

Local Market Update – November 2022

A Research Tool Provided by Iowa Association of REALTORS®



Wapello County

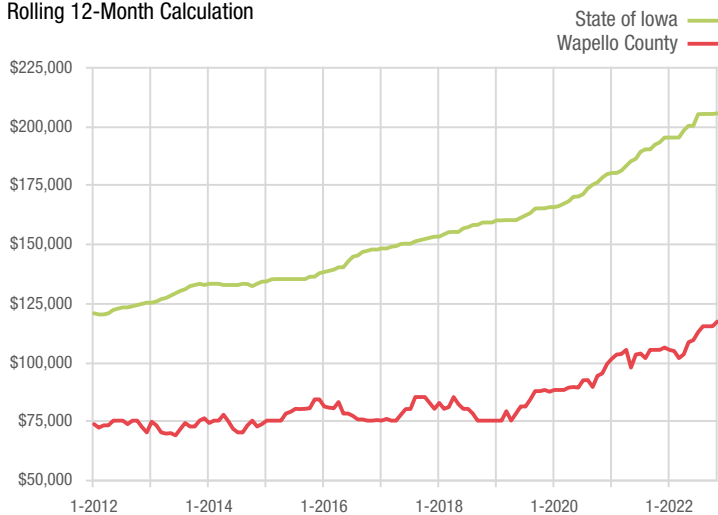
| Single-Family Detached | November | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
| | 2021 | 2022 | % Change | Thru 11-2021 | Thru 11-2022 | % Change |
| Key Metrics | | | | | | |
| New Listings | 41 | 29 | - 29.3% | 424 | 391 | - 7.8% |
| Pending Sales | 31 | 18 | - 41.9% | 369 | 336 | - 8.9% |
| Closed Sales | 47 | 29 | - 38.3% | 358 | 329 | - 8.1% |
| Days on Market Until Sale | 40 | 43 | + 7.5% | 44 | 33 | - 25.0% |
| Median Sales Price* | \$106,450 | \$115,000 | + 8.0% | \$105,000 | \$117,000 | + 11.4% |
| Average Sales Price* | \$116,003 | \$137,010 | + 18.1% | \$120,512 | \$131,592 | + 9.2% |
| Percent of List Price Received* | 98.3% | 94.1% | - 4.3% | 96.2% | 96.2% | 0.0% |
| Inventory of Homes for Sale | 60 | 80 | + 33.3% | — | — | — |
| Months Supply of Inventory | 1.8 | 2.7 | + 50.0% | — | — | — |

| Townhouse-Condo | November | | | Year to Date | | |
|---------------------------------|----------|----------|----------|--------------|------------------|----------|
| | 2021 | 2022 | % Change | Thru 11-2021 | Thru 11-2022 | % Change |
| Key Metrics | | | | | | |
| New Listings | 1 | 0 | - 100.0% | 3 | 2 | - 33.3% |
| Pending Sales | 1 | 0 | - 100.0% | 3 | 2 | - 33.3% |
| Closed Sales | 0 | 0 | 0.0% | 2 | 2 | 0.0% |
| Days on Market Until Sale | — | — | — | 4 | 4 | 0.0% |
| Median Sales Price* | — | — | — | \$95,500 | \$234,500 | + 145.5% |
| Average Sales Price* | — | — | — | \$95,500 | \$234,500 | + 145.5% |
| Percent of List Price Received* | — | — | — | 93.8% | 98.2% | + 4.7% |
| Inventory of Homes for Sale | 0 | 0 | 0.0% | — | — | — |
| Months Supply of Inventory | — | — | — | — | — | — |

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

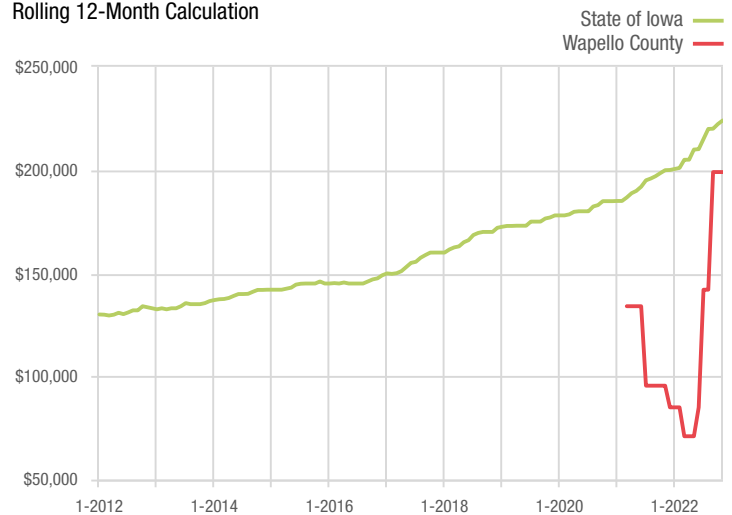
Median Sales Price - Single-Family Detached

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.