

Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



Jones County

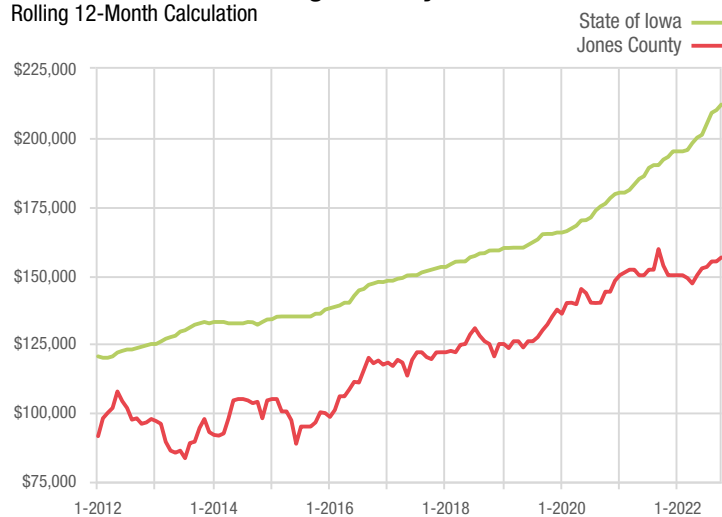
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	17	16	- 5.9%	160	186	+ 16.3%
Pending Sales	14	9	- 35.7%	143	162	+ 13.3%
Closed Sales	12	12	0.0%	136	160	+ 17.6%
Days on Market Until Sale	22	12	- 45.5%	35	20	- 42.9%
Median Sales Price*	\$123,000	\$152,500	+ 24.0%	\$152,000	\$160,000	+ 5.3%
Average Sales Price*	\$152,483	\$172,400	+ 13.1%	\$184,403	\$183,560	- 0.5%
Percent of List Price Received*	98.7%	99.8%	+ 1.1%	98.9%	99.4%	+ 0.5%
Inventory of Homes for Sale	20	24	+ 20.0%	—	—	—
Months Supply of Inventory	1.4	1.6	+ 14.3%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	1	0	- 100.0%	12	7	- 41.7%
Pending Sales	0	0	0.0%	7	8	+ 14.3%
Closed Sales	0	1	—	5	9	+ 80.0%
Days on Market Until Sale	—	125	—	4	70	+ 1,650.0%
Median Sales Price*	—	\$270,000	—	\$135,000	\$240,000	+ 77.8%
Average Sales Price*	—	\$270,000	—	\$207,900	\$220,483	+ 6.1%
Percent of List Price Received*	—	98.2%	—	99.2%	97.9%	- 1.3%
Inventory of Homes for Sale	5	2	- 60.0%	—	—	—
Months Supply of Inventory	3.1	1.4	- 54.8%	—	—	—

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

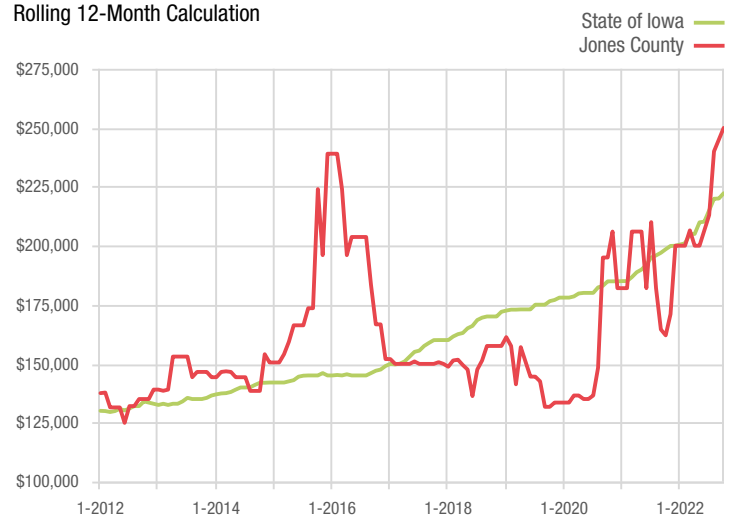
Median Sales Price - Single-Family Detached

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.