

# Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Mahaska County

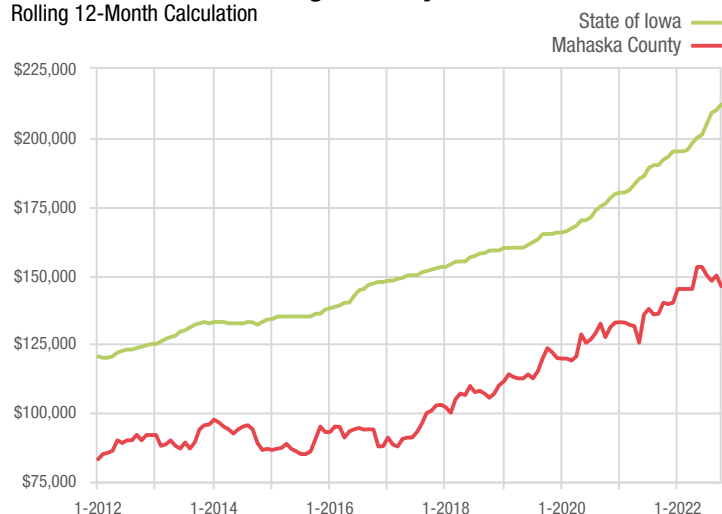
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	36	3	- 91.7%	236	153	- 35.2%
Pending Sales	38	2	- 94.7%	218	126	- 42.2%
Closed Sales	30	4	- 86.7%	213	107	- 49.8%
Days on Market Until Sale	36	30	- 16.7%	47	35	- 25.5%
Median Sales Price*	\$168,000	<b>\$183,000</b>	+ 8.9%	\$141,000	<b>\$155,000</b>	+ 9.9%
Average Sales Price*	\$185,770	<b>\$186,925</b>	+ 0.6%	\$158,908	<b>\$166,462</b>	+ 4.8%
Percent of List Price Received*	97.6%	<b>94.2%</b>	- 3.5%	97.9%	<b>98.4%</b>	+ 0.5%
Inventory of Homes for Sale	38	36	- 5.3%	—	—	—
Months Supply of Inventory	1.8	2.6	+ 44.4%	—	—	—

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	2	—
Pending Sales	0	0	0.0%	0	2	—
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	—	—	—	107	5	- 95.3%
Median Sales Price*	—	—	—	\$271,250	<b>\$162,500</b>	- 40.1%
Average Sales Price*	—	—	—	\$271,250	<b>\$162,500</b>	- 40.1%
Percent of List Price Received*	—	—	—	100.2%	<b>101.6%</b>	+ 1.4%
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

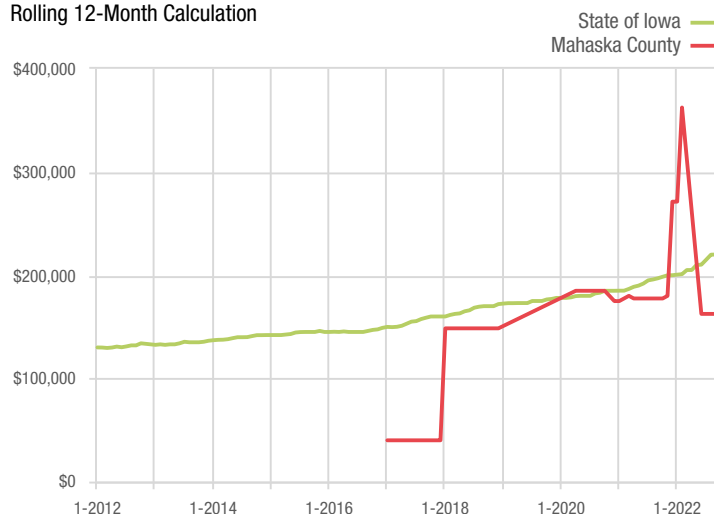
### Median Sales Price - Single-Family Detached

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.