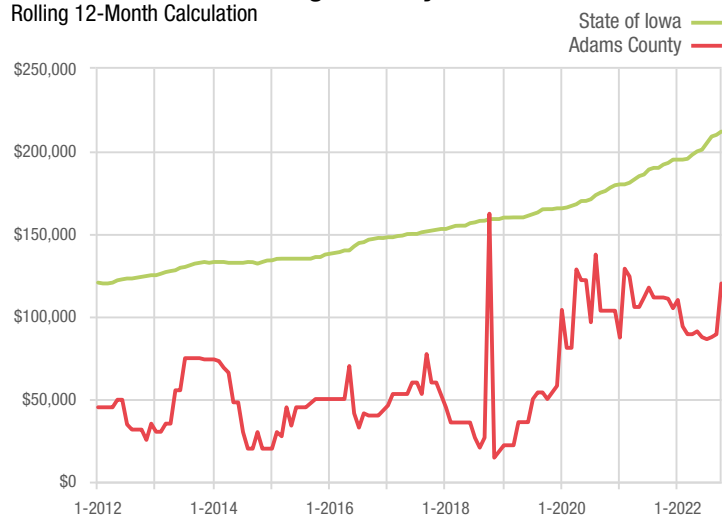
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	2	26	+ 1,200.0%	30	77	+ 156.7%
Pending Sales	2	30	+ 1,400.0%	33	46	+ 39.4%
Closed Sales	1	16	+ 1,500.0%	31	22	- 29.0%
Days on Market Until Sale	84	19	- 77.4%	75	26	- 65.3%
Median Sales Price*	\$110,000	\$135,000	+ 22.7%	\$111,500	\$135,000	+ 21.1%
Average Sales Price*	\$110,000	\$183,806	+ 67.1%	\$123,465	\$171,564	+ 39.0%
Percent of List Price Received*	84.6%	97.6%	+ 15.4%	93.9%	96.0%	+ 2.2%
Inventory of Homes for Sale	8	34	+ 325.0%	—	—	—
Months Supply of Inventory	2.7	6.2	+ 129.6%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	0	0	0.0%	0	5	—
Pending Sales	0	1	—	0	3	—
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
Inventory of Homes for Sale	0	2	—	—	—	—
Months Supply of Inventory	—	2.0	—	—	—	—

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

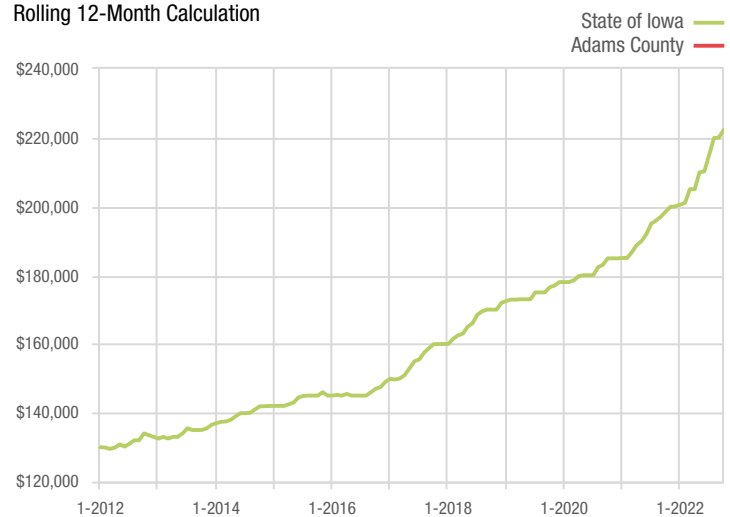
Median Sales Price - Single-Family Detached

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.