

Local Market Update – June 2023

A Research Tool Provided by Iowa Association of REALTORS®



Lucas County

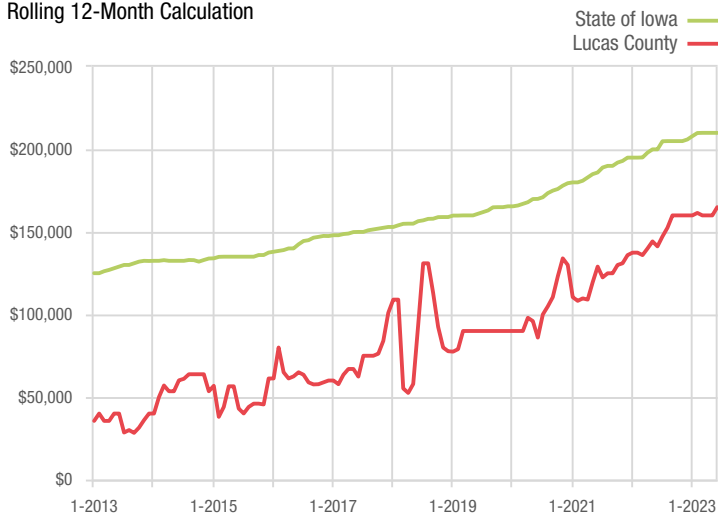
Single-Family Detached	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	6	19	+ 216.7%	46	46	0.0%
Pending Sales	4	11	+ 175.0%	41	34	- 17.1%
Closed Sales	7	4	- 42.9%	40	28	- 30.0%
Days on Market Until Sale	88	29	- 67.0%	42	75	+ 78.6%
Median Sales Price*	\$135,000	\$171,000	+ 26.7%	\$142,950	\$156,500	+ 9.5%
Average Sales Price*	\$173,857	\$237,600	+ 36.7%	\$161,315	\$216,311	+ 34.1%
Percent of List Price Received*	87.7%	99.2%	+ 13.1%	95.3%	96.6%	+ 1.4%
Inventory of Homes for Sale	16	23	+ 43.8%	—	—	—
Months Supply of Inventory	2.2	3.8	+ 72.7%	—	—	—

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%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of List Price Received*	—	—	—	—	—	—
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.

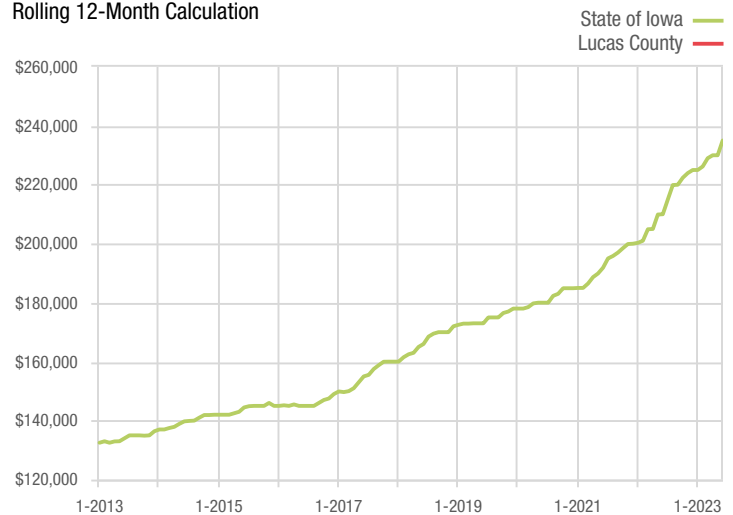
Median Sales Price - Single-Family Detached

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.