

Local Market Update – November 2022

A Research Tool Provided by Iowa Association of REALTORS®



Clayton County

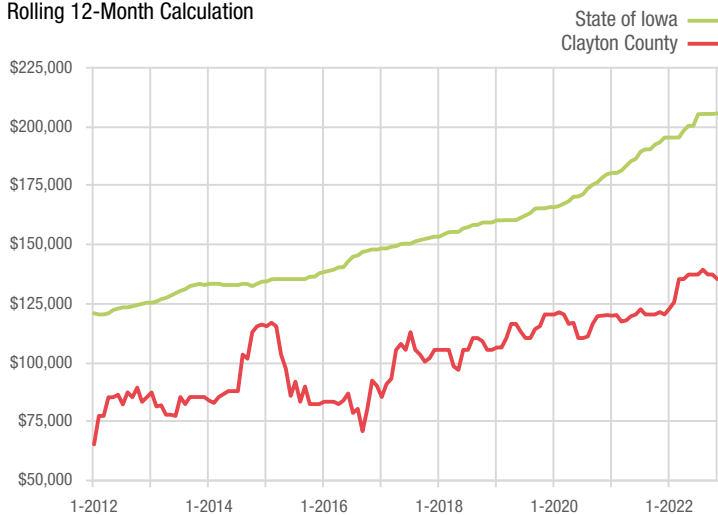
Single-Family Detached	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
New Listings	8	13	+ 62.5%	186	192	+ 3.2%
Pending Sales	12	10	- 16.7%	189	155	- 18.0%
Closed Sales	17	11	- 35.3%	189	153	- 19.0%
Days on Market Until Sale	15	16	+ 6.7%	61	28	- 54.1%
Median Sales Price*	\$150,000	\$135,000	- 10.0%	\$120,000	\$135,000	+ 12.5%
Average Sales Price*	\$183,194	\$168,945	- 7.8%	\$148,198	\$179,618	+ 21.2%
Percent of List Price Received*	99.5%	96.3%	- 3.2%	96.1%	98.1%	+ 2.1%
Inventory of Homes for Sale	20	33	+ 65.0%	—	—	—
Months Supply of Inventory	1.2	2.4	+ 100.0%	—	—	—

Townhouse-Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
New Listings	0	0	0.0%	2	7	+ 250.0%
Pending Sales	0	0	0.0%	1	1	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	82	—	—
Median Sales Price*	—	—	—	\$133,000	—	—
Average Sales Price*	—	—	—	\$133,000	—	—
Percent of List Price Received*	—	—	—	96.4%	—	—
Inventory of Homes for Sale	1	3	+ 200.0%	—	—	—
Months Supply of Inventory	1.0	3.0	+ 200.0%	—	—	—

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

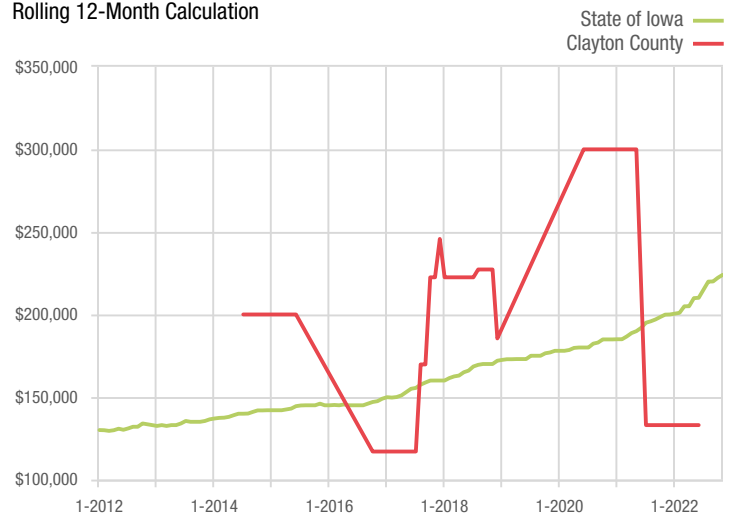
Median Sales Price - Single-Family Detached

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.