

Local Market Update – April 2023

A Research Tool Provided by Iowa Association of REALTORS®



Third Congressional District

Includes Adair, Adams, Cass, Dallas, Fremont, Guthrie, Madison, Mills, Montgomery, Page, Polk, Pottawattamie, Ringgold, Taylor, Union and Warren Counties

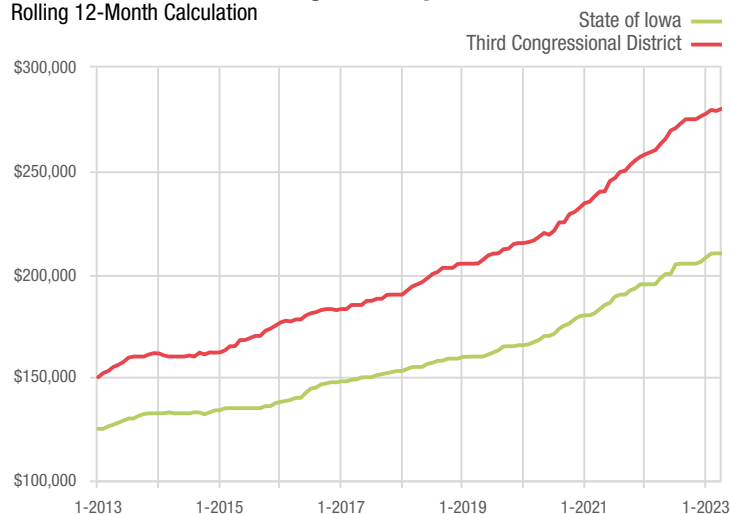
| Single-Family Detached | April | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 4-2022 | Thru 4-2023 | % Change |
| New Listings | 1,544 | 1,259 | - 18.5% | 4,962 | 4,171 | - 15.9% |
| Pending Sales | 2,121 | 1,188 | - 44.0% | 4,948 | 3,984 | - 19.5% |
| Closed Sales | 1,177 | 842 | - 28.5% | 3,922 | 2,925 | - 25.4% |
| Days on Market Until Sale | 33 | 50 | + 51.5% | 38 | 53 | + 39.5% |
| Median Sales Price* | \$278,308 | \$292,000 | + 4.9% | \$267,828 | \$275,000 | + 2.7% |
| Average Sales Price* | \$300,947 | \$319,226 | + 6.1% | \$292,019 | \$303,750 | + 4.0% |
| Percent of List Price Received* | 100.6% | 99.2% | - 1.4% | 99.8% | 98.6% | - 1.2% |
| Inventory of Homes for Sale | 2,354 | 1,924 | - 18.3% | — | — | — |
| Months Supply of Inventory | 1.8 | 1.9 | + 5.6% | — | — | — |

| Townhouse-Condo | April | | | Year to Date | | |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
| Key Metrics | 2022 | 2023 | % Change | Thru 4-2022 | Thru 4-2023 | % Change |
| New Listings | 286 | 250 | - 12.6% | 978 | 858 | - 12.3% |
| Pending Sales | 426 | 224 | - 47.4% | 956 | 785 | - 17.9% |
| Closed Sales | 218 | 189 | - 13.3% | 748 | 613 | - 18.0% |
| Days on Market Until Sale | 25 | 56 | + 124.0% | 43 | 56 | + 30.2% |
| Median Sales Price* | \$221,400 | \$248,990 | + 12.5% | \$220,408 | \$239,990 | + 8.9% |
| Average Sales Price* | \$234,733 | \$264,324 | + 12.6% | \$235,513 | \$246,865 | + 4.8% |
| Percent of List Price Received* | 100.9% | 99.2% | - 1.7% | 100.0% | 98.9% | - 1.1% |
| Inventory of Homes for Sale | 523 | 507 | - 3.1% | — | — | — |
| Months Supply of Inventory | 2.2 | 2.6 | + 18.2% | — | — | — |

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

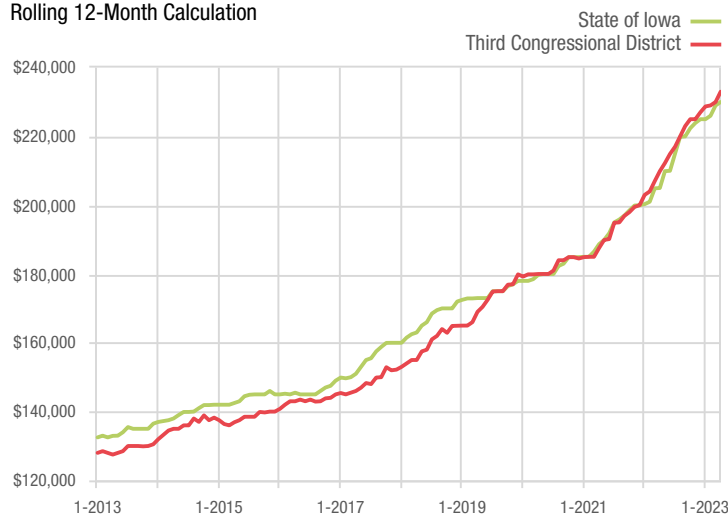
Median Sales Price - Single-Family Detached

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.

Current as of May 15, 2023. All data from the multiple listing services in the state of Iowa. | Report © 2023 ShowingTime.