

Local Market Update – June 2023

A Research Tool Provided by Iowa Association of REALTORS®



East Central Iowa Board of REALTORS®

Includes Dubuque, Jones and Jackson Counties

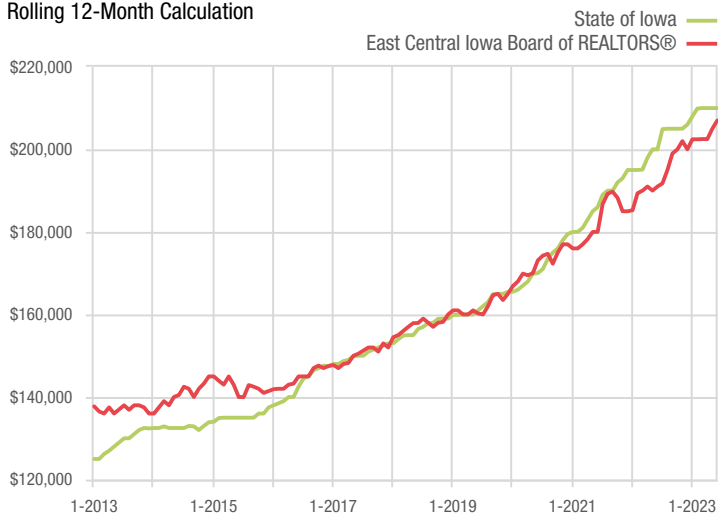
Single-Family Detached	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	238	132	- 44.5%	889	711	- 20.0%
Pending Sales	169	102	- 39.6%	755	613	- 18.8%
Closed Sales	172	137	- 20.3%	647	584	- 9.7%
Days on Market Until Sale	10	28	+ 180.0%	21	31	+ 47.6%
Median Sales Price*	\$215,000	\$235,000	+ 9.3%	\$199,450	\$210,000	+ 5.3%
Average Sales Price*	\$248,496	\$292,874	+ 17.9%	\$231,341	\$247,641	+ 7.0%
Percent of List Price Received*	102.0%	99.4%	- 2.5%	100.2%	98.6%	- 1.6%
Inventory of Homes for Sale	176	168	- 4.5%	—	—	—
Months Supply of Inventory	1.4	1.6	+ 14.3%	—	—	—

Townhouse-Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	15	11	- 26.7%	76	59	- 22.4%
Pending Sales	19	6	- 68.4%	77	39	- 49.4%
Closed Sales	14	15	+ 7.1%	67	37	- 44.8%
Days on Market Until Sale	74	45	- 39.2%	48	46	- 4.2%
Median Sales Price*	\$200,500	\$179,000	- 10.7%	\$200,000	\$205,000	+ 2.5%
Average Sales Price*	\$222,250	\$221,852	- 0.2%	\$204,529	\$221,905	+ 8.5%
Percent of List Price Received*	98.3%	99.2%	+ 0.9%	99.1%	98.5%	- 0.6%
Inventory of Homes for Sale	26	26	0.0%	—	—	—
Months Supply of Inventory	2.1	3.6	+ 71.4%	—	—	—

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

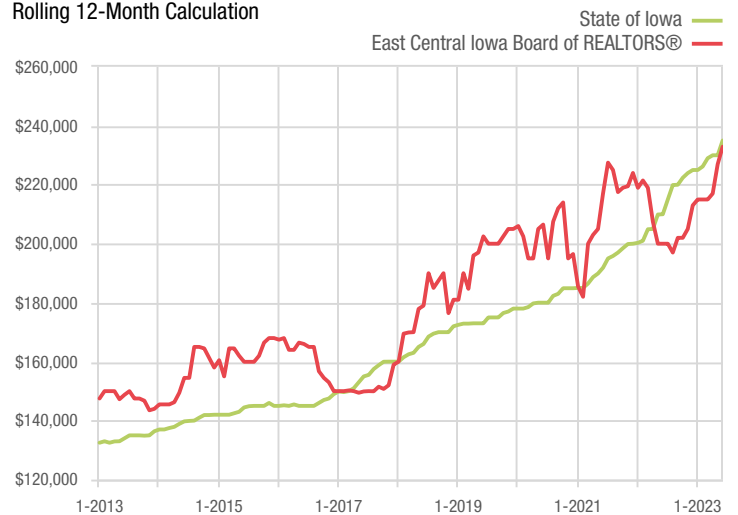
Median Sales Price - Single-Family Detached

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.