

Local Market Update – March 2023

A Research Tool Provided by Iowa Association of REALTORS®



Warren County

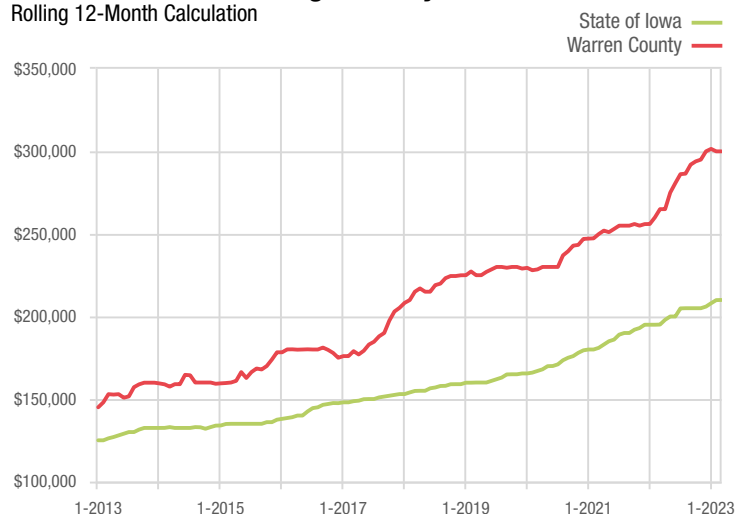
Single-Family Detached	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	85	84	- 1.2%	253	201	- 20.6%
Pending Sales	97	78	- 19.6%	201	178	- 11.4%
Closed Sales	90	41	- 54.4%	205	122	- 40.5%
Days on Market Until Sale	42	69	+ 64.3%	37	72	+ 94.6%
Median Sales Price*	\$311,803	\$300,000	- 3.8%	\$303,000	\$298,000	- 1.7%
Average Sales Price*	\$361,262	\$356,432	- 1.3%	\$339,722	\$345,312	+ 1.6%
Percent of List Price Received*	100.3%	98.3%	- 2.0%	99.7%	98.1%	- 1.6%
Inventory of Homes for Sale	274	196	- 28.5%	—	—	—
Months Supply of Inventory	3.2	2.7	- 15.6%	—	—	—

Townhouse-Condo	March			Year to Date		
Key Metrics	2022	2023	% Change	Thru 3-2022	Thru 3-2023	% Change
New Listings	6	21	+ 250.0%	25	46	+ 84.0%
Pending Sales	10	15	+ 50.0%	21	40	+ 90.5%
Closed Sales	11	7	- 36.4%	28	24	- 14.3%
Days on Market Until Sale	27	71	+ 163.0%	44	53	+ 20.5%
Median Sales Price*	\$221,500	\$240,000	+ 8.4%	\$249,950	\$239,990	- 4.0%
Average Sales Price*	\$235,876	\$226,711	- 3.9%	\$269,324	\$231,766	- 13.9%
Percent of List Price Received*	100.5%	97.9%	- 2.6%	100.2%	98.3%	- 1.9%
Inventory of Homes for Sale	43	63	+ 46.5%	—	—	—
Months Supply of Inventory	3.7	5.7	+ 54.1%	—	—	—

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

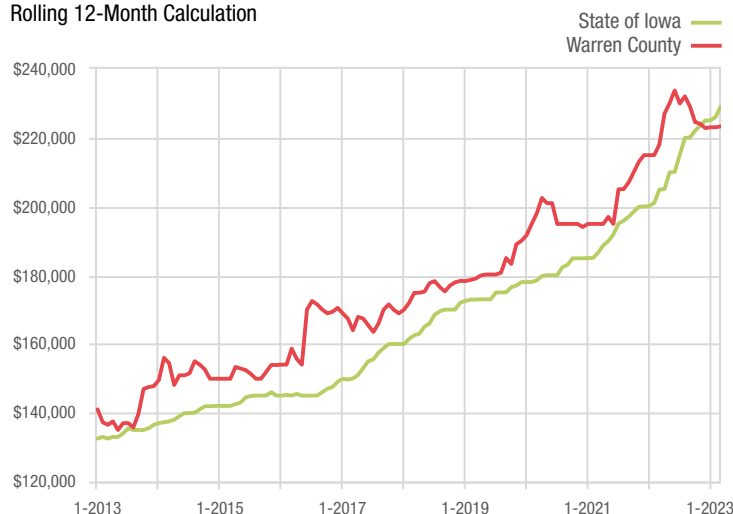
Median Sales Price - Single-Family Detached

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.