

Local Market Update – November 2022

A Research Tool Provided by Iowa Association of REALTORS®



Adams County

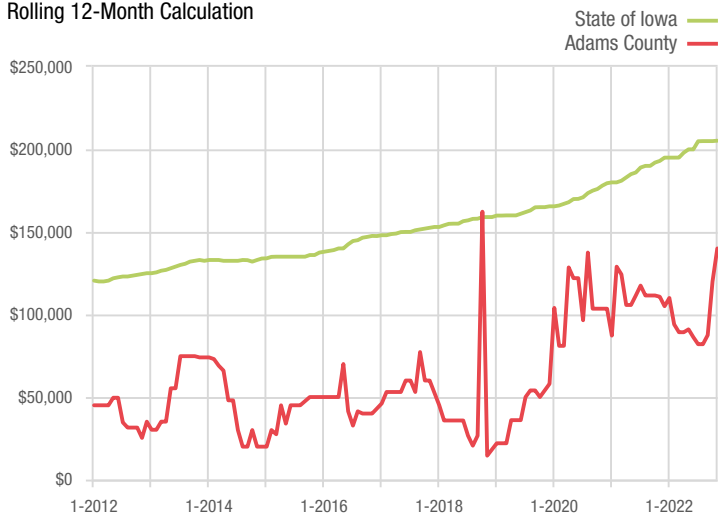
Single-Family Detached	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
Key Metrics						
New Listings	2	17	+ 750.0%	32	109	+ 240.6%
Pending Sales	2	22	+ 1,000.0%	35	76	+ 117.1%
Closed Sales	1	24	+ 2,300.0%	32	57	+ 78.1%
Days on Market Until Sale	33	29	- 12.1%	74	36	- 51.4%
Median Sales Price*	\$50,000	\$173,750	+ 247.5%	\$110,750	\$145,000	+ 30.9%
Average Sales Price*	\$50,000	\$178,417	+ 256.8%	\$121,169	\$166,932	+ 37.8%
Percent of List Price Received*	95.2%	97.8%	+ 2.7%	93.9%	96.2%	+ 2.4%
Inventory of Homes for Sale	8	36	+ 350.0%	—	—	—
Months Supply of Inventory	2.7	5.1	+ 88.9%	—	—	—

Townhouse-Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
Key Metrics						
New Listings	0	1	—	0	5	—
Pending Sales	0	0	0.0%	0	2	—
Closed Sales	0	1	—	0	1	—
Days on Market Until Sale	—	4	—	—	4	—
Median Sales Price*	—	\$257,000	—	—	\$257,000	—
Average Sales Price*	—	\$257,000	—	—	\$257,000	—
Percent of List Price Received*	—	98.8%	—	—	98.8%	—
Inventory of Homes for Sale	0	3	—	—	—	—
Months Supply of Inventory	—	3.0	—	—	—	—

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

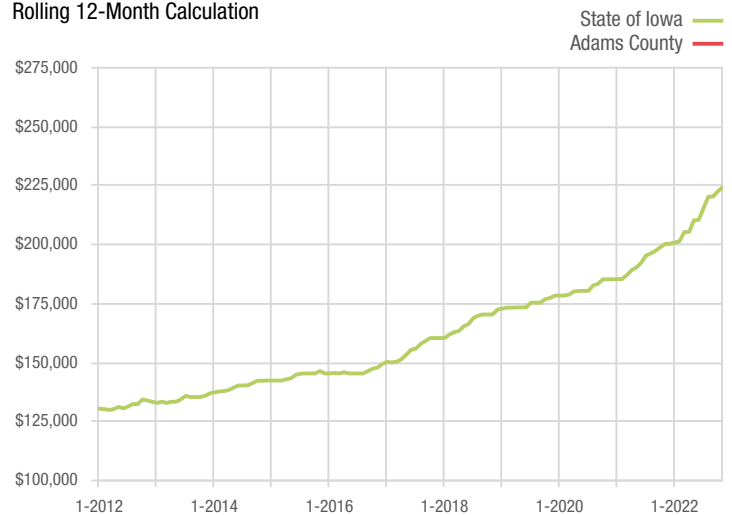
Median Sales Price - Single-Family Detached

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.