

Local Market Update – January 2022

A Research Tool Provided by Iowa Association of REALTORS®



Muscatine Board of REALTORS®

Includes Louisa and Muscatine Counties

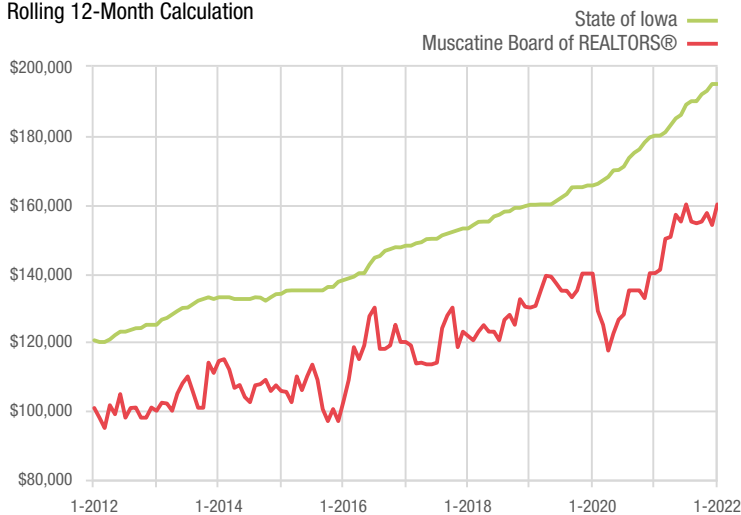
Single-Family Detached	January			Year to Date		
	2021	2022	% Change	Thru 1-2021	Thru 1-2022	% Change
New Listings	43	39	- 9.3%	43	39	- 9.3%
Pending Sales	33	35	+ 6.1%	33	35	+ 6.1%
Closed Sales	8	6	- 25.0%	8	6	- 25.0%
Days on Market Until Sale	71	72	+ 1.4%	71	72	+ 1.4%
Median Sales Price*	\$106,000	\$162,000	+ 52.8%	\$106,000	\$162,000	+ 52.8%
Average Sales Price*	\$125,625	\$171,233	+ 36.3%	\$125,625	\$171,233	+ 36.3%
Percent of List Price Received*	100.0%	99.0%	- 1.0%	100.0%	99.0%	- 1.0%
Inventory of Homes for Sale	76	72	- 5.3%	—	—	—
Months Supply of Inventory	1.6	1.5	- 6.3%	—	—	—

Townhouse-Condo	January			Year to Date		
	2021	2022	% Change	Thru 1-2021	Thru 1-2022	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	2	0	- 100.0%	2	0	- 100.0%
Closed Sales	0	2	—	0	2	—
Days on Market Until Sale	—	17	—	—	17	—
Median Sales Price*	—	\$147,500	—	—	\$147,500	—
Average Sales Price*	—	\$147,500	—	—	\$147,500	—
Percent of List Price Received*	—	102.6%	—	—	102.6%	—
Inventory of Homes for Sale	3	0	- 100.0%	—	—	—
Months Supply of Inventory	1.4	—	—	—	—	—

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

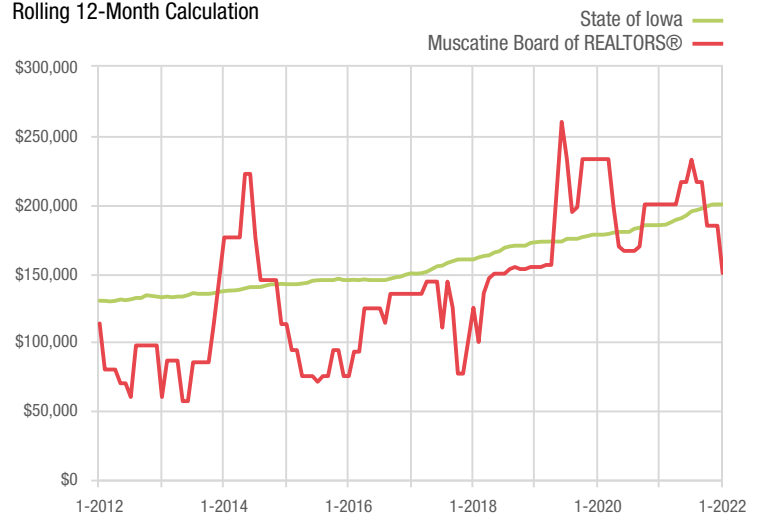
Median Sales Price - Single-Family Detached

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.