

Local Market Update – June 2023

A Research Tool Provided by Iowa Association of REALTORS®



Cass County

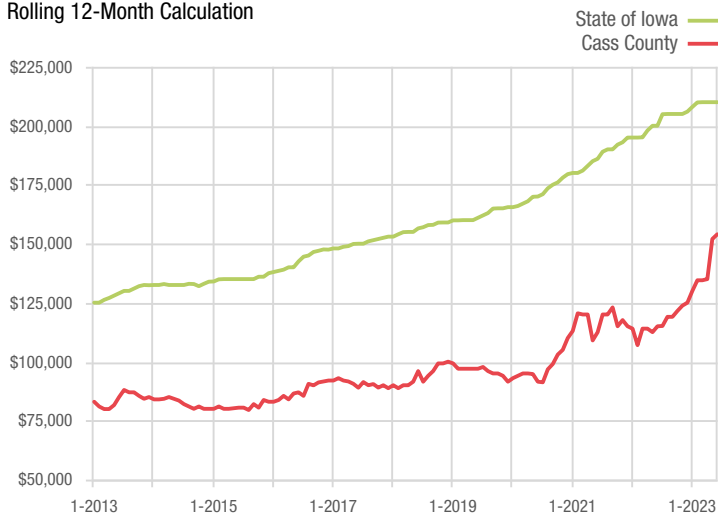
Single-Family Detached	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	11	15	+ 36.4%	57	62	+ 8.8%
Pending Sales	10	7	- 30.0%	63	53	- 15.9%
Closed Sales	7	17	+ 142.9%	56	54	- 3.6%
Days on Market Until Sale	36	30	- 16.7%	64	41	- 35.9%
Median Sales Price*	\$121,500	\$130,000	+ 7.0%	\$88,000	\$154,500	+ 75.6%
Average Sales Price*	\$143,385	\$184,324	+ 28.6%	\$110,990	\$178,183	+ 60.5%
Percent of List Price Received*	95.9%	92.3%	- 3.8%	93.3%	95.7%	+ 2.6%
Inventory of Homes for Sale	10	18	+ 80.0%	—	—	—
Months Supply of Inventory	0.8	2.1	+ 162.5%	—	—	—

Townhouse-Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	1	0	- 100.0%
Days on Market Until Sale	—	—	—	117	—	—
Median Sales Price*	—	—	—	\$287,000	—	—
Average Sales Price*	—	—	—	\$287,000	—	—
Percent of List Price Received*	—	—	—	182.9%	—	—
Inventory of Homes for Sale	0	0	0.0%	—	—	—
Months Supply of Inventory	—	—	—	—	—	—

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

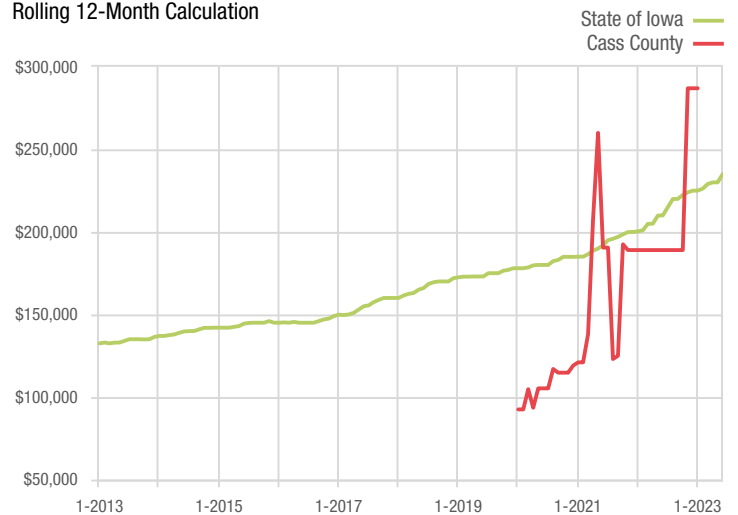
Median Sales Price - Single-Family Detached

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.