

Local Market Update – February 2023

A Research Tool Provided by Iowa Association of REALTORS®



Monona County

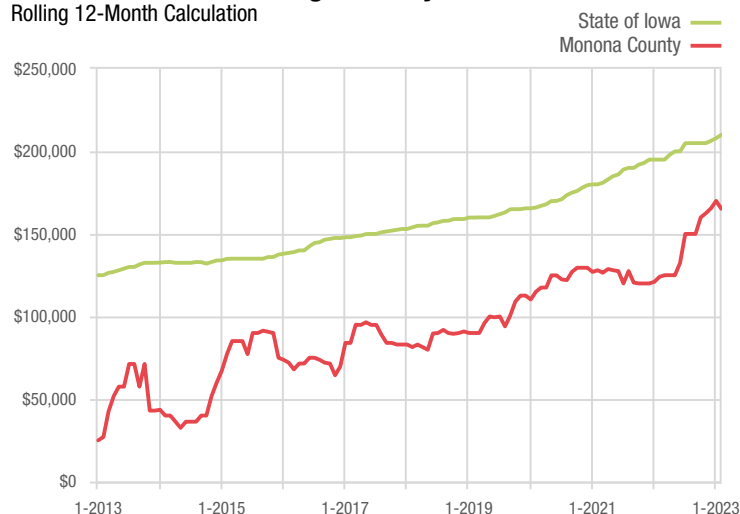
Single-Family Detached	February			Year to Date		
Key Metrics	2022	2023	% Change	Thru 2-2022	Thru 2-2023	% Change
New Listings	2	4	+ 100.0%	6	11	+ 83.3%
Pending Sales	2	5	+ 150.0%	6	7	+ 16.7%
Closed Sales	4	1	- 75.0%	8	3	- 62.5%
Days on Market Until Sale	23	69	+ 200.0%	22	56	+ 154.5%
Median Sales Price*	\$239,000	\$115,000	- 51.9%	\$157,500	\$159,900	+ 1.5%
Average Sales Price*	\$223,250	\$115,000	- 48.5%	\$175,750	\$145,633	- 17.1%
Percent of List Price Received*	99.5%	92.0%	- 7.5%	99.4%	96.0%	- 3.4%
Inventory of Homes for Sale	9	11	+ 22.2%	—	—	—
Months Supply of Inventory	1.3	2.6	+ 100.0%	—	—	—

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.

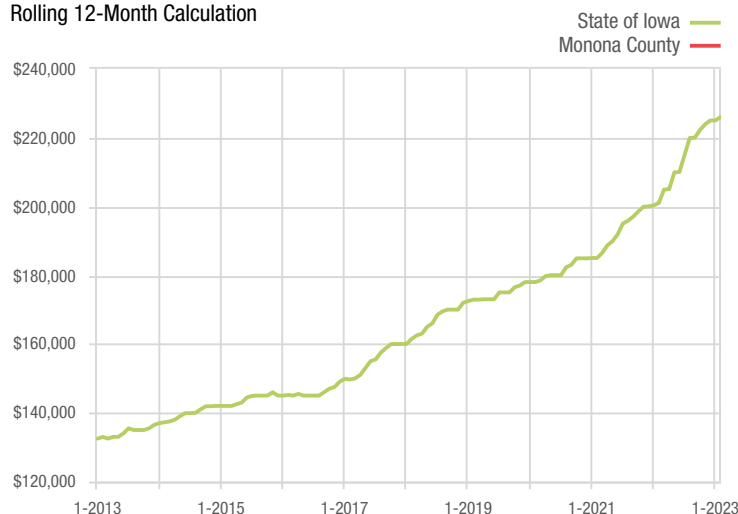
Median Sales Price - Single-Family Detached

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.