

# Local Market Update – January 2022

A Research Tool Provided by Iowa Association of REALTORS®



## Marshall County

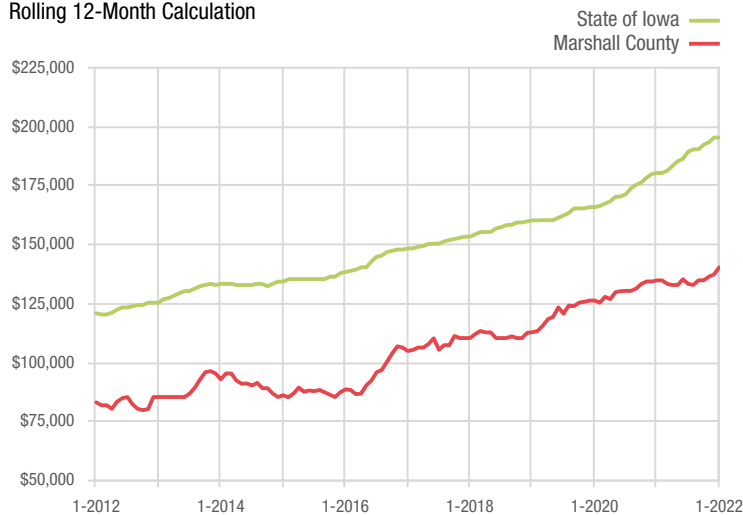
| Single-Family Detached          | January   |                  |          | Year to Date |                  |          |
|---------------------------------|-----------|------------------|----------|--------------|------------------|----------|
|                                 | 2021      | 2022             | % Change | Thru 1-2021  | Thru 1-2022      | % Change |
| New Listings                    | 32        | 26               | - 18.8%  | 32           | 26               | - 18.8%  |
| Pending Sales                   | 27        | 15               | - 44.4%  | 27           | 15               | - 44.4%  |
| Closed Sales                    | 11        | 25               | + 127.3% | 11           | 25               | + 127.3% |
| Days on Market Until Sale       | 32        | 26               | - 18.8%  | 32           | 26               | - 18.8%  |
| Median Sales Price*             | \$124,900 | <b>\$148,000</b> | + 18.5%  | \$124,900    | <b>\$148,000</b> | + 18.5%  |
| Average Sales Price*            | \$128,149 | <b>\$162,741</b> | + 27.0%  | \$128,149    | <b>\$162,741</b> | + 27.0%  |
| Percent of List Price Received* | 97.3%     | 97.1%            | - 0.2%   | 97.3%        | 97.1%            | - 0.2%   |
| Inventory of Homes for Sale     | 40        | 43               | + 7.5%   | —            | —                | —        |
| Months Supply of Inventory      | 1.0       | 1.1              | + 10.0%  | —            | —                | —        |

| Townhouse-Condo                 | January |                  |          | Year to Date |                  |          |
|---------------------------------|---------|------------------|----------|--------------|------------------|----------|
|                                 | 2021    | 2022             | % Change | Thru 1-2021  | Thru 1-2022      | % Change |
| New Listings                    | 0       | 1                | —        | 0            | 1                | —        |
| Pending Sales                   | 0       | 0                | 0.0%     | 0            | 0                | 0.0%     |
| Closed Sales                    | 0       | 2                | —        | 0            | 2                | —        |
| Days on Market Until Sale       | —       | 51               | —        | —            | 51               | —        |
| Median Sales Price*             | —       | <b>\$209,950</b> | —        | —            | <b>\$209,950</b> | —        |
| Average Sales Price*            | —       | <b>\$209,950</b> | —        | —            | <b>\$209,950</b> | —        |
| Percent of List Price Received* | —       | 97.9%            | —        | —            | 97.9%            | —        |
| Inventory of Homes for Sale     | 1       | 2                | + 100.0% | —            | —                | —        |
| Months Supply of Inventory      | 0.7     | 1.1              | + 57.1%  | —            | —                | —        |

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

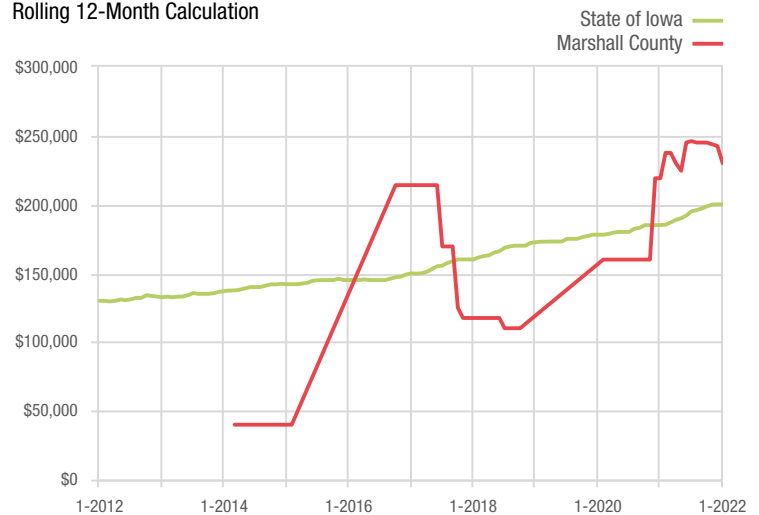
### Median Sales Price - Single-Family Detached

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.