

# Local Market Update – February 2023

A Research Tool Provided by Iowa Association of REALTORS®



## Boone County

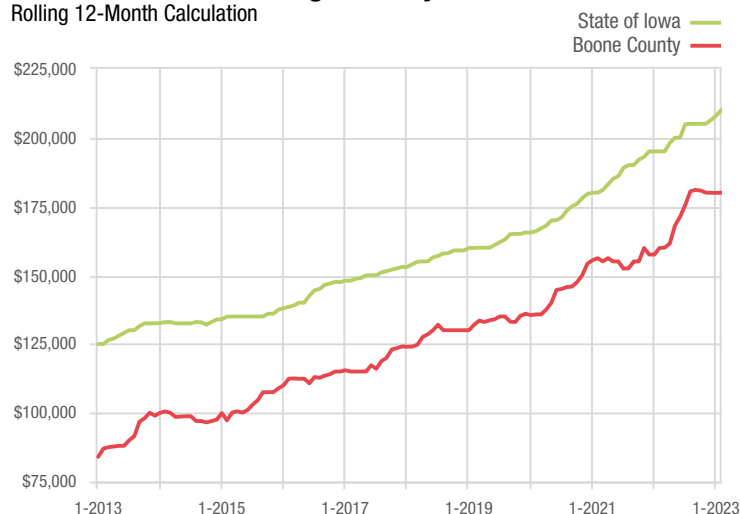
Single-Family Detached	February			Year to Date		
Key Metrics	2022	2023	% Change	Thru 2-2022	Thru 2-2023	% Change
New Listings	29	23	- 20.7%	48	50	+ 4.2%
Pending Sales	25	23	- 8.0%	62	54	- 12.9%
Closed Sales	31	11	- 64.5%	62	31	- 50.0%
Days on Market Until Sale	97	35	- 63.9%	69	45	- 34.8%
Median Sales Price*	\$161,500	<b>\$172,000</b>	+ 6.5%	\$161,500	<b>\$163,200</b>	+ 1.1%
Average Sales Price*	\$203,341	<b>\$190,382</b>	- 6.4%	\$198,331	<b>\$197,434</b>	- 0.5%
Percent of List Price Received*	95.7%	<b>98.7%</b>	+ 3.1%	97.4%	<b>97.9%</b>	+ 0.5%
Inventory of Homes for Sale	53	43	- 18.9%	—	—	—
Months Supply of Inventory	1.4	1.3	- 7.1%	—	—	—

Townhouse-Condo	February			Year to Date		
Key Metrics	2022	2023	% Change	Thru 2-2022	Thru 2-2023	% Change
New Listings	2	2	0.0%	2	4	+ 100.0%
Pending Sales	2	1	- 50.0%	2	1	- 50.0%
Closed Sales	3	0	- 100.0%	3	0	- 100.0%
Days on Market Until Sale	11	—	—	11	—	—
Median Sales Price*	\$90,000	—	—	\$90,000	—	—
Average Sales Price*	\$125,667	—	—	\$125,667	—	—
Percent of List Price Received*	96.3%	—	—	96.3%	—	—
Inventory of Homes for Sale	5	4	- 20.0%	—	—	—
Months Supply of Inventory	3.0	3.5	+ 16.7%	—	—	—

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

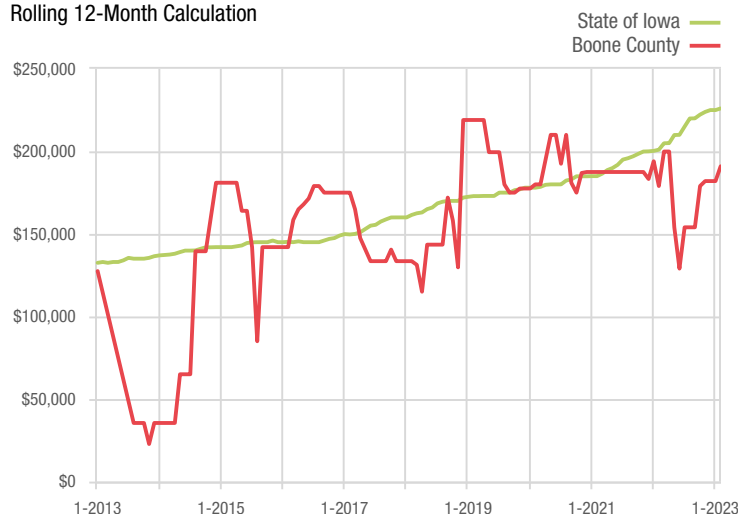
### Median Sales Price - Single-Family Detached

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.