

Local Market Update – February 2023

A Research Tool Provided by Iowa Association of REALTORS®



Lucas County

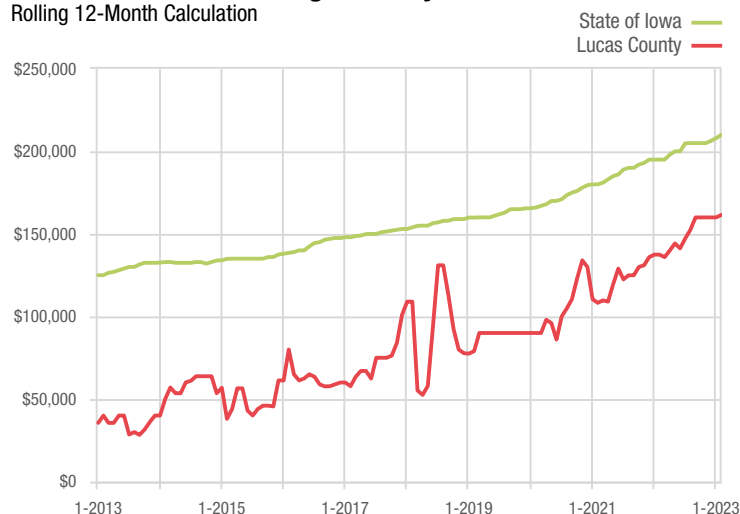
| Single-Family Detached | February | | | Year to Date | | |
|---------------------------------|----------|------------------|----------|--------------|------------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 2-2022 | Thru 2-2023 | % Change |
| New Listings | 9 | 5 | - 44.4% | 19 | 7 | - 63.2% |
| Pending Sales | 5 | 3 | - 40.0% | 14 | 8 | - 42.9% |
| Closed Sales | 4 | 3 | - 25.0% | 14 | 9 | - 35.7% |
| Days on Market Until Sale | 25 | 67 | + 168.0% | 44 | 59 | + 34.1% |
| Median Sales Price* | \$74,450 | \$245,000 | + 229.1% | \$127,750 | \$155,000 | + 21.3% |
| Average Sales Price* | \$95,975 | \$277,667 | + 189.3% | \$133,461 | \$253,100 | + 89.6% |
| Percent of List Price Received* | 95.2% | 94.3% | - 0.9% | 97.9% | 95.1% | - 2.9% |
| Inventory of Homes for Sale | 17 | 9 | - 47.1% | — | — | — |
| Months Supply of Inventory | 2.3 | 1.5 | - 34.8% | — | — | — |

| Townhouse-Condo | February | | | Year to Date | | |
|---------------------------------|----------|------|----------|--------------|-------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 2-2022 | Thru 2-2023 | % Change |
| New Listings | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Pending Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Closed Sales | 0 | 0 | 0.0% | 0 | 0 | 0.0% |
| Days on Market Until Sale | — | — | — | — | — | — |
| Median Sales Price* | — | — | — | — | — | — |
| Average Sales Price* | — | — | — | — | — | — |
| Percent of List Price Received* | — | — | — | — | — | — |
| 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.

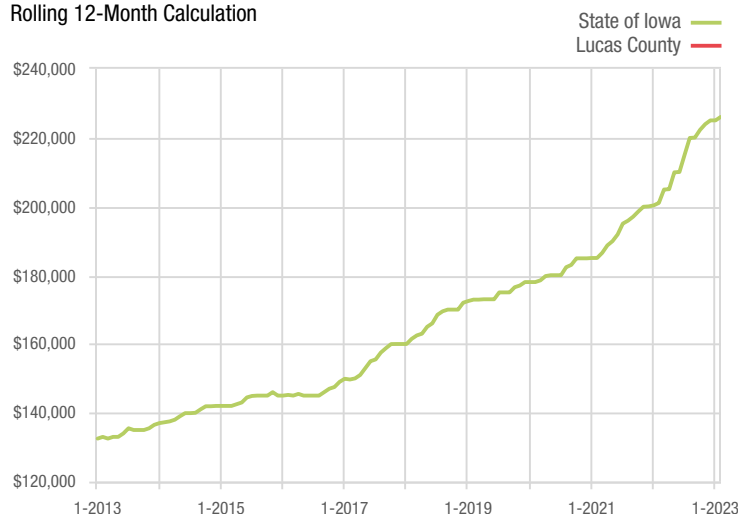
Median Sales Price - Single-Family Detached

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.