

Local Market Update – April 2023

A Research Tool Provided by Iowa Association of REALTORS®



Hamilton County

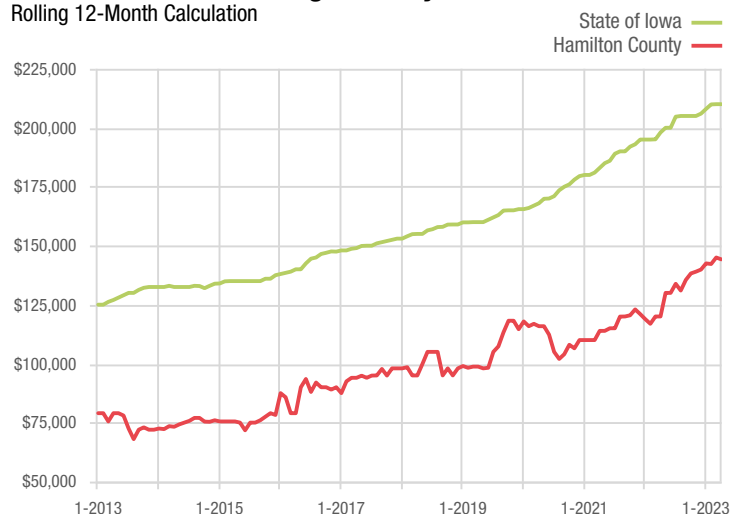
Single-Family Detached	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	16	20	+ 25.0%	43	65	+ 51.2%
Pending Sales	15	23	+ 53.3%	52	53	+ 1.9%
Closed Sales	12	9	- 25.0%	50	35	- 30.0%
Days on Market Until Sale	56	21	- 62.5%	55	38	- 30.9%
Median Sales Price*	\$152,000	\$131,000	- 13.8%	\$106,000	\$144,900	+ 36.7%
Average Sales Price*	\$188,667	\$131,791	- 30.1%	\$129,984	\$154,683	+ 19.0%
Percent of List Price Received*	94.5%	96.5%	+ 2.1%	94.4%	95.1%	+ 0.7%
Inventory of Homes for Sale	19	28	+ 47.4%	—	—	—
Months Supply of Inventory	1.2	1.9	+ 58.3%	—	—	—

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.

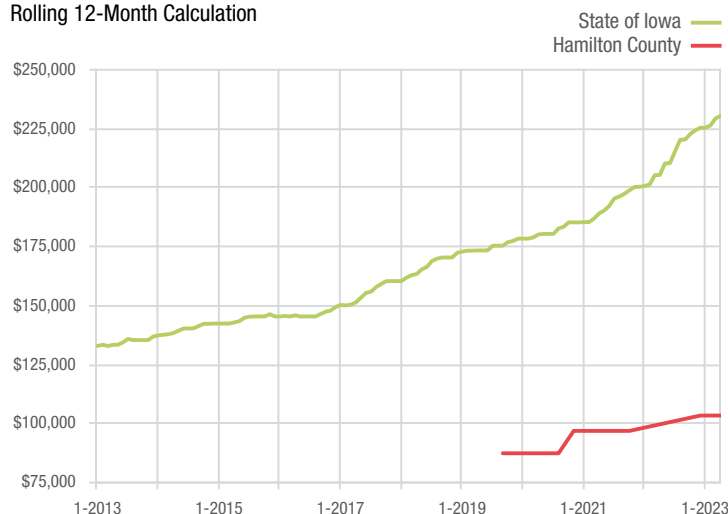
Median Sales Price - Single-Family Detached

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.