

Local Market Update – November 2022

A Research Tool Provided by Iowa Association of REALTORS®



Jefferson County

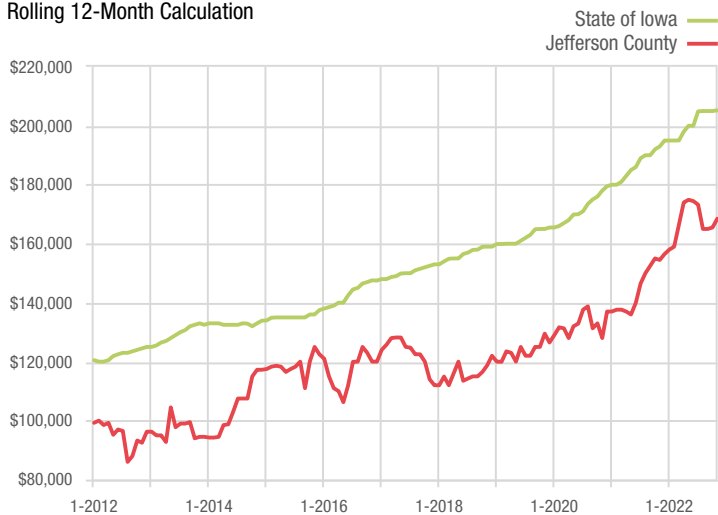
Single-Family Detached	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
Key Metrics						
New Listings	21	10	- 52.4%	237	202	- 14.8%
Pending Sales	14	5	- 64.3%	201	165	- 17.9%
Closed Sales	19	6	- 68.4%	198	163	- 17.7%
Days on Market Until Sale	77	61	- 20.8%	56	54	- 3.6%
Median Sales Price*	\$152,500	\$217,500	+ 42.6%	\$154,750	\$167,000	+ 7.9%
Average Sales Price*	\$168,211	\$219,833	+ 30.7%	\$181,793	\$194,226	+ 6.8%
Percent of List Price Received*	100.7%	94.4%	- 6.3%	97.2%	95.7%	- 1.5%
Inventory of Homes for Sale	44	56	+ 27.3%	—	—	—
Months Supply of Inventory	2.4	3.8	+ 58.3%	—	—	—

Townhouse-Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
Key Metrics						
New Listings	0	0	0.0%	14	4	- 71.4%
Pending Sales	0	0	0.0%	11	4	- 63.6%
Closed Sales	0	0	0.0%	11	5	- 54.5%
Days on Market Until Sale	—	—	—	56	76	+ 35.7%
Median Sales Price*	—	—	—	\$159,300	\$200,000	+ 25.5%
Average Sales Price*	—	—	—	\$164,860	\$219,200	+ 33.0%
Percent of List Price Received*	—	—	—	99.8%	99.7%	- 0.1%
Inventory of Homes for Sale	3	0	- 100.0%	—	—	—
Months Supply of Inventory	2.2	—	—	—	—	—

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

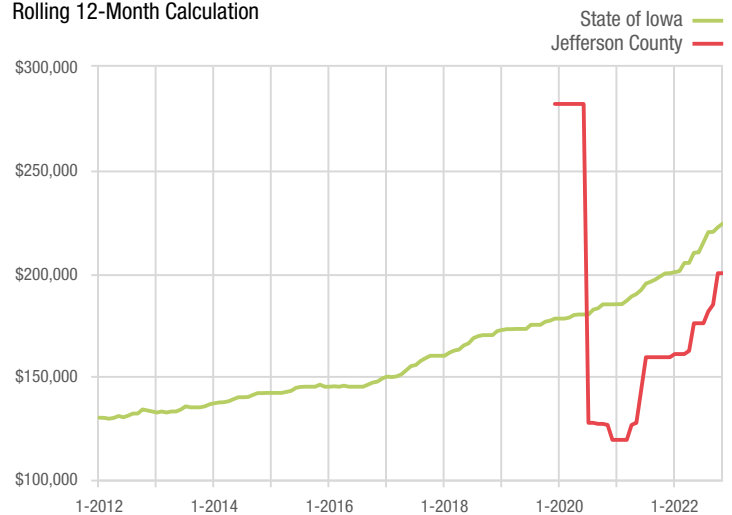
Median Sales Price - Single-Family Detached

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.