

# Local Market Update – June 2023

A Research Tool Provided by Iowa Association of REALTORS®



## West Central Iowa Regional Board of REALTORS®

Includes Adair, Adams, Audubon, Carroll, Cass, Clarke (West of I-35), Crawford, Decatur (West of I-35), Fremont, Greene, Guthrie, Harrison, Monona, Montgomery, Page, Ringgold, Shelby, Taylor and Union Counties

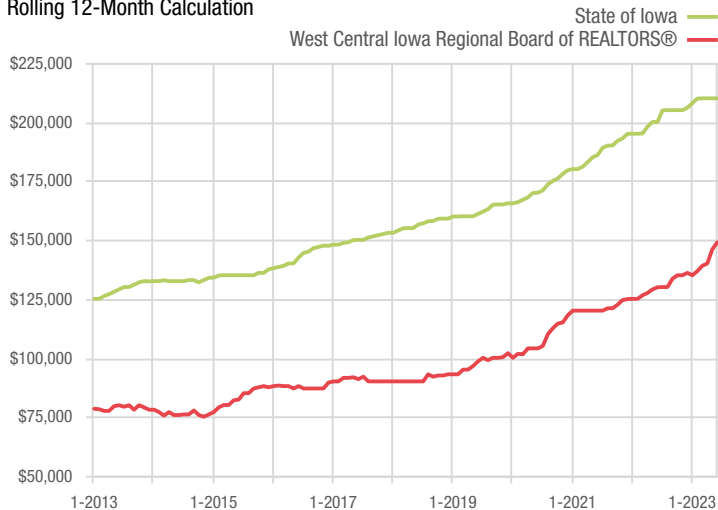
Single-Family Detached	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	225	208	- 7.6%	1,029	888	- 13.7%
Pending Sales	181	140	- 22.7%	970	768	- 20.8%
Closed Sales	202	152	- 24.8%	886	690	- 22.1%
Days on Market Until Sale	37	39	+ 5.4%	47	48	+ 2.1%
Median Sales Price*	\$130,250	\$152,500	+ 17.1%	\$130,000	\$154,000	+ 18.5%
Average Sales Price*	\$163,278	\$192,108	+ 17.7%	\$162,863	\$181,778	+ 11.6%
Percent of List Price Received*	96.9%	96.8%	- 0.1%	95.9%	95.7%	- 0.2%
Inventory of Homes for Sale	244	301	+ 23.4%	—	—	—
Months Supply of Inventory	1.5	2.3	+ 53.3%	—	—	—

Townhouse-Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
New Listings	2	0	- 100.0%	13	15	+ 15.4%
Pending Sales	2	1	- 50.0%	12	12	0.0%
Closed Sales	4	5	+ 25.0%	13	13	0.0%
Days on Market Until Sale	99	15	- 84.8%	74	12	- 83.8%
Median Sales Price*	\$443,500	\$540,000	+ 21.8%	\$219,000	\$300,895	+ 37.4%
Average Sales Price*	\$423,375	\$437,000	+ 3.2%	\$280,808	\$343,616	+ 22.4%
Percent of List Price Received*	106.1%	104.5%	- 1.5%	105.7%	104.7%	- 0.9%
Inventory of Homes for Sale	5	4	- 20.0%	—	—	—
Months Supply of Inventory	1.5	2.0	+ 33.3%	—	—	—

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

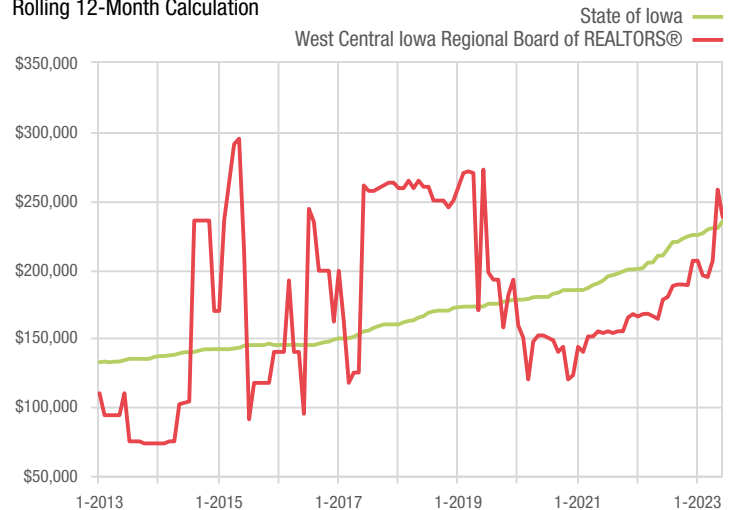
### Median Sales Price - Single-Family Detached

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.