

# Local Market Update – June 2023

A Research Tool Provided by Iowa Association of REALTORS®



## Mid-Iowa Regional Board of REALTORS®

Includes Benton, Iowa, Marshall, Poweshiek and Tama Counties

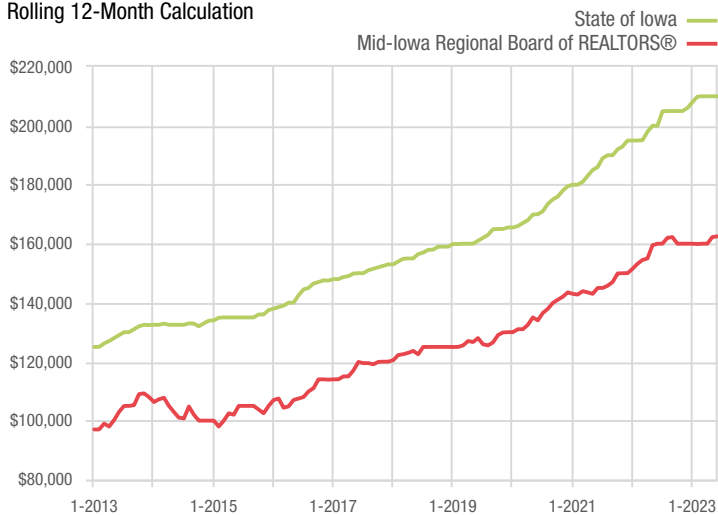
Single-Family Detached	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	171	150	- 12.3%	829	719	- 13.3%
Pending Sales	143	121	- 15.4%	709	631	- 11.0%
Closed Sales	129	127	- 1.6%	638	547	- 14.3%
Days on Market Until Sale	32	32	0.0%	34	42	+ 23.5%
Median Sales Price*	\$181,400	\$187,000	+ 3.1%	\$160,500	\$170,000	+ 5.9%
Average Sales Price*	\$220,274	\$213,322	- 3.2%	\$186,930	\$199,283	+ 6.6%
Percent of List Price Received*	98.7%	97.9%	- 0.8%	97.6%	96.8%	- 0.8%
Inventory of Homes for Sale	191	233	+ 22.0%	—	—	—
Months Supply of Inventory	1.5	2.2	+ 46.7%	—	—	—

Townhouse-Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	3	1	- 66.7%	18	13	- 27.8%
Pending Sales	2	3	+ 50.0%	18	13	- 27.8%
Closed Sales	1	1	0.0%	20	11	- 45.0%
Days on Market Until Sale	2	184	+ 9,100.0%	83	100	+ 20.5%
Median Sales Price*	\$113,900	\$175,000	+ 53.6%	\$201,150	\$175,000	- 13.0%
Average Sales Price*	\$113,900	\$175,000	+ 53.6%	\$172,600	\$172,673	+ 0.0%
Percent of List Price Received*	99.1%	97.2%	- 1.9%	98.2%	97.3%	- 0.9%
Inventory of Homes for Sale	5	5	0.0%	—	—	—
Months Supply of Inventory	1.4	2.1	+ 50.0%	—	—	—

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

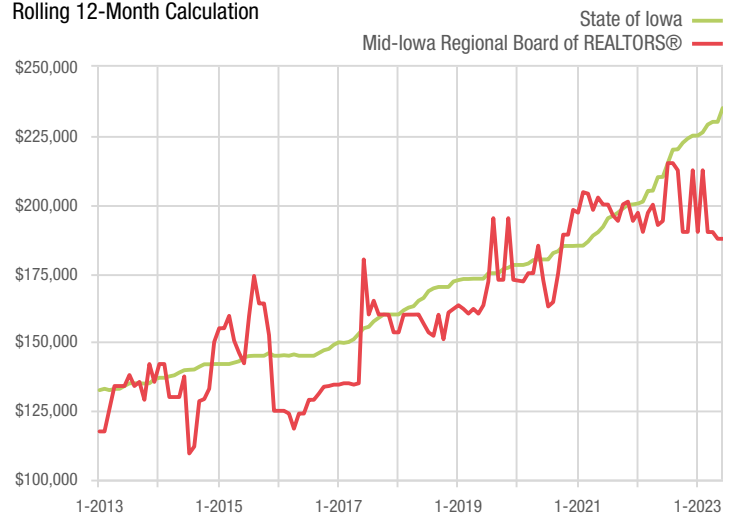
### Median Sales Price - Single-Family Detached

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.