

Local Market Update – June 2023

A Research Tool Provided by Iowa Association of REALTORS®



Delaware County

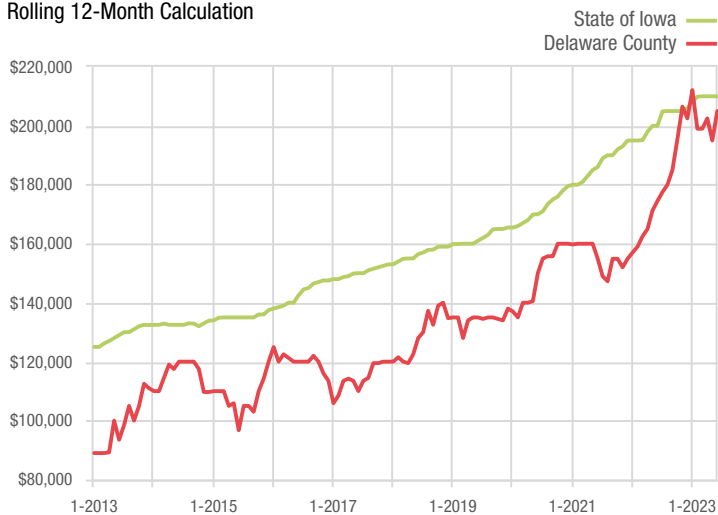
Single-Family Detached	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	16	18	+ 12.5%	79	84	+ 6.3%
Pending Sales	9	12	+ 33.3%	65	63	- 3.1%
Closed Sales	17	12	- 29.4%	69	60	- 13.0%
Days on Market Until Sale	5	44	+ 780.0%	27	48	+ 77.8%
Median Sales Price*	\$205,000	\$281,250	+ 37.2%	\$212,100	\$205,000	- 3.3%
Average Sales Price*	\$235,159	\$353,492	+ 50.3%	\$271,060	\$263,022	- 3.0%
Percent of List Price Received*	98.9%	96.2%	- 2.7%	99.0%	96.2%	- 2.8%
Inventory of Homes for Sale	27	33	+ 22.2%	—	—	—
Months Supply of Inventory	2.0	2.8	+ 40.0%	—	—	—

Townhouse-Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	0	4	—	6	7	+ 16.7%
Pending Sales	1	1	0.0%	4	4	0.0%
Closed Sales	0	1	—	3	3	0.0%
Days on Market Until Sale	—	22	—	33	56	+ 69.7%
Median Sales Price*	—	\$278,000	—	\$189,000	\$278,000	+ 47.1%
Average Sales Price*	—	\$278,000	—	\$164,000	\$284,000	+ 73.2%
Percent of List Price Received*	—	97.5%	—	100.9%	98.7%	- 2.2%
Inventory of Homes for Sale	1	6	+ 500.0%	—	—	—
Months Supply of Inventory	0.8	5.1	+ 537.5%	—	—	—

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

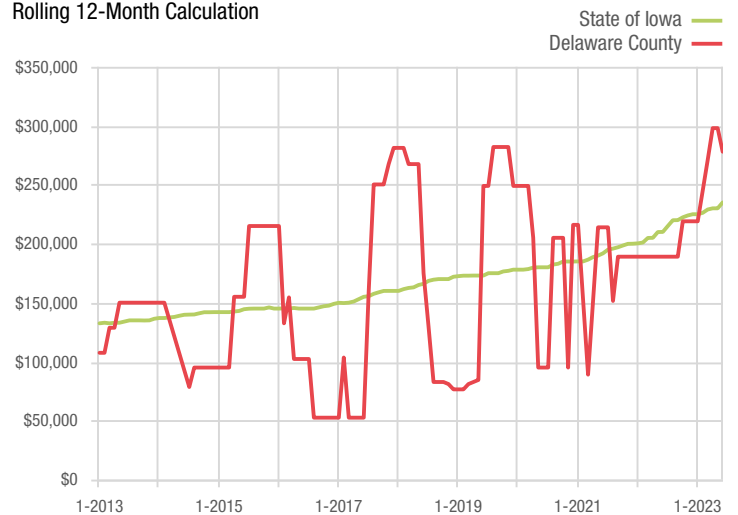
Median Sales Price - Single-Family Detached

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.