

Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



Delaware County

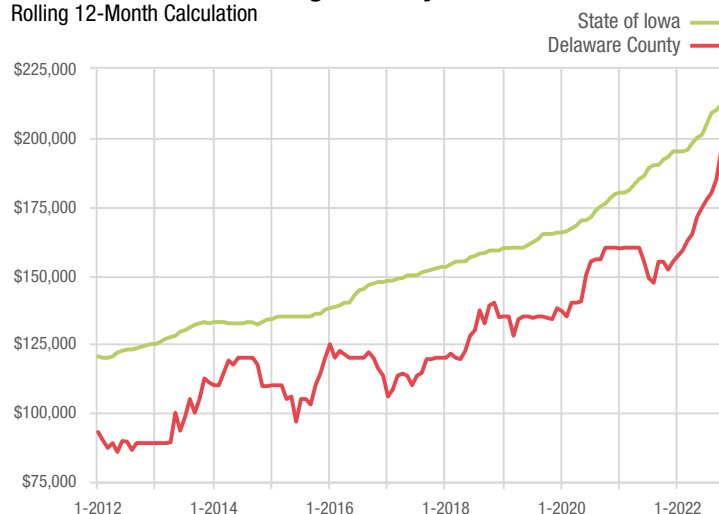
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	17	21	+ 23.5%	161	152	- 5.6%
Pending Sales	14	11	- 21.4%	146	119	- 18.5%
Closed Sales	27	14	- 48.1%	136	123	- 9.6%
Days on Market Until Sale	32	26	- 18.8%	34	26	- 23.5%
Median Sales Price*	\$180,000	\$275,000	+ 52.8%	\$152,450	\$235,000	+ 54.1%
Average Sales Price*	\$182,806	\$290,912	+ 59.1%	\$187,252	\$281,723	+ 50.5%
Percent of List Price Received*	96.9%	98.4%	+ 1.5%	98.4%	98.3%	- 0.1%
Inventory of Homes for Sale	22	39	+ 77.3%	—	—	—
Months Supply of Inventory	1.7	3.1	+ 82.4%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	2	1	- 50.0%	5	11	+ 120.0%
Pending Sales	1	0	- 100.0%	6	7	+ 16.7%
Closed Sales	1	1	0.0%	6	7	+ 16.7%
Days on Market Until Sale	0	14	—	79	45	- 43.0%
Median Sales Price*	\$189,000	\$550,000	+ 191.0%	\$189,000	\$219,000	+ 15.9%
Average Sales Price*	\$189,000	\$550,000	+ 191.0%	\$157,400	\$288,843	+ 83.5%
Percent of List Price Received*	100.0%	100.0%	0.0%	96.6%	99.2%	+ 2.7%
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	2.0	2.1	+ 5.0%	—	—	—

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

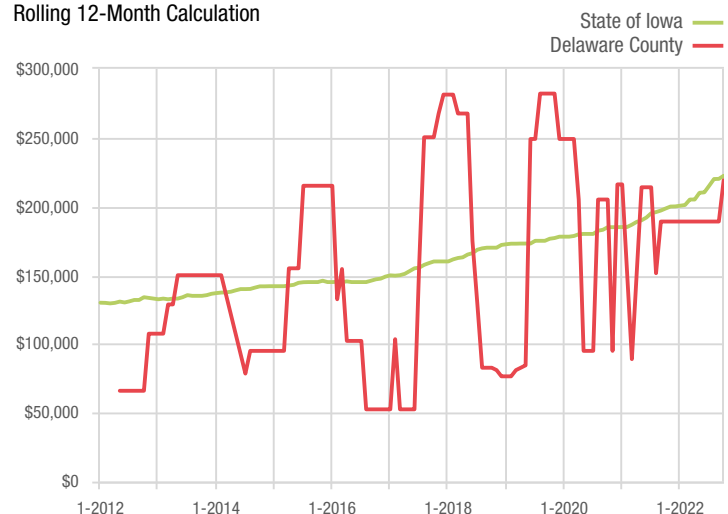
Median Sales Price - Single-Family Detached

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.