

Local Market Update – November 2022

A Research Tool Provided by Iowa Association of REALTORS®



Montgomery County

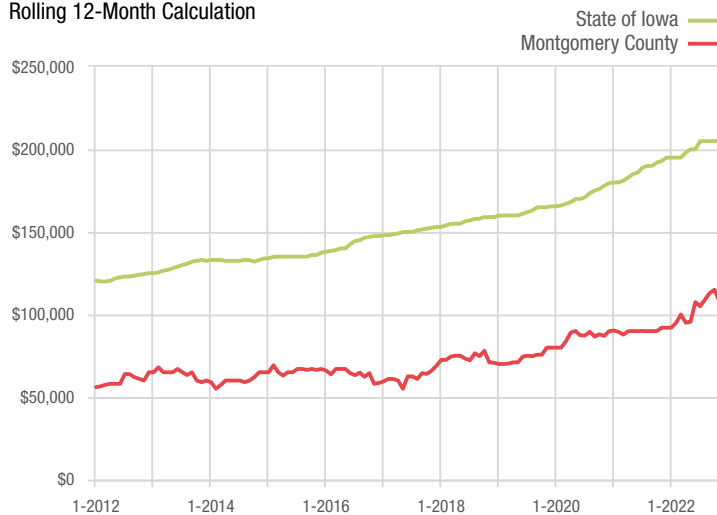
Single-Family Detached	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
Key Metrics						
New Listings	13	8	- 38.5%	124	120	- 3.2%
Pending Sales	5	5	0.0%	109	110	+ 0.9%
Closed Sales	14	6	- 57.1%	106	108	+ 1.9%
Days on Market Until Sale	59	28	- 52.5%	63	35	- 44.4%
Median Sales Price*	\$120,500	\$54,000	- 55.2%	\$92,000	\$109,000	+ 18.5%
Average Sales Price*	\$123,236	\$77,625	- 37.0%	\$110,900	\$128,494	+ 15.9%
Percent of List Price Received*	95.0%	95.9%	+ 0.9%	94.5%	95.4%	+ 1.0%
Inventory of Homes for Sale	20	19	- 5.0%	—	—	—
Months Supply of Inventory	2.1	1.9	- 9.5%	—	—	—

Townhouse-Condo	November			Year to Date		
	2021	2022	% Change	Thru 11-2021	Thru 11-2022	% Change
Key Metrics						
New Listings	0	0	0.0%	1	1	0.0%
Pending Sales	0	0	0.0%	0	1	—
Closed Sales	0	0	0.0%	2	1	- 50.0%
Days on Market Until Sale	—	—	—	5	54	+ 980.0%
Median Sales Price*	—	—	—	\$225,550	\$72,000	- 68.1%
Average Sales Price*	—	—	—	\$225,550	\$72,000	- 68.1%
Percent of List Price Received*	—	—	—	97.1%	85.8%	- 11.6%
Inventory of Homes for Sale	1	0	- 100.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

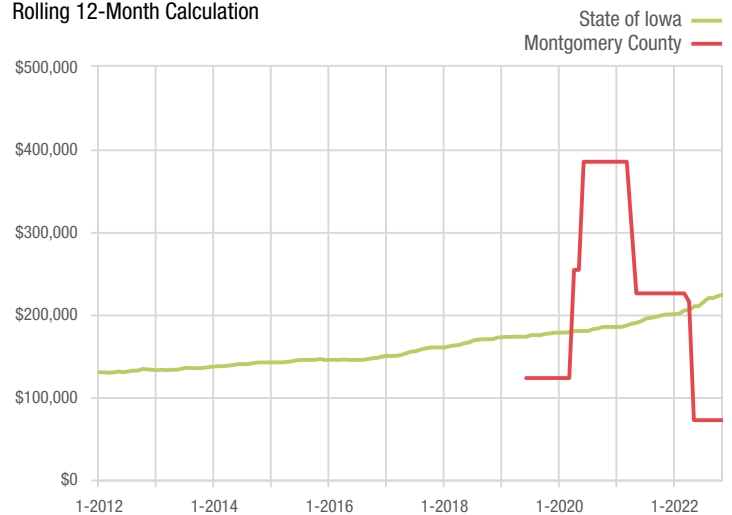
Median Sales Price - Single-Family Detached

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.