

Local Market Update – January 2022

A Research Tool Provided by Iowa Association of REALTORS®



Cedar County

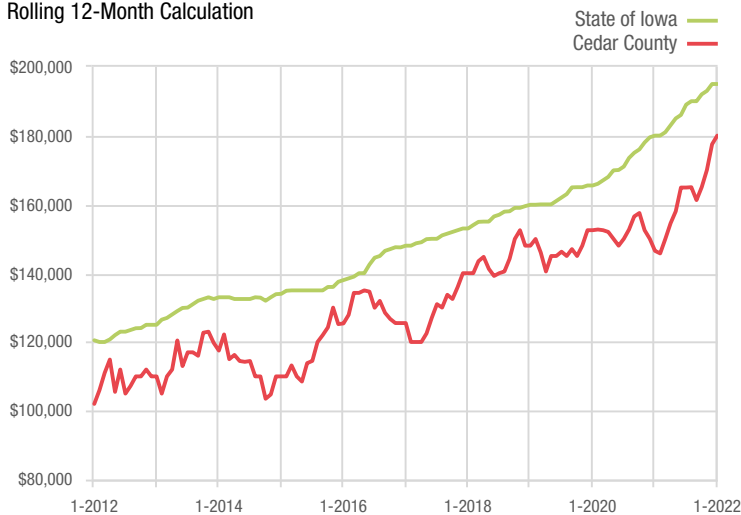
Single-Family Detached	January			Year to Date		
	2021	2022	% Change	Thru 1-2021	Thru 1-2022	% Change
New Listings	9	22	+ 144.4%	9	22	+ 144.4%
Pending Sales	12	12	0.0%	12	12	0.0%
Closed Sales	11	11	0.0%	11	11	0.0%
Days on Market Until Sale	67	58	- 13.4%	67	58	- 13.4%
Median Sales Price*	\$113,500	\$198,000	+ 74.4%	\$113,500	\$198,000	+ 74.4%
Average Sales Price*	\$157,000	\$224,455	+ 43.0%	\$157,000	\$224,455	+ 43.0%
Percent of List Price Received*	96.3%	97.9%	+ 1.7%	96.3%	97.9%	+ 1.7%
Inventory of Homes for Sale	26	39	+ 50.0%	—	—	—
Months Supply of Inventory	1.4	2.3	+ 64.3%	—	—	—

Townhouse-Condo	January			Year to Date		
	2021	2022	% Change	Thru 1-2021	Thru 1-2022	% Change
New Listings	7	6	- 14.3%	7	6	- 14.3%
Pending Sales	3	7	+ 133.3%	3	7	+ 133.3%
Closed Sales	1	7	+ 600.0%	1	7	+ 600.0%
Days on Market Until Sale	227	205	- 9.7%	227	205	- 9.7%
Median Sales Price*	\$185,000	\$278,900	+ 50.8%	\$185,000	\$278,900	+ 50.8%
Average Sales Price*	\$185,000	\$258,914	+ 40.0%	\$185,000	\$258,914	+ 40.0%
Percent of List Price Received*	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
Inventory of Homes for Sale	11	8	- 27.3%	—	—	—
Months Supply of Inventory	4.0	1.6	- 60.0%	—	—	—

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

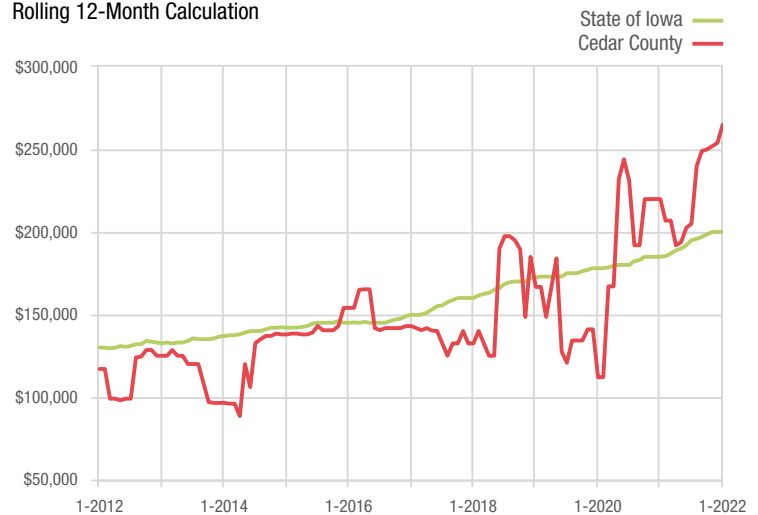
Median Sales Price - Single-Family Detached

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.