

Local Market Update – April 2023

A Research Tool Provided by Iowa Association of REALTORS®



Lyon County

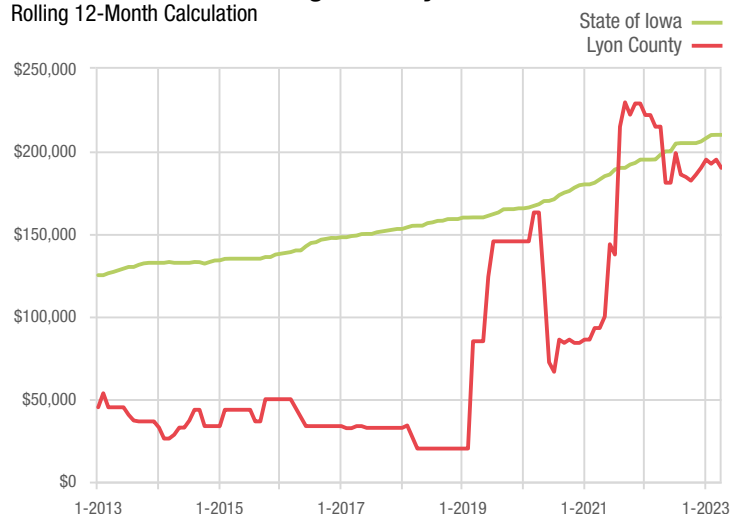
Single-Family Detached	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	6	5	- 16.7%	15	13	- 13.3%
Pending Sales	5	6	+ 20.0%	16	7	- 56.3%
Closed Sales	6	0	- 100.0%	10	4	- 60.0%
Days on Market Until Sale	90	—	—	66	23	- 65.2%
Median Sales Price*	\$227,500	—	—	\$149,750	\$166,000	+ 10.9%
Average Sales Price*	\$254,333	—	—	\$175,280	\$186,750	+ 6.5%
Percent of List Price Received*	97.1%	—	—	94.0%	90.0%	- 4.3%
Inventory of Homes for Sale	4	6	+ 50.0%	—	—	—
Months Supply of Inventory	0.9	1.5	+ 66.7%	—	—	—

Townhouse-Condo	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	2	0	- 100.0%	3	2	- 33.3%
Pending Sales	1	0	- 100.0%	2	1	- 50.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	1	—	—
Median Sales Price*	—	—	—	\$79,000	—	—
Average Sales Price*	—	—	—	\$79,000	—	—
Percent of List Price Received*	—	—	—	98.8%	—	—
Inventory of Homes for Sale	1	1	0.0%	—	—	—
Months Supply of Inventory	1.0	1.0	0.0%	—	—	—

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

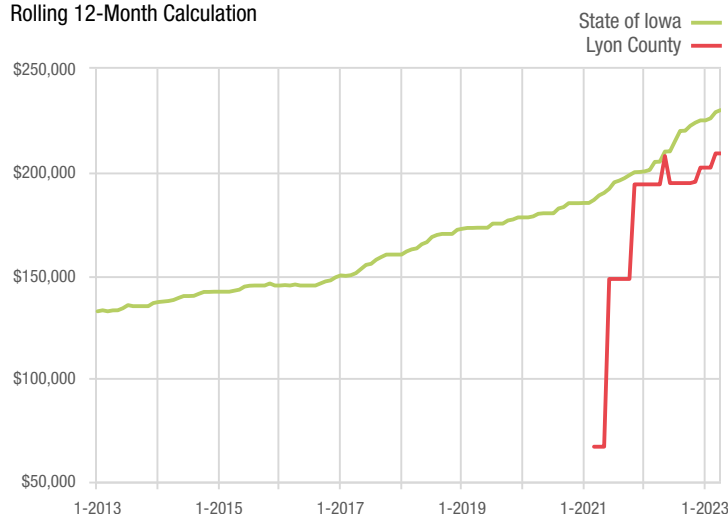
Median Sales Price - Single-Family Detached

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.