

Local Market Update – April 2023

A Research Tool Provided by Iowa Association of REALTORS®



Sac County

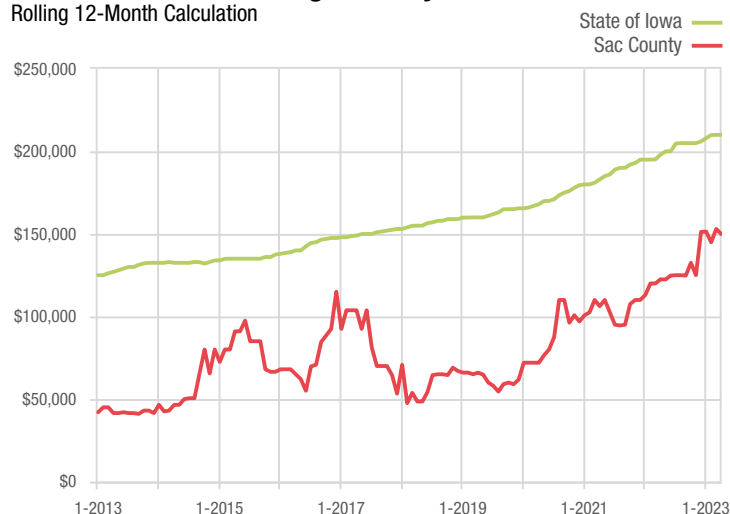
Single-Family Detached	April			Year to Date		
Key Metrics	2022	2023	% Change	Thru 4-2022	Thru 4-2023	% Change
New Listings	4	3	- 25.0%	6	9	+ 50.0%
Pending Sales	3	2	- 33.3%	9	7	- 22.2%
Closed Sales	1	1	0.0%	10	7	- 30.0%
Days on Market Until Sale	352	169	- 52.0%	141	105	- 25.5%
Median Sales Price*	\$415,000	\$144,000	- 65.3%	\$152,500	\$153,000	+ 0.3%
Average Sales Price*	\$415,000	\$144,000	- 65.3%	\$205,053	\$146,286	- 28.7%
Percent of List Price Received*	92.2%	99.4%	+ 7.8%	95.4%	100.6%	+ 5.5%
Inventory of Homes for Sale	3	12	+ 300.0%	—	—	—
Months Supply of Inventory	0.6	4.6	+ 666.7%	—	—	—

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.

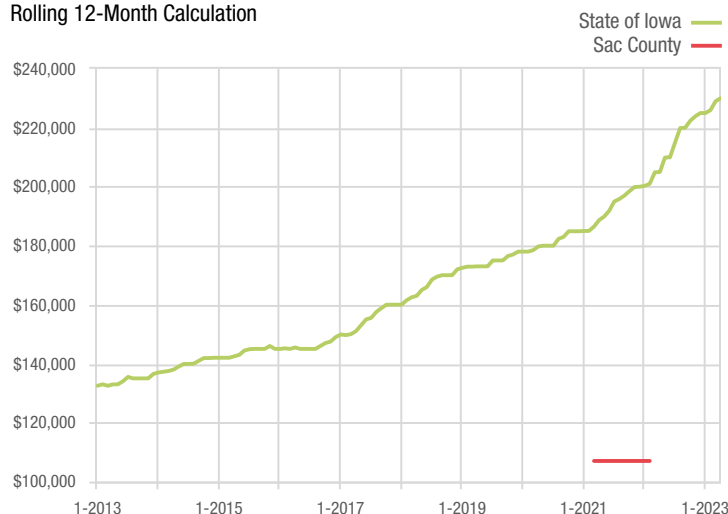
Median Sales Price - Single-Family Detached

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.