

Local Market Update – January 2022

A Research Tool Provided by Iowa Association of REALTORS®



Southwest Iowa Association of REALTORS®

Includes Mills and Pottawattamie Counties

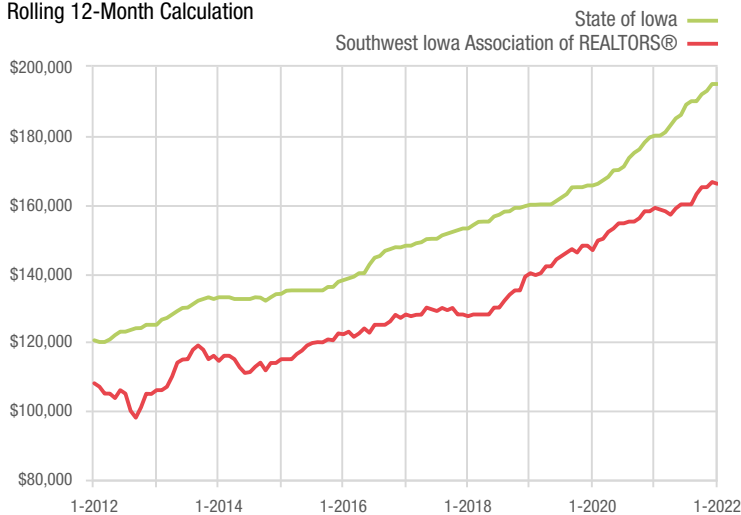
Single-Family Detached	January			Year to Date		
	2021	2022	% Change	Thru 1-2021	Thru 1-2022	% Change
New Listings	78	80	+ 2.6%	78	80	+ 2.6%
Pending Sales	83	65	- 21.7%	83	65	- 21.7%
Closed Sales	85	75	- 11.8%	85	75	- 11.8%
Days on Market Until Sale	23	16	- 30.4%	23	16	- 30.4%
Median Sales Price*	\$163,500	\$160,000	- 2.1%	\$163,500	\$160,000	- 2.1%
Average Sales Price*	\$207,248	\$207,911	+ 0.3%	\$207,248	\$207,911	+ 0.3%
Percent of List Price Received*	98.7%	98.6%	- 0.1%	98.7%	98.6%	- 0.1%
Inventory of Homes for Sale	78	69	- 11.5%	—	—	—
Months Supply of Inventory	0.6	0.6	0.0%	—	—	—

Townhouse-Condo	January			Year to Date		
	2021	2022	% Change	Thru 1-2021	Thru 1-2022	% Change
New Listings	15	5	- 66.7%	15	5	- 66.7%
Pending Sales	3	5	+ 66.7%	3	5	+ 66.7%
Closed Sales	5	2	- 60.0%	5	2	- 60.0%
Days on Market Until Sale	57	12	- 78.9%	57	12	- 78.9%
Median Sales Price*	\$217,500	\$263,750	+ 21.3%	\$217,500	\$263,750	+ 21.3%
Average Sales Price*	\$233,438	\$263,750	+ 13.0%	\$233,438	\$263,750	+ 13.0%
Percent of List Price Received*	99.5%	99.1%	- 0.4%	99.5%	99.1%	- 0.4%
Inventory of Homes for Sale	17	3	- 82.4%	—	—	—
Months Supply of Inventory	2.6	0.5	- 80.8%	—	—	—

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

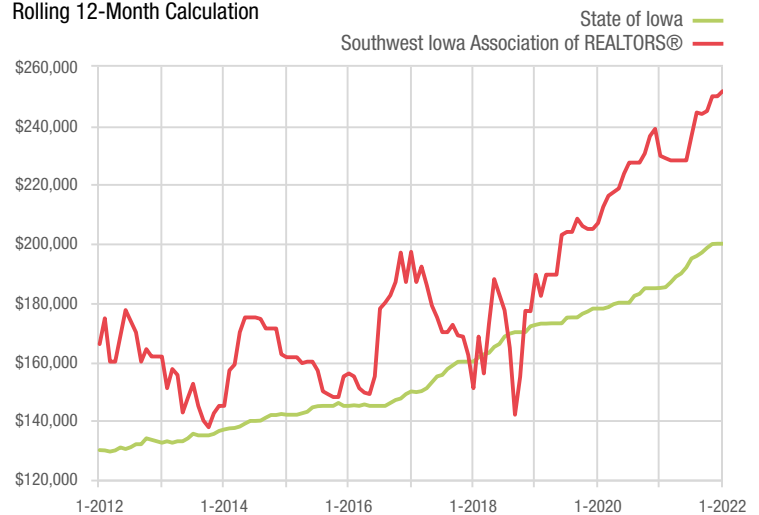
Median Sales Price - Single-Family Detached

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.