

Local Market Update – December 2023

A Research Tool Provided by Iowa Association of REALTORS®



Calhoun County

Single-Family Detached

Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	5	2	- 60.0%	94	114	+ 21.3%
Pending Sales	2	4	+ 100.0%	81	93	+ 14.8%
Closed Sales	3	4	+ 33.3%	82	92	+ 12.2%
Days on Market Until Sale	71	157	+ 121.1%	54	56	+ 3.7%
Median Sales Price*	\$44,750	\$145,500	+ 225.1%	\$103,750	\$135,000	+ 30.1%
Average Sales Price*	\$44,750	\$146,000	+ 226.3%	\$122,556	\$165,205	+ 34.8%
Percent of List Price Received*	78.6%	97.8%	+ 24.4%	94.2%	94.9%	+ 0.7%
Inventory of Homes for Sale	16	24	+ 50.0%	—	—	—
Months Supply of Inventory	2.4	3.1	+ 29.2%	—	—	—

Townhouse-Condo

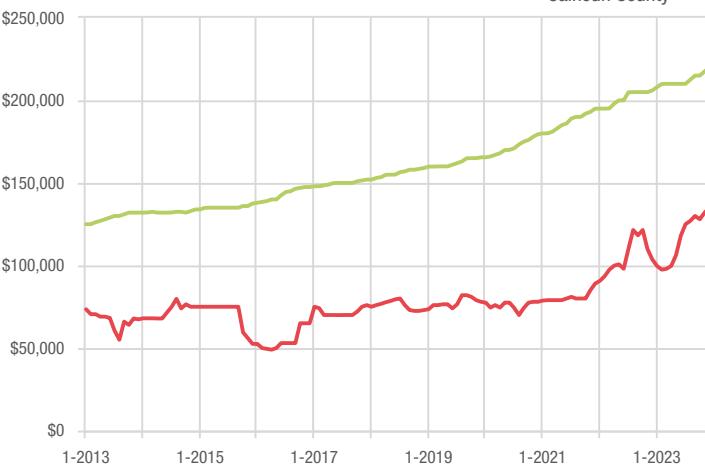
Key Metrics	December			Year to Date		
	2022	2023	% Change	Thru 12-2022	Thru 12-2023	% Change
New Listings	0	0	0.0%	0	0	0.0%
Pending Sales	0	0	0.0%	0	0	0.0%
Closed Sales	0	0	0.0%	0	0	0.0%
Days on Market Until Sale	—	—	—	—	—	—
Median Sales Price*	—	—	—	—	—	—
Average Sales Price*	—	—	—	—	—	—
Percent of 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

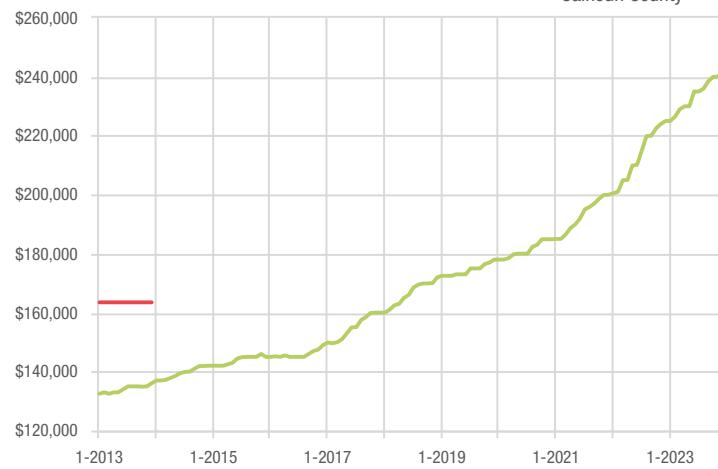
State of Iowa —
Calhoun County —



Median Sales Price - Townhouse-Condo

Rolling 12-Month Calculation

State of Iowa —
Calhoun County —



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.