

Local Market Update – April 2023

A Research Tool Provided by Iowa Association of REALTORS®



Franklin County

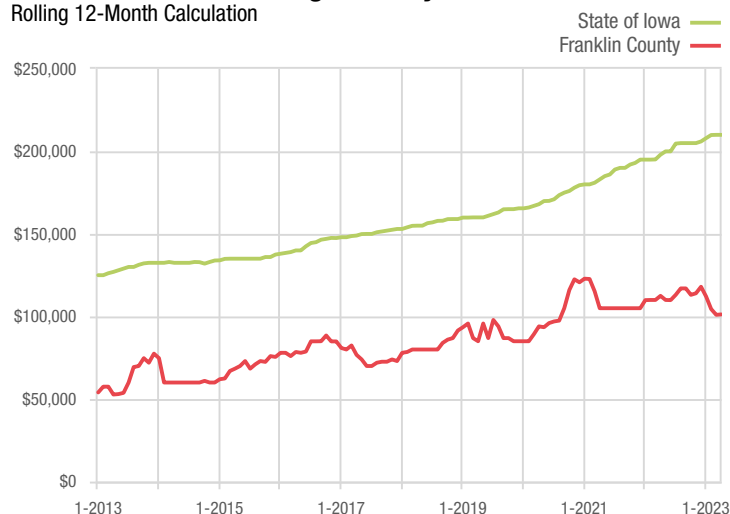
Single-Family Detached	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	17	13	- 23.5%	55	33	- 40.0%
Pending Sales	14	6	- 57.1%	49	34	- 30.6%
Closed Sales	9	6	- 33.3%	47	34	- 27.7%
Days on Market Until Sale	32	84	+ 162.5%	47	60	+ 27.7%
Median Sales Price*	\$85,000	\$74,750	- 12.1%	\$110,000	\$65,000	- 40.9%
Average Sales Price*	\$94,183	\$85,567	- 9.1%	\$132,982	\$80,637	- 39.4%
Percent of List Price Received*	96.4%	91.0%	- 5.6%	95.0%	90.0%	- 5.3%
Inventory of Homes for Sale	32	24	- 25.0%	—	—	—
Months Supply of Inventory	2.2	2.1	- 4.5%	—	—	—

Townhouse-Condo	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% 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.

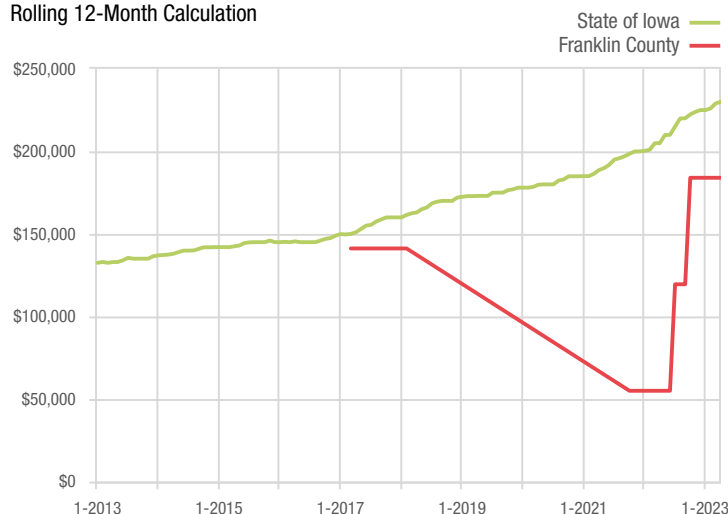
Median Sales Price - Single-Family Detached

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.