

# Local Market Update – March 2023

A Research Tool Provided by Iowa Association of REALTORS®



## Guthrie County

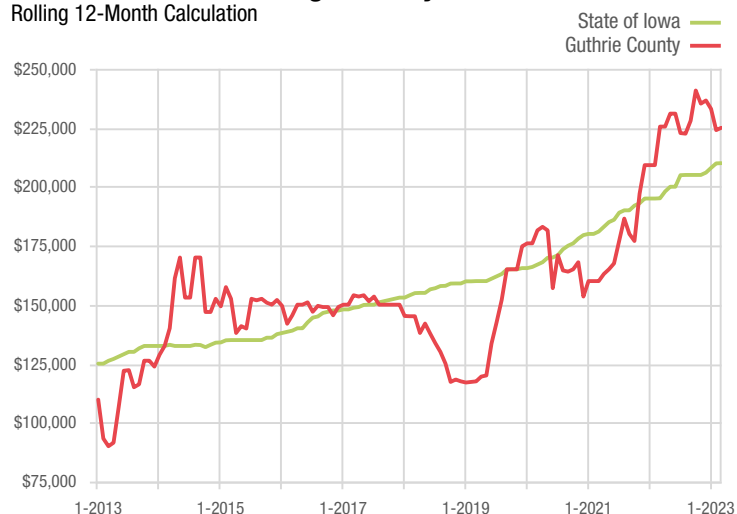
Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	15	11	- 26.7%	29	33	+ 13.8%
Pending Sales	19	13	- 31.6%	41	40	- 2.4%
Closed Sales	17	17	0.0%	38	37	- 2.6%
Days on Market Until Sale	66	64	- 3.0%	48	60	+ 25.0%
Median Sales Price*	\$246,838	<b>\$302,000</b>	+ 22.3%	\$234,496	<b>\$175,000</b>	- 25.4%
Average Sales Price*	\$324,588	<b>\$316,074</b>	- 2.6%	\$337,120	<b>\$268,396</b>	- 20.4%
Percent of List Price Received*	98.5%	<b>95.8%</b>	- 2.7%	98.7%	<b>95.1%</b>	- 3.6%
Inventory of Homes for Sale	31	22	- 29.0%	—	—	—
Months Supply of Inventory	2.0	1.4	- 30.0%	—	—	—

Townhouse-Condo	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	1	4	+ 300.0%	2	4	+ 100.0%
Pending Sales	0	1	—	0	2	—
Closed Sales	0	0	0.0%	0	1	—
Days on Market Until Sale	—	—	—	—	28	—
Median Sales Price*	—	—	—	—	<b>\$125,500</b>	—
Average Sales Price*	—	—	—	—	<b>\$125,500</b>	—
Percent of List Price Received*	—	—	—	—	<b>98.0%</b>	—
Inventory of Homes for Sale	2	3	+ 50.0%	—	—	—
Months Supply of Inventory	1.3	2.3	+ 76.9%	—	—	—

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

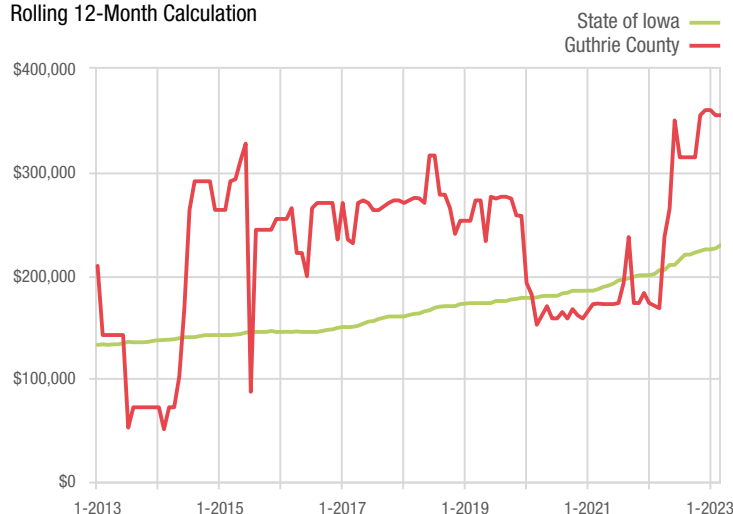
### Median Sales Price - Single-Family Detached

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.