

Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



Iowa County

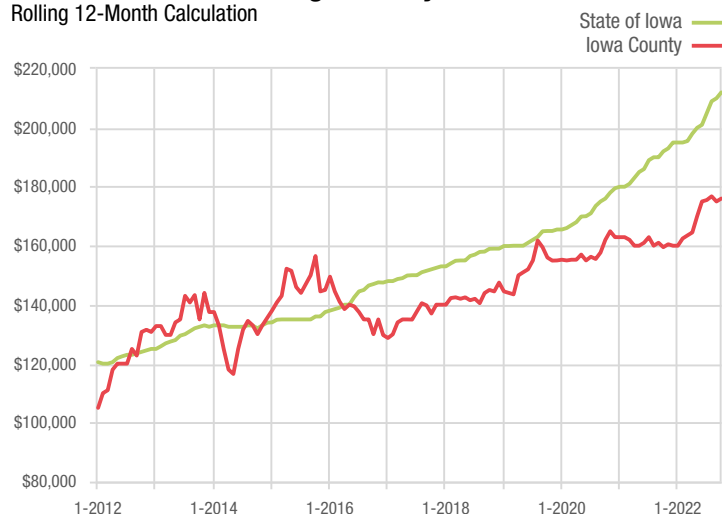
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	11	17	+ 54.5%	141	196	+ 39.0%
Pending Sales	15	10	- 33.3%	129	158	+ 22.5%
Closed Sales	20	14	- 30.0%	131	159	+ 21.4%
Days on Market Until Sale	33	23	- 30.3%	46	27	- 41.3%
Median Sales Price*	\$166,750	\$210,000	+ 25.9%	\$160,000	\$179,500	+ 12.2%
Average Sales Price*	\$167,945	\$209,179	+ 24.6%	\$173,231	\$207,213	+ 19.6%
Percent of List Price Received*	98.2%	97.6%	- 0.6%	97.8%	98.3%	+ 0.5%
Inventory of Homes for Sale	20	36	+ 80.0%	—	—	—
Months Supply of Inventory	1.5	2.3	+ 53.3%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	1	3	+ 200.0%	9	11	+ 22.2%
Pending Sales	2	0	- 100.0%	8	7	- 12.5%
Closed Sales	2	0	- 100.0%	9	8	- 11.1%
Days on Market Until Sale	41	—	—	25	15	- 40.0%
Median Sales Price*	\$187,500	—	—	\$199,900	\$216,200	+ 8.2%
Average Sales Price*	\$187,500	—	—	\$189,433	\$199,113	+ 5.1%
Percent of List Price Received*	97.7%	—	—	98.6%	98.0%	- 0.6%
Inventory of Homes for Sale	1	3	+ 200.0%	—	—	—
Months Supply of Inventory	0.7	2.3	+ 228.6%	—	—	—

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

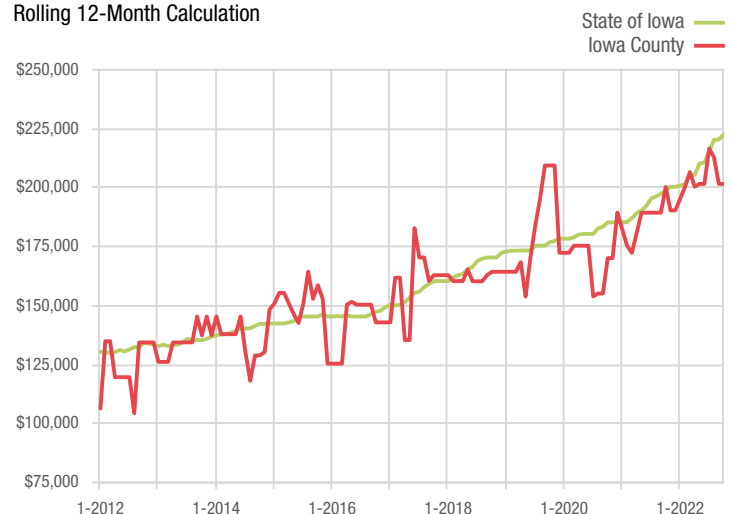
Median Sales Price - Single-Family Detached

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.