

# Local Market Update – March 2023

A Research Tool Provided by Iowa Association of REALTORS®



## Adair County

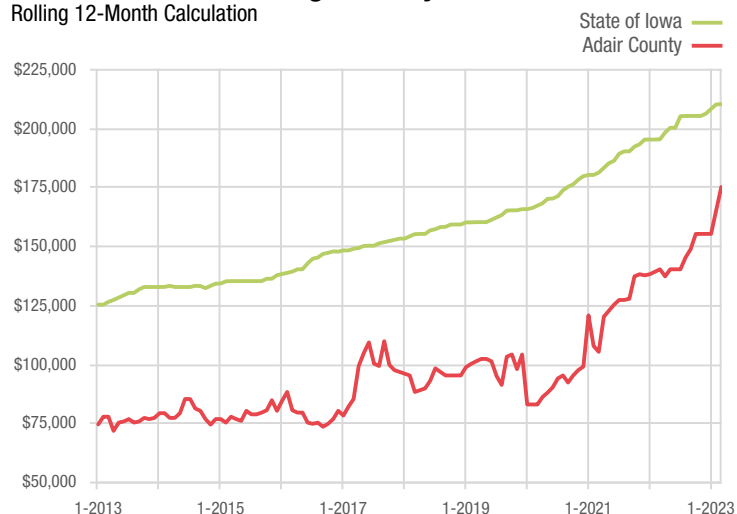
Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	4	5	+ 25.0%	13	21	+ 61.5%
Pending Sales	4	7	+ 75.0%	10	23	+ 130.0%
Closed Sales	2	7	+ 250.0%	11	16	+ 45.5%
Days on Market Until Sale	4	43	+ 975.0%	60	61	+ 1.7%
Median Sales Price*	\$145,500	\$200,000	+ 37.5%	\$140,000	\$197,500	+ 41.1%
Average Sales Price*	\$145,500	\$208,414	+ 43.2%	\$178,830	\$202,709	+ 13.4%
Percent of List Price Received*	101.4%	99.1%	- 2.3%	96.2%	98.8%	+ 2.7%
Inventory of Homes for Sale	17	12	- 29.4%	—	—	—
Months Supply of Inventory	3.1	1.9	- 38.7%	—	—	—

Townhouse-Condo	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% 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	1	0	- 100.0%	—	—	—
Months Supply of Inventory	1.0	—	—	—	—	—

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

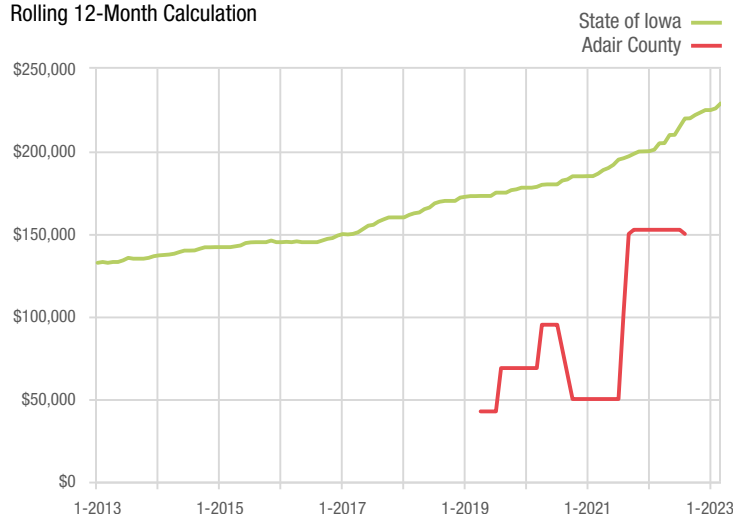
### Median Sales Price - Single-Family Detached

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.