

# Local Market Update – November 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Des Moines Area Association of REALTORS®

Includes Dallas, Jasper, Madison, Marion, Polk and Warren Counties

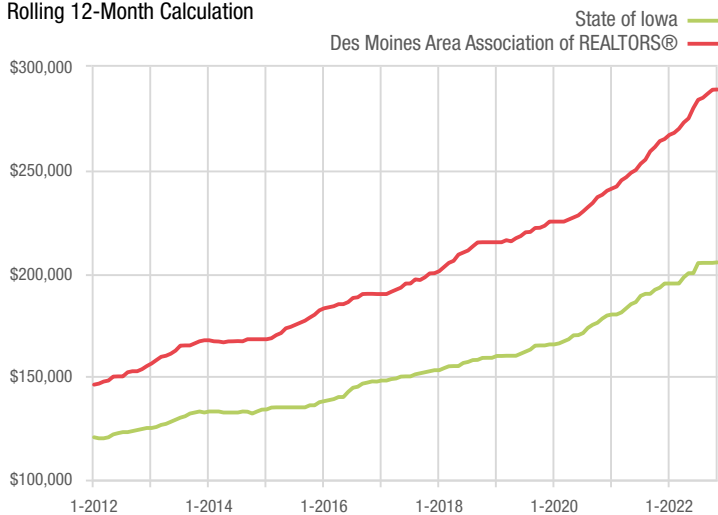
Single-Family Detached	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
New Listings	926	<b>800</b>	- 13.6%	13,781	<b>12,436</b>	- 9.8%
Pending Sales	1,049	<b>637</b>	- 39.3%	12,343	<b>11,344</b>	- 8.1%
Closed Sales	1,084	<b>690</b>	- 36.3%	12,298	<b>10,650</b>	- 13.4%
Days on Market Until Sale	30	<b>32</b>	+ 6.7%	29	<b>31</b>	+ 6.9%
Median Sales Price*	\$270,000	<b>\$267,500</b>	- 0.9%	\$265,000	<b>\$290,000</b>	+ 9.4%
Average Sales Price*	\$299,200	<b>\$304,723</b>	+ 1.8%	\$291,379	<b>\$317,439</b>	+ 8.9%
Percent of List Price Received*	99.5%	<b>98.5%</b>	- 1.0%	100.1%	<b>100.0%</b>	- 0.1%
Inventory of Homes for Sale	3,065	<b>2,291</b>	- 25.3%	—	—	—
Months Supply of Inventory	2.7	<b>2.2</b>	- 18.5%	—	—	—

Townhouse-Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
New Listings	218	<b>194</b>	- 11.0%	2,718	<b>2,533</b>	- 6.8%
Pending Sales	203	<b>141</b>	- 30.5%	2,437	<b>2,334</b>	- 4.2%
Closed Sales	212	<b>140</b>	- 34.0%	2,410	<b>2,221</b>	- 7.8%
Days on Market Until Sale	26	<b>32</b>	+ 23.1%	47	<b>37</b>	- 21.3%
Median Sales Price*	\$199,500	<b>\$225,000</b>	+ 12.8%	\$199,500	<b>\$225,000</b>	+ 12.8%
Average Sales Price*	\$221,072	<b>\$247,324</b>	+ 11.9%	\$215,318	<b>\$244,052</b>	+ 13.3%
Percent of List Price Received*	99.2%	<b>99.2%</b>	0.0%	99.6%	<b>100.0%</b>	+ 0.4%
Inventory of Homes for Sale	661	<b>543</b>	- 17.9%	—	—	—
Months Supply of Inventory	3.0	<b>2.6</b>	- 13.3%	—	—	—

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

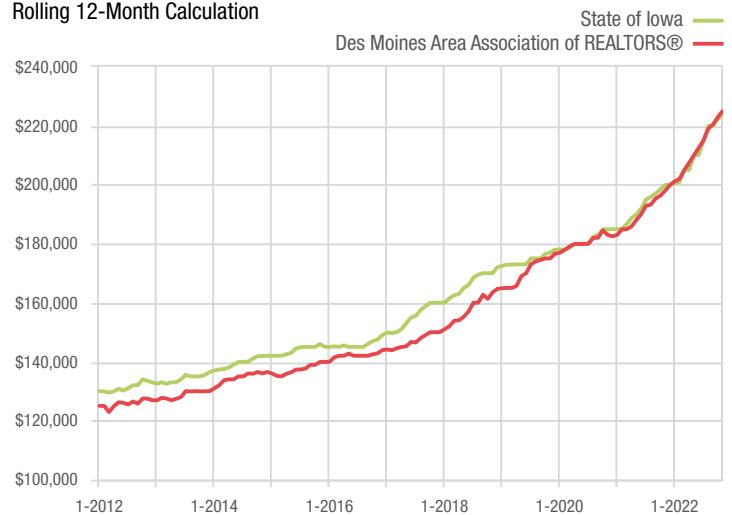
### Median Sales Price - Single-Family Detached

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.