

# Local Market Update – March 2023

A Research Tool Provided by Iowa Association of REALTORS®



## Clayton County

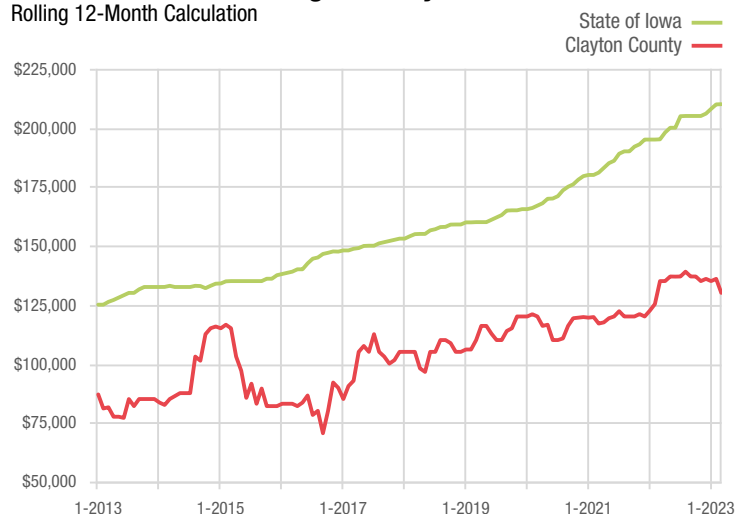
Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	19	9	- 52.6%	34	27	- 20.6%
Pending Sales	8	7	- 12.5%	23	26	+ 13.0%
Closed Sales	5	12	+ 140.0%	27	30	+ 11.1%
Days on Market Until Sale	30	75	+ 150.0%	41	53	+ 29.3%
Median Sales Price*	\$157,500	<b>\$102,250</b>	- 35.1%	\$150,000	<b>\$121,000</b>	- 19.3%
Average Sales Price*	\$253,880	<b>\$192,958</b>	- 24.0%	\$207,226	<b>\$179,926</b>	- 13.2%
Percent of List Price Received*	98.0%	<b>92.7%</b>	- 5.4%	99.9%	<b>93.7%</b>	- 6.2%
Inventory of Homes for Sale	27	19	- 29.6%	—	—	—
Months Supply of Inventory	1.8	1.4	- 22.2%	—	—	—

Townhouse-Condo	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	0	0	0.0%	1	0	- 100.0%
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	3	—	—	—	—
Months Supply of Inventory	—	3.0	—	—	—	—

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

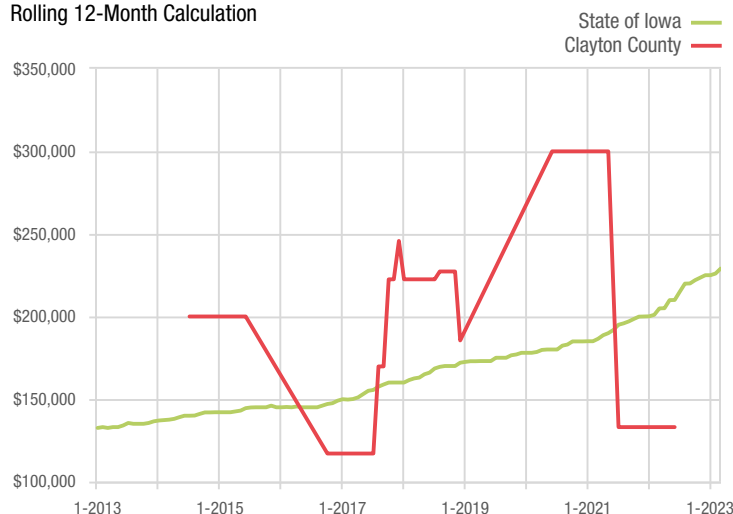
### Median Sales Price - Single-Family Detached

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.