

Local Market Update – June 2023

A Research Tool Provided by ITSO.



Waterloo

County

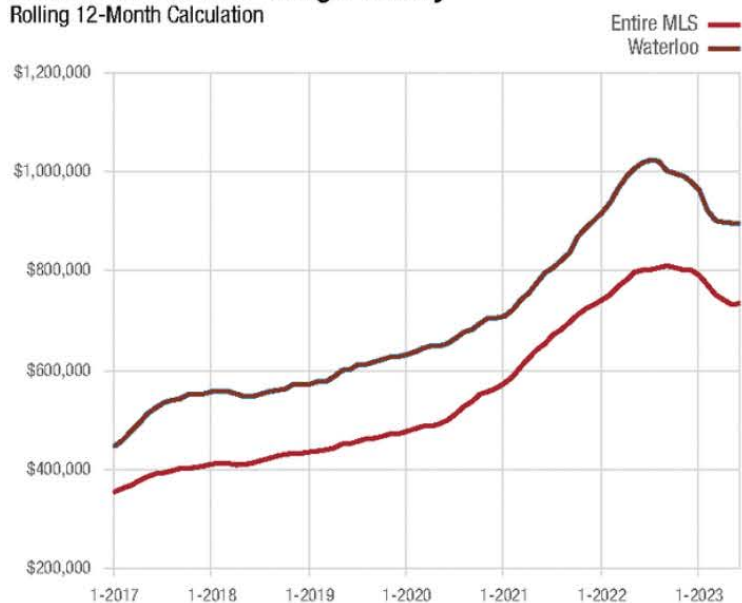
Single Family	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
Key Metrics						
New Listings	165	138	- 16.4%	825	563	- 31.8%
Sales	77	87	+ 13.0%	466	379	- 18.7%
Days on Market Until Sale	12	13	+ 8.3%	10	13	+ 30.0%
Median Sales Price*	\$925,000	\$930,000	+ 0.5%	\$1,100,000	\$919,000	- 16.5%
Average Sales Price*	\$1,014,178	\$1,095,070	+ 8.0%	\$1,152,929	\$1,034,187	- 10.3%
Percent of List Price Received*	106.1%	109.2%	+ 2.9%	119.0%	108.1%	- 9.2%
Inventory of Homes for Sale	117	72	- 38.5%	—	—	—
Months Supply of Inventory	1.6	1.3	- 18.8%	—	—	—

Townhouse/Condo	June			Year to Date		
	2022	2023	% Change	Thru 6-2022	Thru 6-2023	% Change
Key Metrics						
New Listings	174	120	- 31.0%	770	592	- 23.1%
Sales	73	84	+ 15.1%	416	379	- 8.9%
Days on Market Until Sale	19	19	0.0%	12	24	+ 100.0%
Median Sales Price*	\$570,000	\$565,000	- 0.9%	\$642,000	\$562,900	- 12.3%
Average Sales Price*	\$585,900	\$599,580	+ 2.3%	\$668,188	\$598,042	- 10.5%
Percent of List Price Received*	103.2%	104.0%	+ 0.8%	116.4%	102.8%	- 11.7%
Inventory of Homes for Sale	162	121	- 25.3%	—	—	—
Months Supply of Inventory	2.3	2.1	- 8.7%	—	—	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

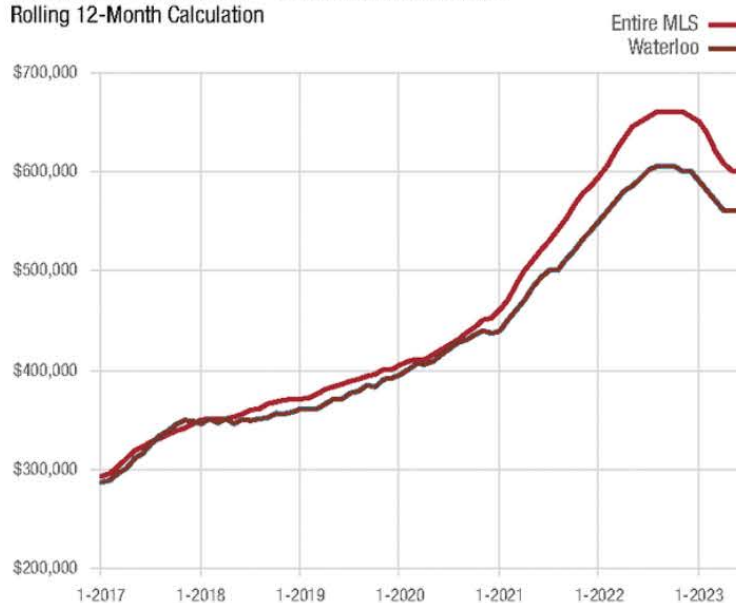
Median Sales Price - Single-Family

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.