

Local Market Update – October 2022

A Research Tool Provided by Iowa Association of REALTORS®



Story County

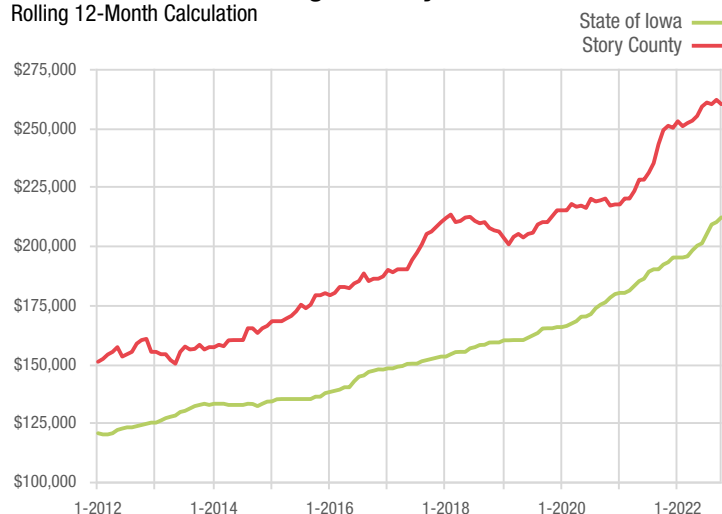
Single-Family Detached	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	95	80	- 15.8%	1,019	947	- 7.1%
Pending Sales	93	59	- 36.6%	935	870	- 7.0%
Closed Sales	97	65	- 33.0%	918	827	- 9.9%
Days on Market Until Sale	31	28	- 9.7%	31	26	- 16.1%
Median Sales Price*	\$285,000	\$260,000	- 8.8%	\$255,000	\$272,000	+ 6.7%
Average Sales Price*	\$297,284	\$342,115	+ 15.1%	\$279,528	\$312,296	+ 11.7%
Percent of List Price Received*	99.7%	99.2%	- 0.5%	100.4%	100.7%	+ 0.3%
Inventory of Homes for Sale	200	121	- 39.5%	—	—	—
Months Supply of Inventory	2.2	1.4	- 36.4%	—	—	—

Townhouse-Condo	October			Year to Date		
Key Metrics	2021	2022	% Change	Thru 10-2021	Thru 10-2022	% Change
New Listings	15	9	- 40.0%	152	139	- 8.6%
Pending Sales	11	10	- 9.1%	128	124	- 3.1%
Closed Sales	15	9	- 40.0%	124	118	- 4.8%
Days on Market Until Sale	50	25	- 50.0%	46	43	- 6.5%
Median Sales Price*	\$210,000	\$200,000	- 4.8%	\$214,850	\$189,225	- 11.9%
Average Sales Price*	\$203,360	\$232,094	+ 14.1%	\$216,133	\$210,266	- 2.7%
Percent of List Price Received*	99.1%	97.4%	- 1.7%	100.2%	99.1%	- 1.1%
Inventory of Homes for Sale	36	26	- 27.8%	—	—	—
Months Supply of Inventory	3.0	2.2	- 26.7%	—	—	—

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

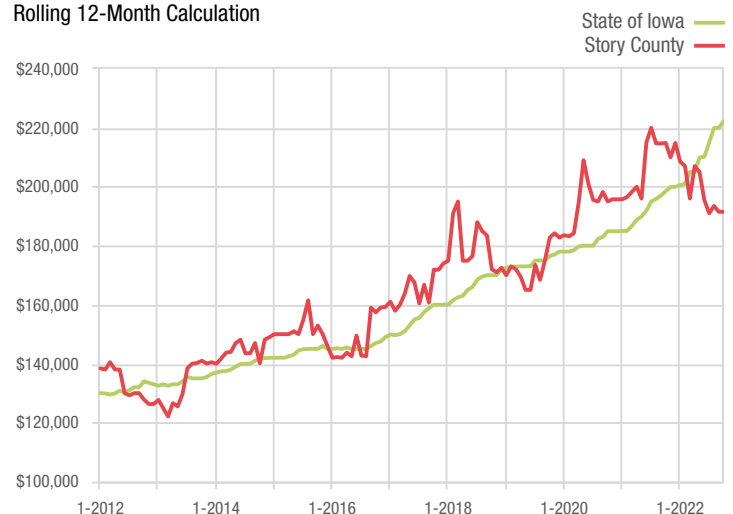
Median Sales Price - Single-Family Detached

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.