

Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



Boone County

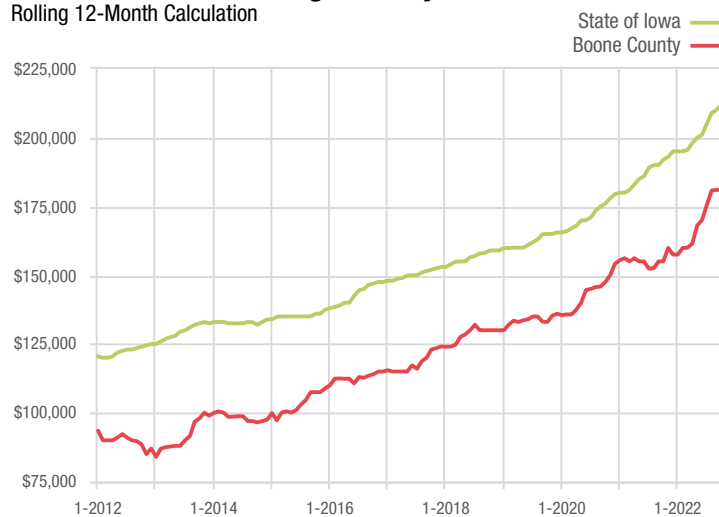
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	38	35	- 7.9%	470	372	- 20.9%
Pending Sales	37	22	- 40.5%	366	343	- 6.3%
Closed Sales	43	34	- 20.9%	346	341	- 1.4%
Days on Market Until Sale	28	24	- 14.3%	27	37	+ 37.0%
Median Sales Price*	\$170,000	\$179,000	+ 5.3%	\$155,000	\$181,000	+ 16.8%
Average Sales Price*	\$268,524	\$230,574	- 14.1%	\$194,077	\$218,653	+ 12.7%
Percent of List Price Received*	97.6%	99.5%	+ 1.9%	98.2%	98.7%	+ 0.5%
Inventory of Homes for Sale	117	62	- 47.0%	—	—	—
Months Supply of Inventory	3.3	1.8	- 45.5%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	2	1	- 50.0%	8	7	- 12.5%
Pending Sales	1	1	0.0%	6	9	+ 50.0%
Closed Sales	1	0	- 100.0%	7	10	+ 42.9%
Days on Market Until Sale	6	—	—	94	34	- 63.8%
Median Sales Price*	\$65,000	—	—	\$187,500	\$155,500	- 17.1%
Average Sales Price*	\$65,000	—	—	\$171,929	\$160,180	- 6.8%
Percent of List Price Received*	92.9%	—	—	97.1%	98.4%	+ 1.3%
Inventory of Homes for Sale	3	2	- 33.3%	—	—	—
Months Supply of Inventory	2.0	1.5	- 25.0%	—	—	—

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

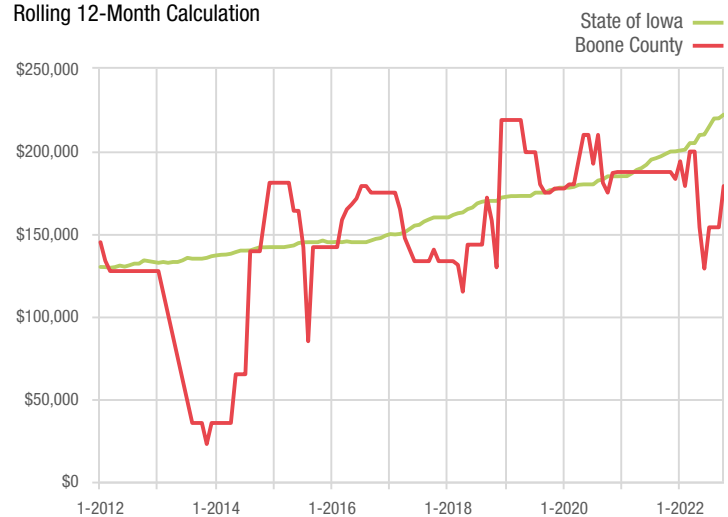
Median Sales Price - Single-Family Detached

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.