



SUNFLOWER
ASSOCIATION OF REALTORS®, INC.

March 2025 NE Kansas Market Statistics

- NE Kansas System Total (*print pages 2 through 23*)
- Brown County (*print pages 24 through 45*)
- Nemaha County (*print pages 46 through 67*)

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March
2025

Northeast Kansas MLS Statistics



Northeast Kansas Housing Report



Market Overview

Northeast Kansas Home Sales Fell in March

Total home sales in the Northeast Kansas MLS system fell last month to 8 units, compared to 14 units in March 2024. Total sales volume was \$1.4 million, up from a year earlier.

The median sale price in March was \$109,500, up from \$69,812 a year earlier. Homes that sold in March were typically on the market for 119 days and sold for 92.2% of their list prices.

Northeast Kansas Active Listings Down at End of March

The total number of active listings in the Northeast Kansas MLS system at the end of March was 33 units, down from 35 at the same point in 2024. This represents a 3.8 months' supply of homes available for sale. The median list price of homes on the market at the end of March was \$225,000.

During March, a total of 5 contracts were written down from 16 in March 2024. At the end of the month, there were 10 contracts still pending.

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**March
2025**

Northeast Kansas MLS Statistics



Northeast Kansas Summary Statistics

| March MLS Statistics Three-year History | 2025 | Current Month 2024 | | 2025 | Year-to-Date 2024 | | 2023 |
|--|--|--------------------------|-------------------------|-------------------------|-------------------------|-------------------------|-------------------------|
| | | 2024 | 2023 | | 2024 | 2023 | |
| Home Sales Change from prior year | 8 -42.9% | 14 250.0% | 4 -73.3% | 16 -23.8% | 21 10.5% | 19 -29.6% | |
| Active Listings Change from prior year | 33 -5.7% | 35 0.0% | 35 45.8% | N/A | N/A | N/A | |
| Months' Supply Change from prior year | 3.8 31.0% | 2.9 -25.6% | 3.9 69.6% | N/A | N/A | N/A | |
| New Listings Change from prior year | 8 -27.3% | 11 57.1% | 7 -56.3% | 19 -38.7% | 31 10.7% | 28 -30.0% | |
| Contracts Written Change from prior year | 5 -68.8% | 16 100.0% | 8 -42.9% | 19 -42.4% | 33 50.0% | 22 -38.9% | |
| Pending Contracts Change from prior year | 10 -28.6% | 14 16.7% | 12 -25.0% | N/A | N/A | N/A | |
| Sales Volume (1,000s) Change from prior year | 1,367 16.7% | 1,171 120.1% | 532 -75.9% | 2,551 39.7% | 1,826 -38.0% | 2,944 -20.1% | |
| Average | Sale Price Change from prior year | 170,875 104.3% | 83,625 -37.1% | 132,875 -9.5% | 159,406 83.3% | 86,955 -43.9% | 154,947 13.5% |
| | List Price of Actives Change from prior year | 210,155 5.9% | 198,523 43.3% | 138,526 7.5% | N/A | N/A | N/A |
| | Days on Market Change from prior year | 119 48.8% | 80 9.6% | 73 160.7% | 83 7.8% | 77 92.5% | 40 -11.1% |
| | Percent of List Change from prior year | 92.1% 1.3% | 90.9% -5.1% | 95.8% -0.6% | 93.3% 1.1% | 92.3% 4.9% | 88.0% -7.0% |
| | Percent of Original Change from prior year | 81.3% -5.8% | 86.3% -7.9% | 93.7% 1.2% | 87.3% -0.8% | 88.0% 0.5% | 87.6% -3.5% |
| Median | Sale Price Change from prior year | 109,500 56.8% | 69,813 -17.9% | 85,000 -44.4% | 109,500 32.7% | 82,500 -29.5% | 117,000 4.5% |
| | List Price of Actives Change from prior year | 225,000 26.6% | 177,700 31.6% | 135,000 58.8% | N/A | N/A | N/A |
| | Days on Market Change from prior year | 119 58.7% | 75 476.9% | 13 30.0% | 46 24.3% | 37 68.2% | 22 -4.3% |
| | Percent of List Change from prior year | 92.2% 3.8% | 88.8% -8.5% | 97.0% -0.4% | 94.1% 1.2% | 93.0% -0.4% | 93.4% -2.1% |
| | Percent of Original Change from prior year | 85.0% -4.1% | 88.6% -8.7% | 97.0% 1.7% | 92.9% 4.5% | 88.9% -4.8% | 93.4% 0.1% |

Note: Year-to-date statistics cannot be calculated for Active Listings, Months' Supply and Pending Contracts.



**March
2025**

Northeast Kansas MLS Statistics



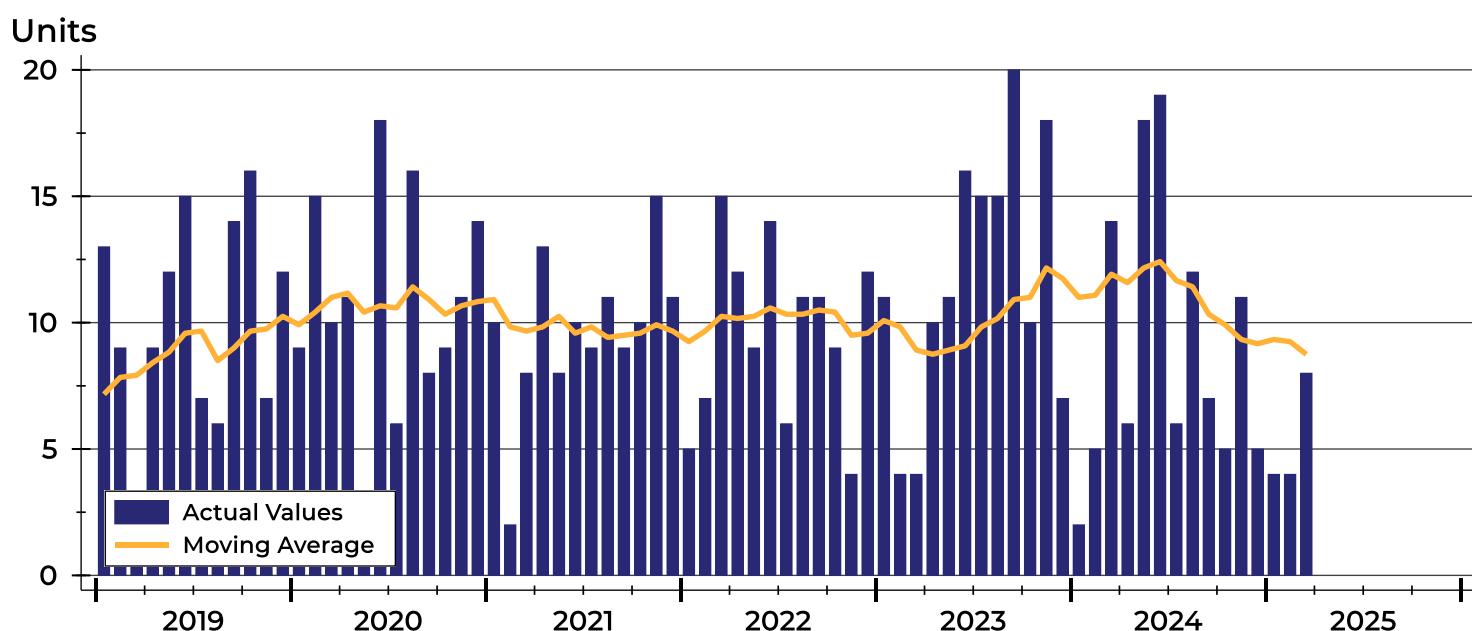
Northeast Kansas Closed Listings Analysis

| Summary Statistics for Closed Listings | | 2025 | March 2024 | Change | 2025 | Year-to-Date 2024 | Change |
|---|---------------------|----------------|---------------|--------|----------------|----------------------|--------|
| Closed Listings | | 8 | 14 | -42.9% | 16 | 21 | -23.8% |
| Volume (1,000s) | | 1,367 | 1,171 | 16.7% | 2,551 | 1,826 | 39.7% |
| Months' Supply | | 3.8 | 2.9 | 31.0% | N/A | N/A | N/A |
| Average | Sale Price | 170,875 | 83,625 | 104.3% | 159,406 | 86,955 | 83.3% |
| | Days on Market | 119 | 80 | 48.8% | 83 | 77 | 7.8% |
| | Percent of List | 92.1% | 90.9% | 1.3% | 93.3% | 92.3% | 1.1% |
| | Percent of Original | 81.3% | 86.3% | -5.8% | 87.3% | 88.0% | -0.8% |
| Median | Sale Price | 109,500 | 69,813 | 56.8% | 109,500 | 82,500 | 32.7% |
| | Days on Market | 119 | 75 | 58.7% | 46 | 37 | 24.3% |
| | Percent of List | 92.2% | 88.8% | 3.8% | 94.1% | 93.0% | 1.2% |
| | Percent of Original | 85.0% | 88.6% | -4.1% | 92.9% | 88.9% | 4.5% |

A total of 8 homes sold in the Northeast Kansas MLS system in March, down from 14 units in March 2024. Total sales volume rose to \$1.4 million compared to \$1.2 million in the previous year.

The median sales price in March was \$109,500, up 56.8% compared to the prior year. Median days on market was 119 days, up from 74 days in February, and up from 74 in March 2024.

History of Closed Listings





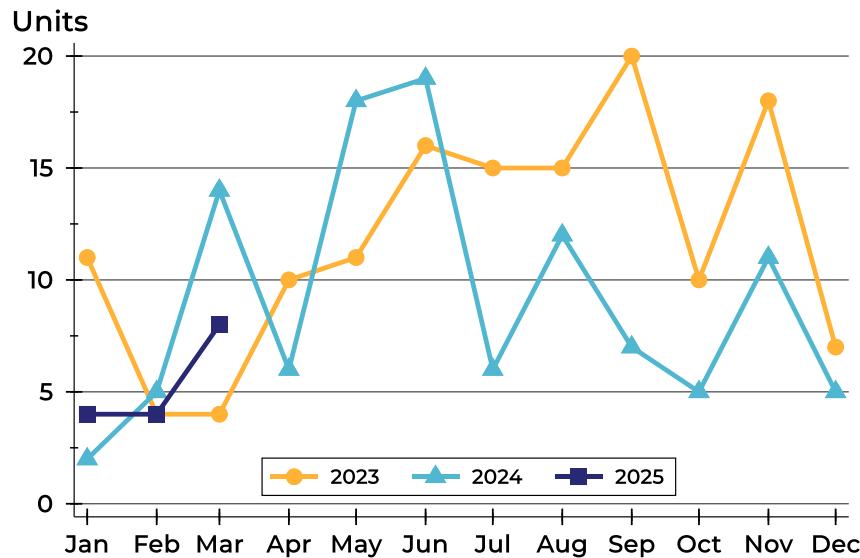
**March
2025**

Northeast Kansas MLS Statistics



Northeast Kansas Closed Listings Analysis

Closed Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 11 | 2 | 4 |
| February | 4 | 5 | 4 |
| March | 4 | 14 | 8 |
| April | 10 | 6 | 4 |
| May | 11 | 18 | 4 |
| June | 16 | 19 | 4 |
| July | 15 | 6 | 4 |
| August | 15 | 12 | 4 |
| September | 20 | 7 | 4 |
| October | 10 | 5 | 4 |
| November | 18 | 11 | 4 |
| December | 7 | 5 | 4 |

Closed Listings by Price Range

| Price Range | Sales Number | | Months' Supply | Sale Price | | Days on Market Avg. | Market Med. | Price as % of List Avg. | List Med. | Price as % of Orig. Avg. | Orig. Med. |
|---------------------|--------------|--------|----------------|------------|---------|---------------------|-------------|-------------------------|-----------|--------------------------|------------|
| | Percent | Number | | Average | Median | | | | | | |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 1 | 12.5% | 1.5 | 35,000 | 35,000 | 92 | 92 | 77.8% | 77.8% | 77.8% | 77.8% |
| \$50,000-\$99,999 | 1 | 12.5% | 2.9 | 85,000 | 85,000 | 231 | 231 | 89.6% | 89.6% | 53.2% | 53.2% |
| \$100,000-\$124,999 | 3 | 37.5% | 2.7 | 106,333 | 100,000 | 119 | 145 | 97.6% | 100.0% | 87.0% | 92.2% |
| \$125,000-\$149,999 | 1 | 12.5% | 5.1 | 138,000 | 138,000 | 34 | 34 | 100.0% | 100.0% | 100.0% | 100.0% |
| \$150,000-\$174,999 | 0 | 0.0% | 2.0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | 0.0% | 2.2 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 1 | 12.5% | 6.7 | 290,000 | 290,000 | 42 | 42 | 93.5% | 93.5% | 93.5% | 93.5% |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | 0.0% | 3.0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 1 | 12.5% | 0.0 | 500,000 | 500,000 | 194 | 194 | 83.3% | 83.3% | 64.7% | 64.7% |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



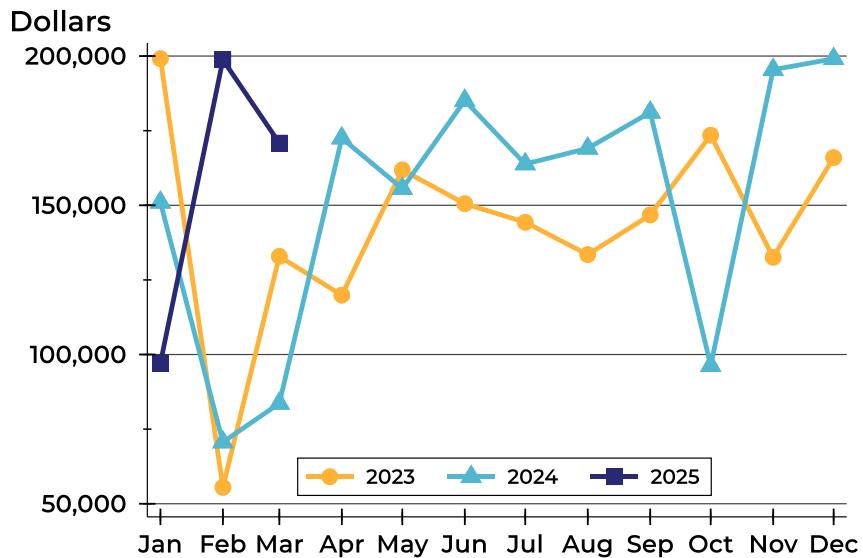
**March
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Northeast Kansas MLS Statistics



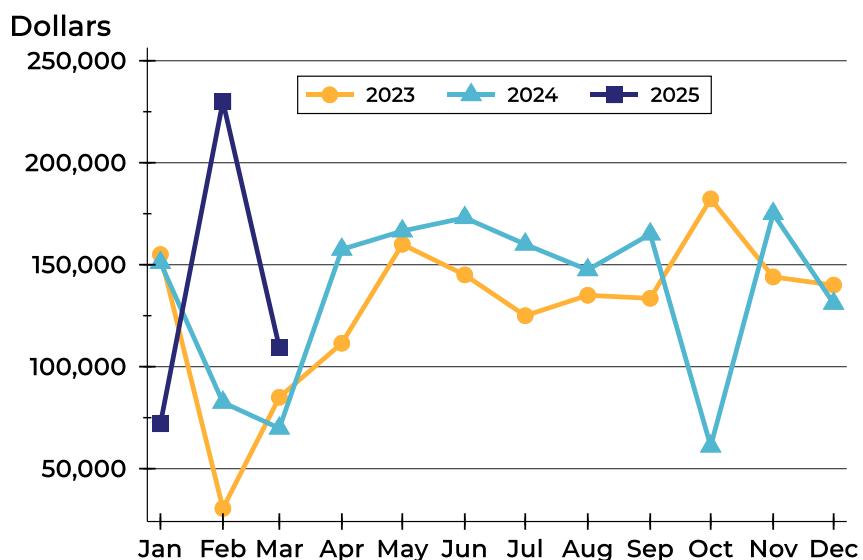
Northeast Kansas Closed Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 199,136 | 151,000 | 97,125 |
| February | 55,500 | 70,660 | 198,750 |
| March | 132,875 | 83,625 | 170,875 |
| April | 119,900 | 172,500 | |
| May | 161,873 | 155,606 | |
| June | 150,525 | 185,095 | |
| July | 144,310 | 163,833 | |
| August | 133,480 | 169,075 | |
| September | 146,755 | 181,143 | |
| October | 173,500 | 96,280 | |
| November | 132,583 | 195,455 | |
| December | 165,993 | 199,080 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 155,000 | 151,000 | 72,000 |
| February | 30,500 | 82,500 | 230,000 |
| March | 85,000 | 69,813 | 109,500 |
| April | 111,500 | 157,500 | |
| May | 160,000 | 166,500 | |
| June | 145,000 | 173,000 | |
| July | 125,000 | 160,000 | |
| August | 135,000 | 147,450 | |
| September | 133,500 | 165,000 | |
| October | 182,250 | 61,000 | |
| November | 144,000 | 175,000 | |
| December | 140,000 | 131,000 | |



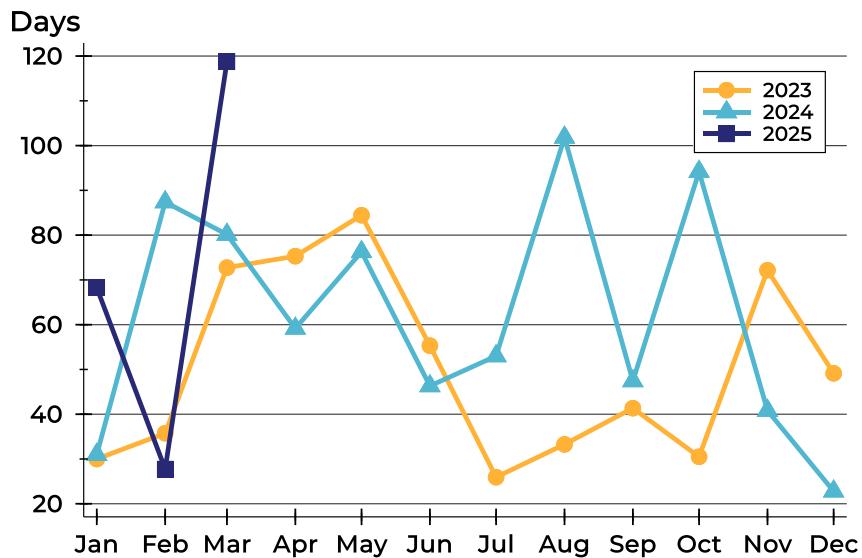
**March
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Northeast Kansas MLS Statistics



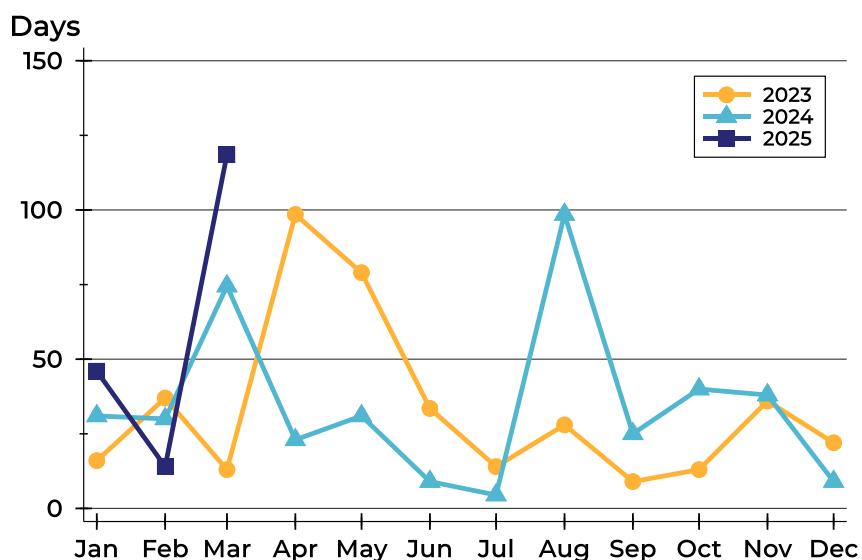
Northeast Kansas Closed Listings Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 30 | 31 | 68 |
| February | 36 | 87 | 28 |
| March | 73 | 80 | 119 |
| April | 75 | 59 | |
| May | 84 | 76 | |
| June | 55 | 46 | |
| July | 26 | 53 | |
| August | 33 | 102 | |
| September | 41 | 47 | |
| October | 31 | 94 | |
| November | 72 | 41 | |
| December | 49 | 23 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 16 | 31 | 46 |
| February | 37 | 30 | 14 |
| March | 13 | 75 | 119 |
| April | 99 | 23 | |
| May | 79 | 31 | |
| June | 34 | 9 | |
| July | 14 | 5 | |
| August | 28 | 99 | |
| September | 9 | 25 | |
| October | 13 | 40 | |
| November | 36 | 38 | |
| December | 22 | 9 | |



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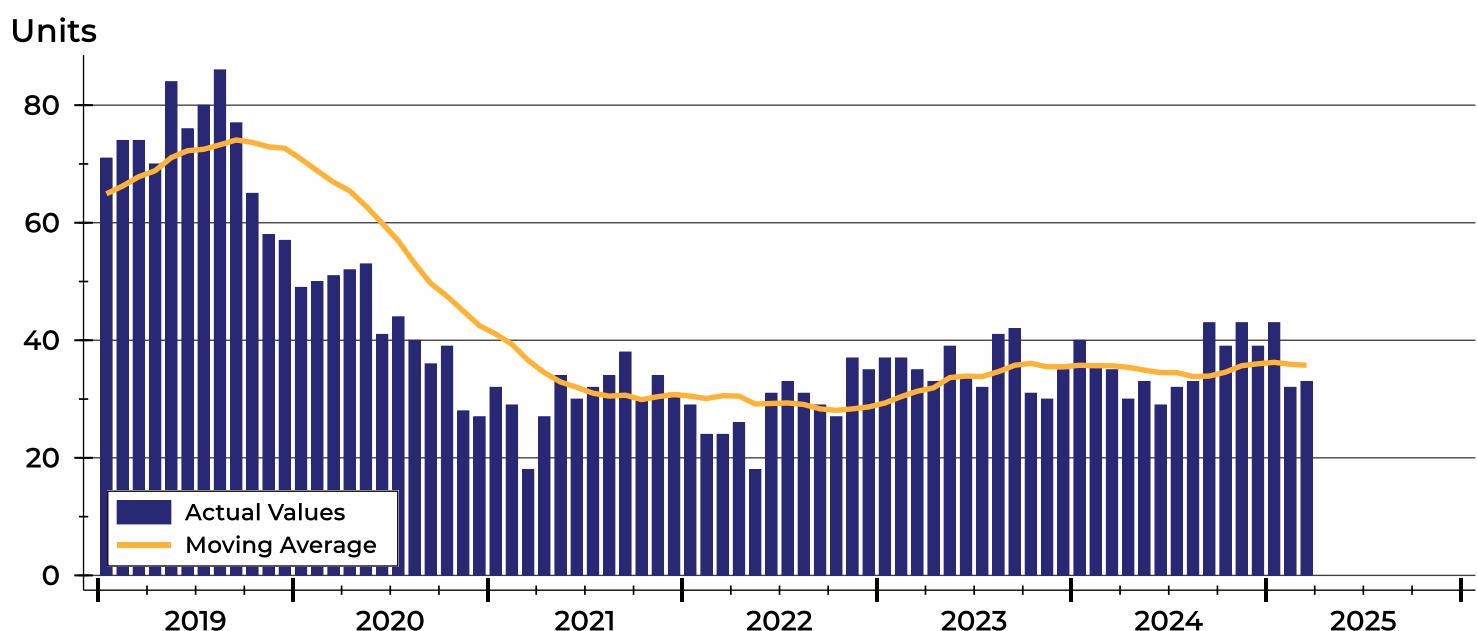
Northeast Kansas Active Listings Analysis

| Summary Statistics for Active Listings | | 2025 | End of March 2024 | Change |
|---|---------------------|----------------|----------------------|--------|
| Active Listings | | 33 | 35 | -5.7% |
| Volume (1,000s) | | 6,935 | 6,948 | -0.2% |
| Months' Supply | | 3.8 | 2.9 | 31.0% |
| Average | List Price | 210,155 | 198,523 | 5.9% |
| | Days on Market | 131 | 104 | 26.0% |
| | Percent of Original | 95.4% | 98.6% | -3.2% |
| Median | List Price | 225,000 | 177,700 | 26.6% |
| | Days on Market | 109 | 83 | 31.3% |
| | Percent of Original | 100.0% | 100.0% | 0.0% |

A total of 33 homes were available for sale in the Northeast Kansas MLS system at the end of March. This represents a 3.8 months' supply of active listings.

The median list price of homes on the market at the end of March was \$225,000, up 26.6% from 2024. The typical time on market for active listings was 109 days, up from 83 days a year earlier.

History of Active Listings





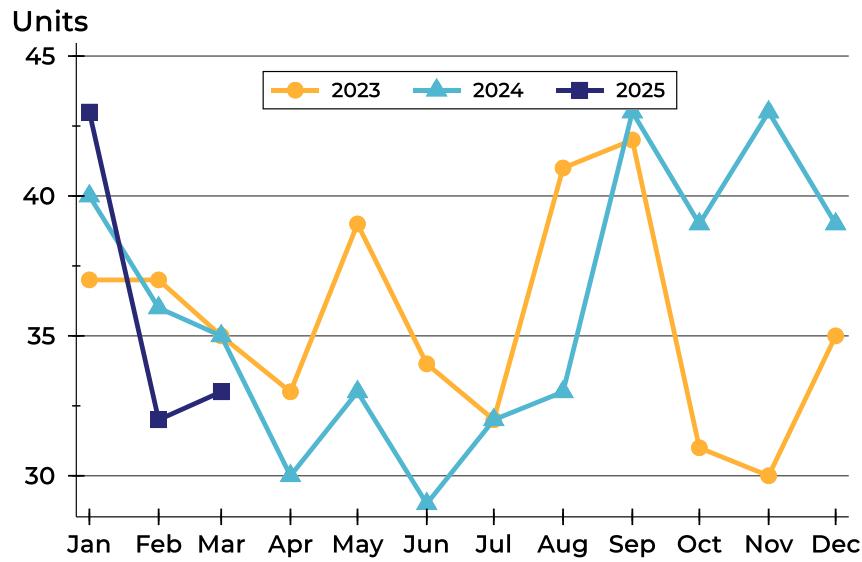
**March
2025**

Northeast Kansas MLS Statistics



Northeast Kansas Active Listings Analysis

Active Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 37 | 40 | 43 |
| February | 37 | 36 | 32 |
| March | 35 | 35 | 33 |
| April | 33 | 30 | |
| May | 39 | 33 | |
| June | 34 | 29 | |
| July | 32 | 32 | |
| August | 41 | 33 | |
| September | 42 | 43 | |
| October | 31 | 39 | |
| November | 30 | 43 | |
| December | 35 | 39 | |

Active Listings by Price Range

| Price Range | Active Listings Number | Active Listings Percent | Months' Supply | List Price Average | List Price Median | Days on Market Avg. | Days on Market Med. | Price as % of Orig. Avg. | Price as % of Orig. Med. |
|---------------------|---------------------------|----------------------------|-------------------|-----------------------|----------------------|------------------------|------------------------|-----------------------------|-----------------------------|
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 1 | 3.0% | 1.5 | 34,900 | 34,900 | 63 | 63 | 100.0% | 100.0% |
| \$50,000-\$99,999 | 5 | 15.2% | 2.9 | 68,780 | 64,900 | 193 | 140 | 94.6% | 100.0% |
| \$100,000-\$124,999 | 2 | 6.1% | 2.7 | 109,500 | 109,500 | 86 | 86 | 89.8% | 89.8% |
| \$125,000-\$149,999 | 3 | 9.1% | 5.1 | 131,667 | 125,000 | 162 | 186 | 94.1% | 96.2% |
| \$150,000-\$174,999 | 2 | 6.1% | 2.0 | 169,500 | 169,500 | 18 | 18 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 2 | 6.1% | 2.2 | 182,500 | 182,500 | 83 | 83 | 100.0% | 100.0% |
| \$200,000-\$249,999 | 6 | 18.2% | N/A | 226,983 | 229,000 | 182 | 160 | 95.2% | 95.5% |
| \$250,000-\$299,999 | 5 | 15.2% | 6.7 | 278,200 | 280,000 | 126 | 74 | 96.3% | 100.0% |
| \$300,000-\$399,999 | 6 | 18.2% | N/A | 345,067 | 349,450 | 89 | 73 | 94.7% | 100.0% |
| \$400,000-\$499,999 | 1 | 3.0% | 3.0 | 415,000 | 415,000 | 175 | 175 | 92.2% | 92.2% |
| \$500,000-\$749,999 | 0 | 0.0% | 0.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



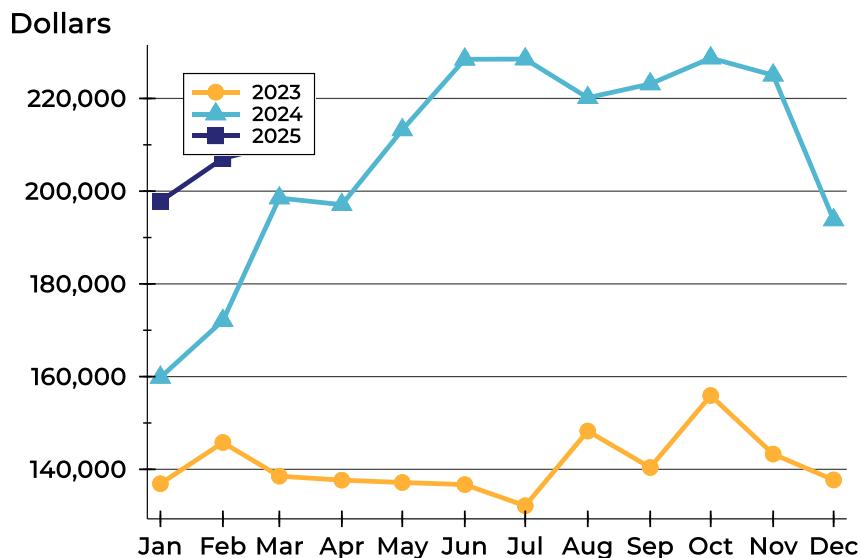
**March
2025**

Northeast Kansas MLS Statistics



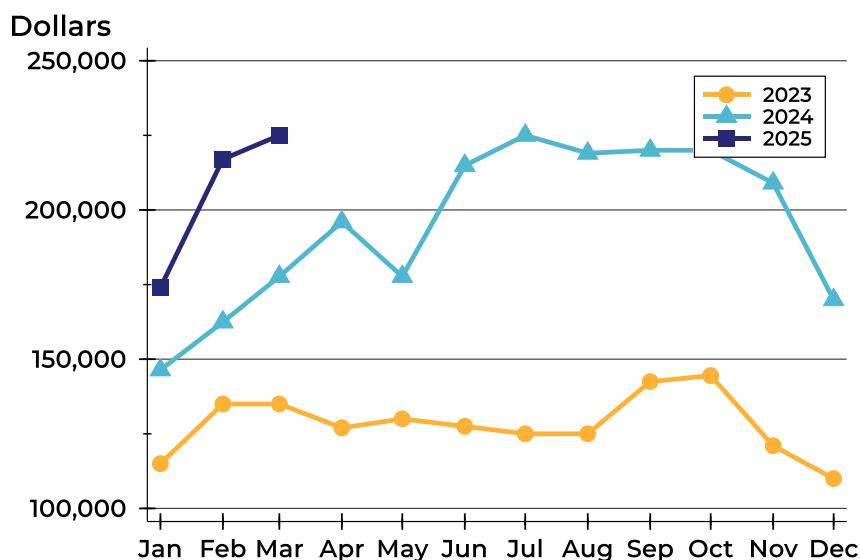
Northeast Kansas Active Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 136,893 | 159,830 | 197,812 |
| February | 145,786 | 172,086 | 207,069 |
| March | 138,526 | 198,523 | 210,155 |
| April | 137,670 | 197,093 | |
| May | 137,159 | 213,218 | |
| June | 136,712 | 228,445 | |
| July | 132,141 | 228,497 | |
| August | 148,264 | 220,152 | |
| September | 140,396 | 223,130 | |
| October | 155,922 | 228,713 | |
| November | 143,290 | 225,014 | |
| December | 137,709 | 193,800 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 115,000 | 146,400 | 174,000 |
| February | 135,000 | 162,450 | 217,000 |
| March | 135,000 | 177,700 | 225,000 |
| April | 127,000 | 196,000 | |
| May | 130,000 | 177,700 | |
| June | 127,500 | 214,900 | |
| July | 125,000 | 225,000 | |
| August | 125,000 | 219,000 | |
| September | 142,500 | 220,000 | |
| October | 144,500 | 220,000 | |
| November | 121,000 | 209,000 | |
| December | 110,000 | 169,900 | |



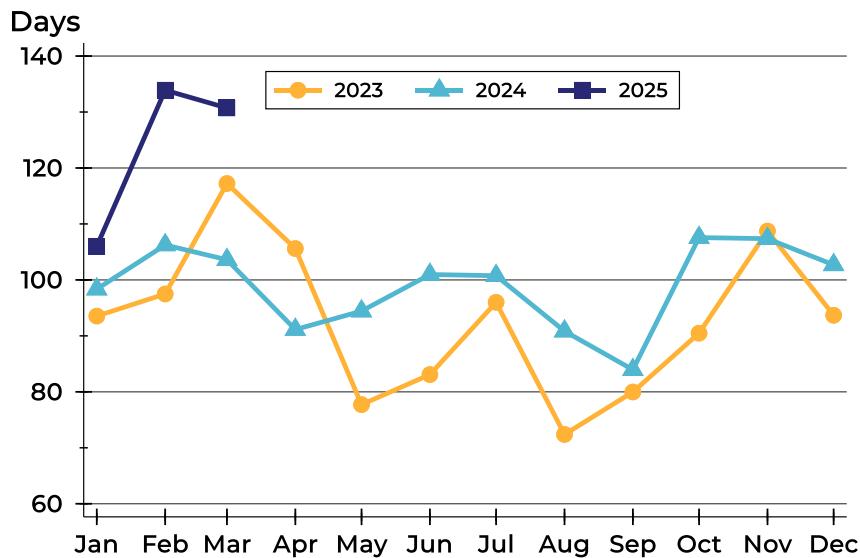
**March
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Northeast Kansas MLS Statistics



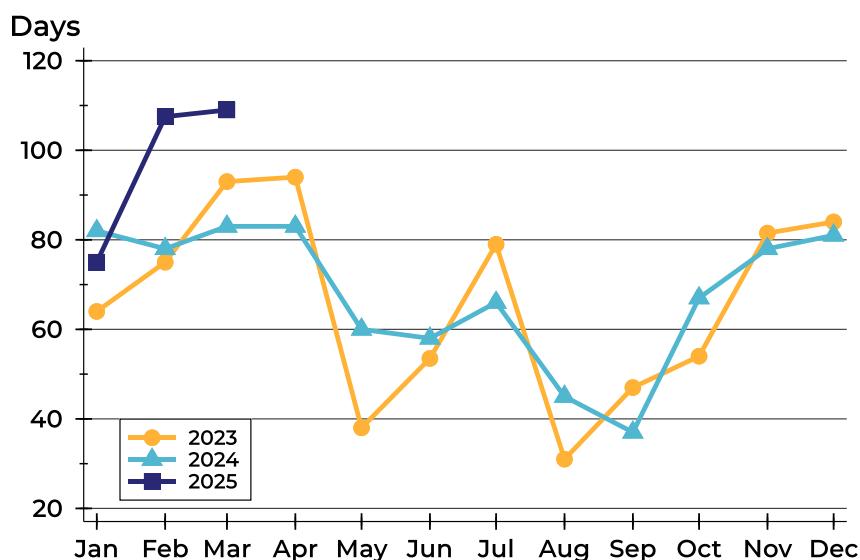
Northeast Kansas Active Listings Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 94 | 98 | 106 |
| February | 97 | 106 | 134 |
| March | 117 | 104 | 131 |
| April | 106 | 91 | 106 |
| May | 78 | 94 | 106 |
| June | 83 | 101 | 106 |
| July | 96 | 101 | 106 |
| August | 72 | 91 | 106 |
| September | 80 | 84 | 106 |
| October | 90 | 108 | 106 |
| November | 109 | 107 | 106 |
| December | 94 | 103 | 106 |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 64 | 82 | 75 |
| February | 75 | 78 | 108 |
| March | 93 | 83 | 109 |
| April | 94 | 83 | 109 |
| May | 38 | 60 | 109 |
| June | 54 | 58 | 109 |
| July | 79 | 66 | 109 |
| August | 31 | 45 | 109 |
| September | 47 | 37 | 109 |
| October | 54 | 67 | 109 |
| November | 82 | 78 | 109 |
| December | 84 | 81 | 109 |



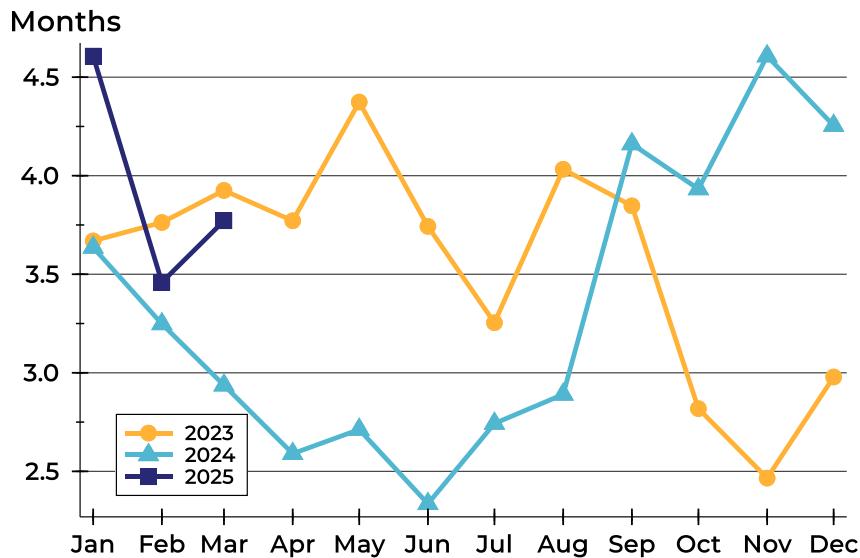
**March
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Northeast Kansas MLS Statistics



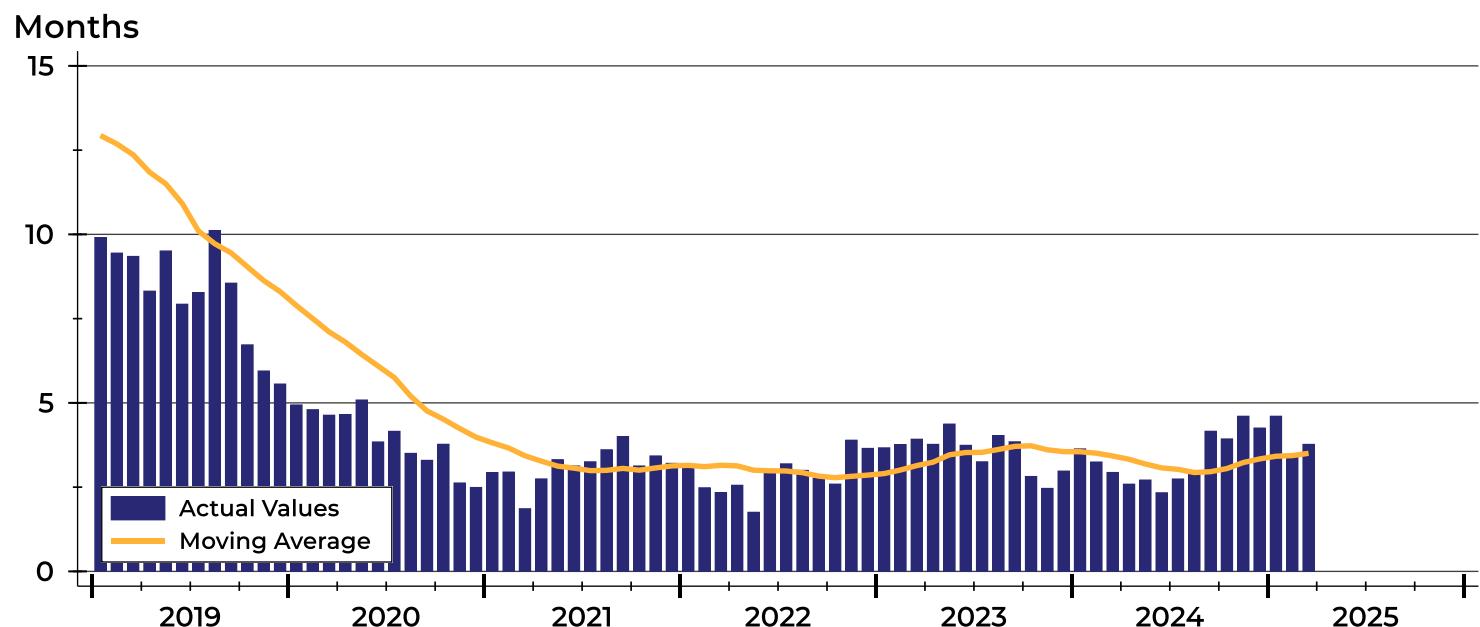
Northeast Kansas Months' Supply Analysis

Months' Supply by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 3.7 | 3.6 | 4.6 |
| February | 3.8 | 3.2 | 3.5 |
| March | 3.9 | 2.9 | 3.8 |
| April | 3.8 | 2.6 | 3.5 |
| May | 4.4 | 2.7 | 3.8 |
| June | 3.7 | 2.3 | 3.7 |
| July | 3.3 | 2.7 | 2.7 |
| August | 4.0 | 2.9 | 2.8 |
| September | 3.8 | 4.2 | 4.2 |
| October | 2.8 | 3.9 | 3.9 |
| November | 2.5 | 4.6 | 4.6 |
| December | 3.0 | 4.3 | 4.3 |

History of Month's Supply





**March
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Northeast Kansas MLS Statistics



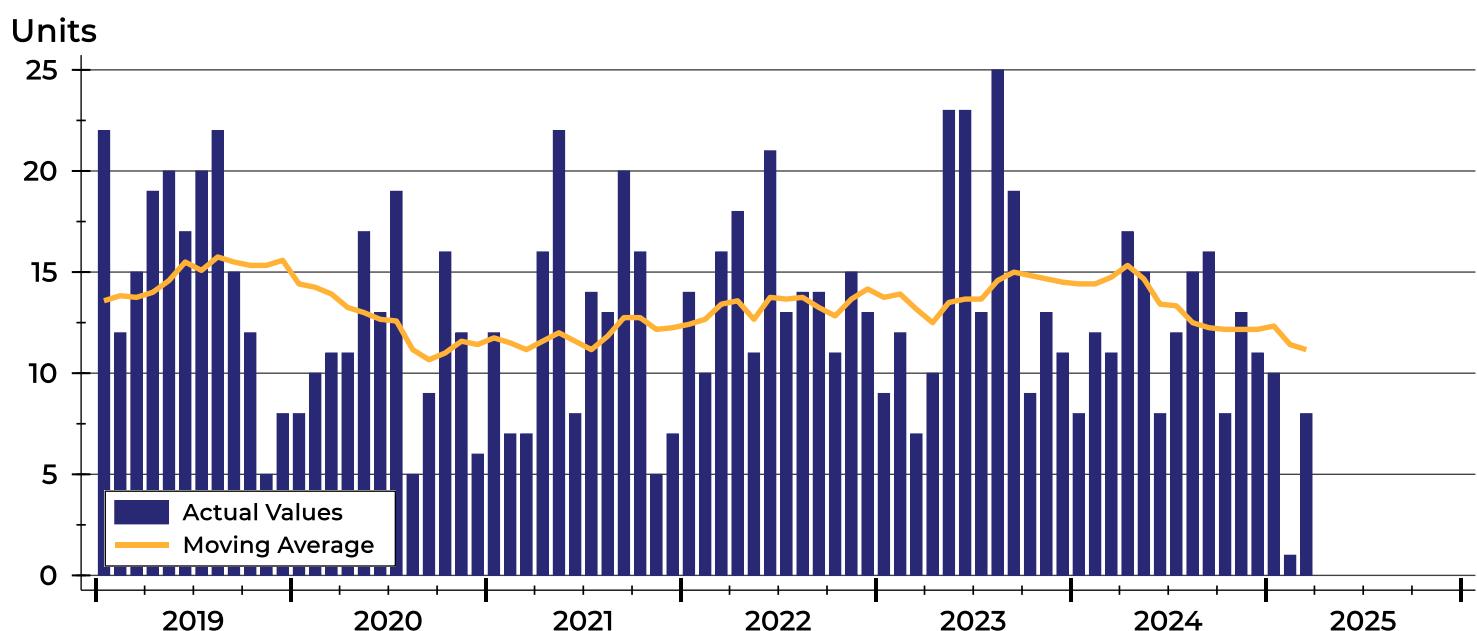
Northeast Kansas New Listings Analysis

| Summary Statistics for New Listings | | 2025 | March 2024 | Change |
|--|--------------------|----------------|---------------|--------|
| Current Month | New Listings | 8 | 11 | -27.3% |
| | Volume (1,000s) | 1,944 | 1,628 | 19.4% |
| | Average List Price | 243,000 | 147,955 | 64.2% |
| | Median List Price | 223,750 | 159,000 | 40.7% |
| Year-to-Date | New Listings | 19 | 31 | -38.7% |
| | Volume (1,000s) | 3,916 | 4,952 | -20.9% |
| | Average List Price | 206,089 | 159,755 | 29.0% |
| | Median List Price | 187,500 | 145,000 | 29.3% |

A total of 8 new listings were added in the Northeast Kansas MLS system during March, down 27.3% from the same month in 2024. Year-to-date the Northeast Kansas MLS system has seen 19 new listings.

The median list price of these homes was \$223,750 up from \$159,000 in 2024.

History of New Listings





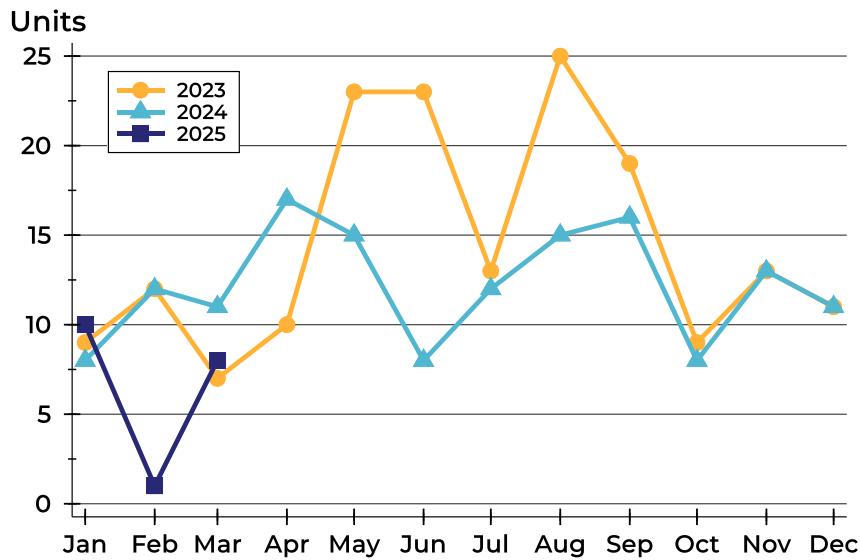
**March
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Northeast Kansas MLS Statistics



Northeast Kansas New Listings Analysis

New Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 9 | 8 | 10 |
| February | 12 | 12 | 1 |
| March | 7 | 11 | 8 |
| April | 10 | 17 | |
| May | 23 | 15 | |
| June | 23 | 8 | |
| July | 13 | 12 | |
| August | 25 | 15 | |
| September | 19 | 16 | |
| October | 9 | 8 | |
| November | 13 | 13 | |
| December | 11 | 11 | |

New Listings by Price Range

| Price Range | New Listings | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|--------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 1 | 12.5% | 145,000 | 145,000 | 11 | 11 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 2 | 25.0% | 165,000 | 165,000 | 25 | 25 | 97.3% | 97.3% |
| \$175,000-\$199,999 | 1 | 12.5% | 187,500 | 187,500 | 33 | 33 | 98.7% | 98.7% |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 1 | 12.5% | 260,000 | 260,000 | 21 | 21 | 100.0% | 100.0% |
| \$300,000-\$399,999 | 3 | 37.5% | 340,500 | 349,000 | 16 | 12 | 100.0% | 100.0% |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



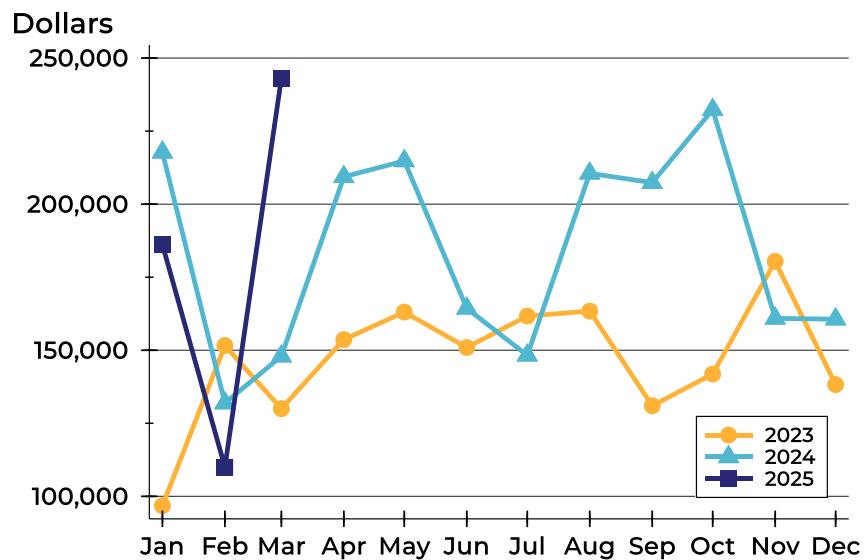
**March
2025**

Northeast Kansas MLS Statistics



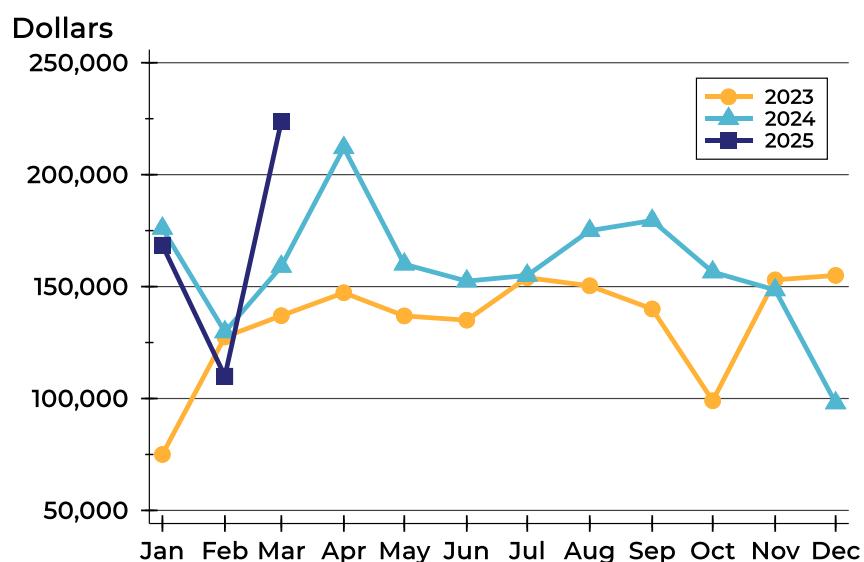
Northeast Kansas New Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 96,778 | 217,750 | 186,170 |
| February | 151,617 | 131,908 | 110,000 |
| March | 130,000 | 147,955 | 243,000 |
| April | 153,650 | 209,365 | |
| May | 163,081 | 214,793 | |
| June | 150,943 | 164,350 | |
| July | 161,715 | 148,267 | |
| August | 163,402 | 210,560 | |
| September | 131,005 | 207,369 | |
| October | 141,867 | 232,363 | |
| November | 180,423 | 160,915 | |
| December | 138,255 | 160,636 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 75,000 | 176,000 | 168,500 |
| February | 127,500 | 129,750 | 110,000 |
| March | 137,000 | 159,000 | 223,750 |
| April | 147,250 | 212,000 | |
| May | 136,900 | 160,000 | |
| June | 135,000 | 152,450 | |
| July | 154,000 | 155,000 | |
| August | 150,350 | 175,000 | |
| September | 140,000 | 179,500 | |
| October | 99,000 | 156,500 | |
| November | 153,000 | 148,500 | |
| December | 155,000 | 98,000 | |



**March
2025**

Northeast Kansas MLS Statistics



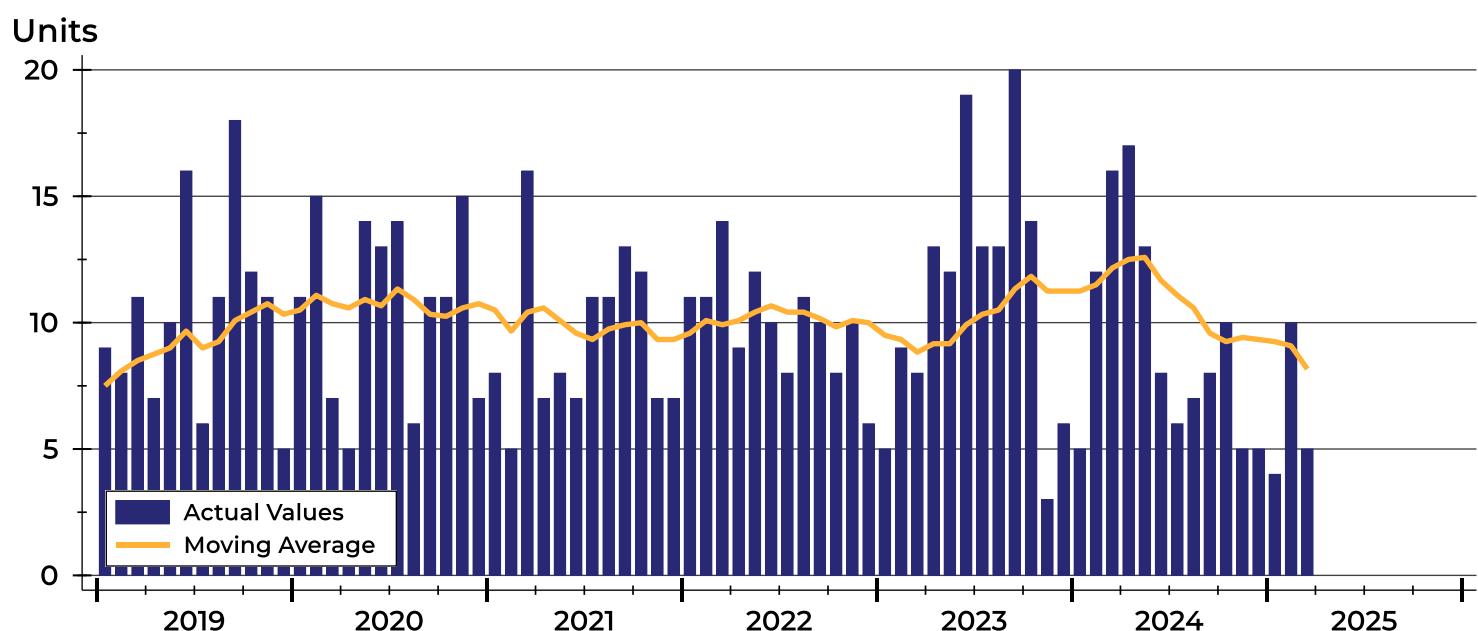
Northeast Kansas Contracts Written Analysis

| Summary Statistics for Contracts Written | | 2025 | March 2024 | Change | 2025 | 2024 | Year-to-Date Change |
|---|---------------------|----------------|---------------|--------|----------------|---------|------------------------|
| Contracts Written | | 5 | 16 | -68.8% | 19 | 33 | -42.4% |
| Volume (1,000s) | | 981 | 2,050 | -52.1% | 3,316 | 4,215 | -21.3% |
| Average | Sale Price | 196,180 | 128,106 | 53.1% | 174,505 | 127,733 | 36.6% |
| | Days on Market | 115 | 90 | 27.8% | 107 | 82 | 30.5% |
| | Percent of Original | 84.7% | 79.1% | 7.1% | 86.4% | 84.6% | 2.1% |
| Median | Sale Price | 119,900 | 89,000 | 34.7% | 127,000 | 108,000 | 17.6% |
| | Days on Market | 98 | 44 | 122.7% | 94 | 44 | 113.6% |
| | Percent of Original | 80.9% | 92.2% | -12.3% | 94.7% | 88.9% | 6.5% |

A total of 5 contracts for sale were written in the Northeast Kansas MLS system during the month of March, down from 16 in 2024. The median list price of these homes was \$119,900, up from \$89,000 the prior year.

Half of the homes that went under contract in March were on the market less than 98 days, compared to 44 days in March 2024.

History of Contracts Written





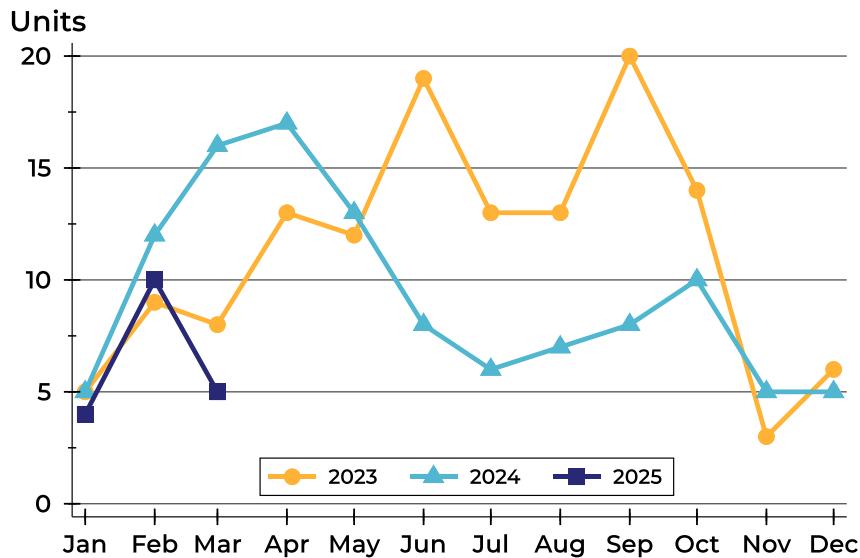
**March
2025**

Northeast Kansas MLS Statistics



Northeast Kansas Contracts Written Analysis

Contracts Written by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 5 | 5 | 4 |
| February | 9 | 12 | 10 |
| March | 8 | 16 | 5 |
| April | 13 | 17 | 10 |
| May | 12 | 13 | 13 |
| June | 19 | 8 | 8 |
| July | 13 | 6 | 6 |
| August | 13 | 7 | 7 |
| September | 20 | 8 | 8 |
| October | 14 | 10 | 10 |
| November | 3 | 5 | 5 |
| December | 6 | 5 | 6 |

Contracts Written by Price Range

| Price Range | Contracts Written | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 1 | 20.0% | 45,000 | 45,000 | 92 | 92 | 77.8% | 77.8% |
| \$50,000-\$99,999 | 1 | 20.0% | 89,000 | 89,000 | 98 | 98 | 80.9% | 80.9% |
| \$100,000-\$124,999 | 1 | 20.0% | 119,900 | 119,900 | 47 | 47 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 1 | 20.0% | 127,000 | 127,000 | 144 | 144 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 1 | 20.0% | 600,000 | 600,000 | 194 | 194 | 64.7% | 64.7% |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



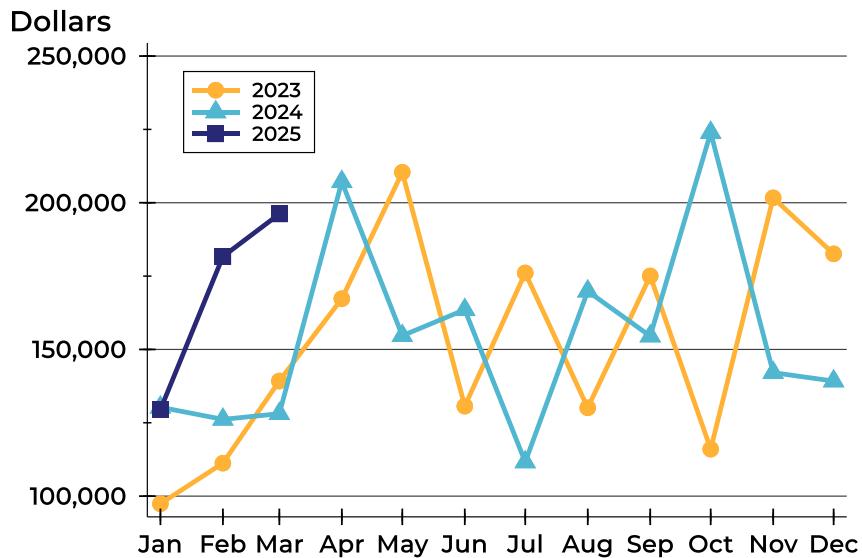
**March
2025**

Northeast Kansas MLS Statistics



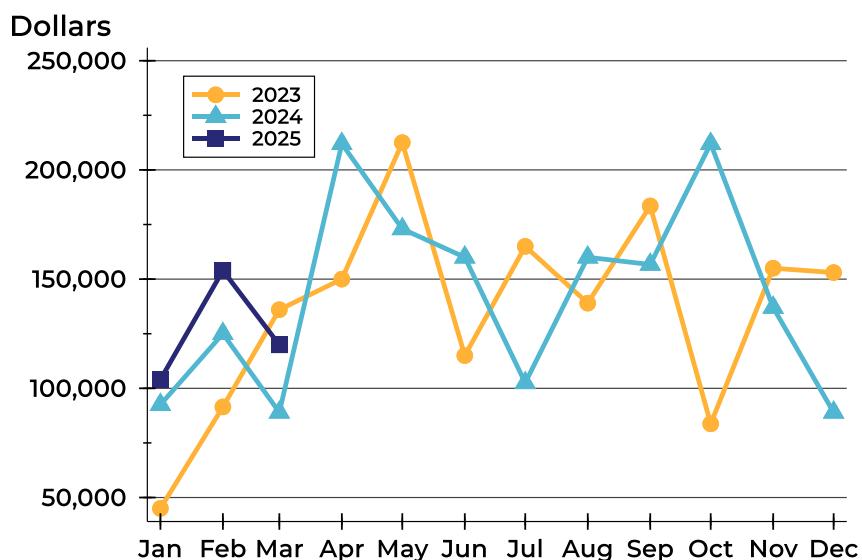
Northeast Kansas Contracts Written Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 97,400 | 130,300 | 129,500 |
| February | 111,244 | 126,167 | 181,670 |
| March | 139,238 | 128,106 | 196,180 |
| April | 167,308 | 207,176 | |
| May | 210,400 | 154,692 | |
| June | 130,668 | 163,550 | |
| July | 176,077 | 111,633 | |
| August | 130,112 | 169,857 | |
| September | 175,045 | 154,550 | |
| October | 116,021 | 223,930 | |
| November | 201,667 | 142,100 | |
| December | 182,583 | 139,220 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 45,000 | 92,500 | 104,000 |
| February | 91,500 | 125,000 | 153,950 |
| March | 136,000 | 89,000 | 119,900 |
| April | 150,000 | 212,000 | |
| May | 212,500 | 173,000 | |
| June | 115,000 | 160,000 | |
| July | 165,000 | 102,500 | |
| August | 139,000 | 160,000 | |
| September | 183,500 | 156,700 | |
| October | 83,750 | 212,000 | |
| November | 155,000 | 137,000 | |
| December | 153,000 | 89,000 | |



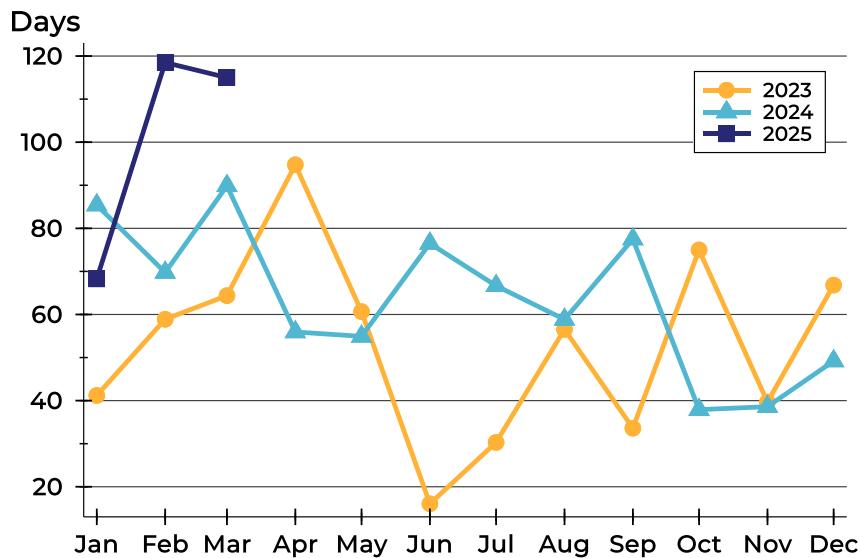
**March
2025**

Northeast Kansas MLS Statistics



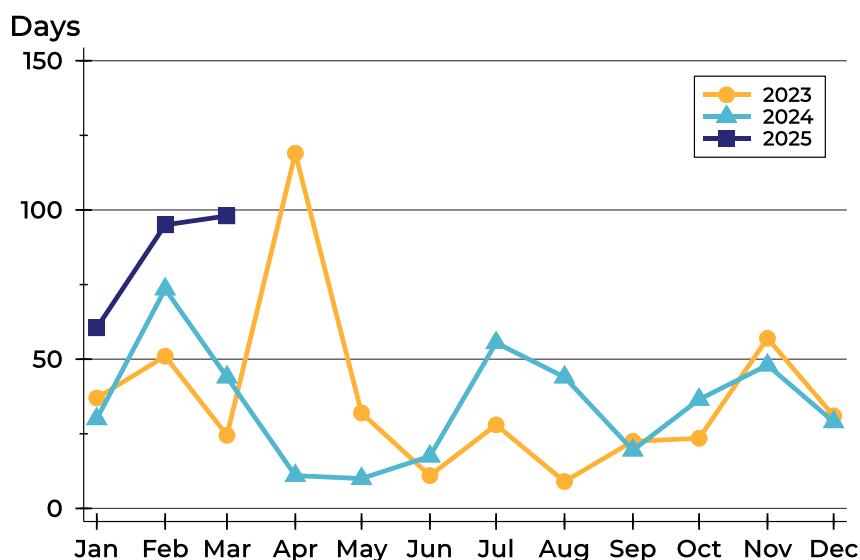
Northeast Kansas Contracts Written Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------------|
| January | 41 | 85 | 68 |
| February | 59 | 70 | 119 |
| March | 64 | 90 | 115 |
| April | 95 | 56 | 57 |
| May | 61 | 55 | 56 |
| June | 16 | 77 | 64 |
| July | 30 | 67 | 64 |
| August | 57 | 59 | 56 |
| September | 34 | 78 | 64 |
| October | 75 | 38 | 90 |
| November | 40 | 39 | 115 |
| December | 67 | 49 | 68 |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|-----------|
| January | 37 | 30 | 61 |
| February | 51 | 74 | 95 |
| March | 25 | 44 | 98 |
| April | 119 | 11 | 98 |
| May | 32 | 10 | 11 |
| June | 11 | 18 | 11 |
| July | 28 | 56 | 25 |
| August | 9 | 44 | 11 |
| September | 23 | 20 | 25 |
| October | 24 | 37 | 44 |
| November | 57 | 48 | 61 |
| December | 31 | 29 | 30 |



**March
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Northeast Kansas MLS Statistics



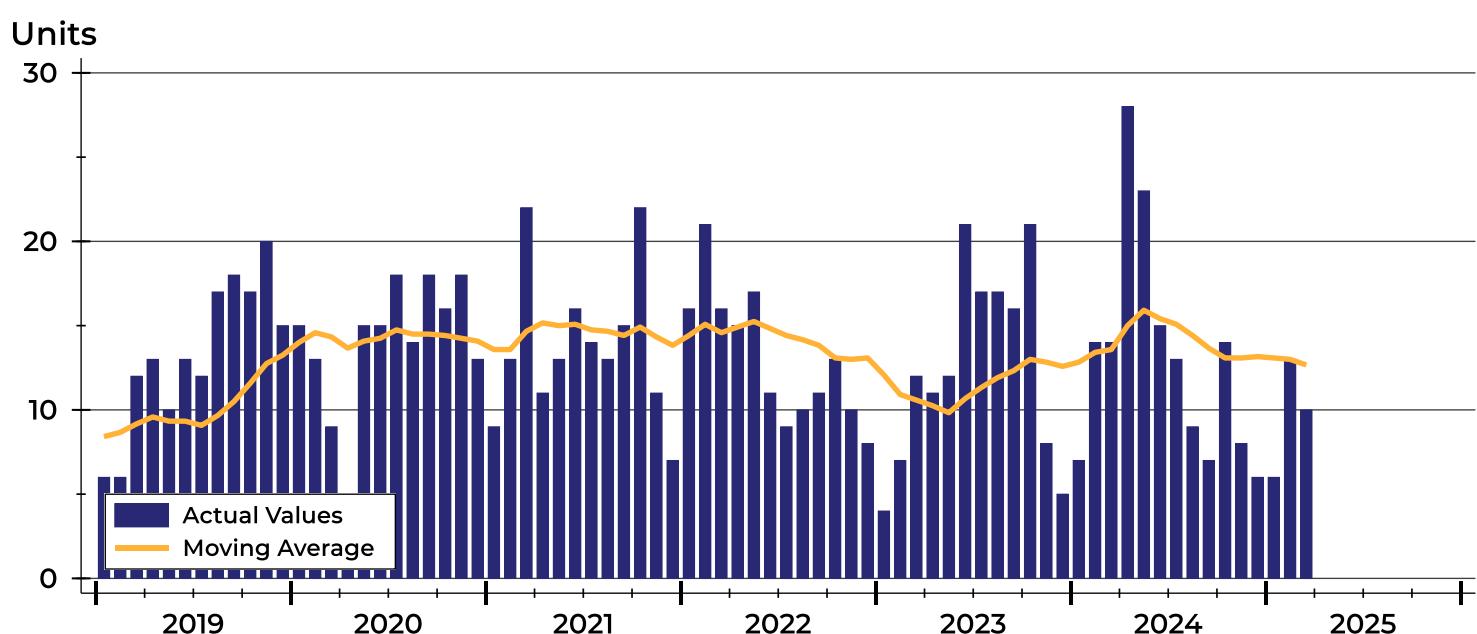
Northeast Kansas Pending Contracts Analysis

| Summary Statistics for Pending Contracts | | 2025 | End of March 2024 | Change |
|---|---------------------|----------------|----------------------|--------|
| Pending Contracts | | 10 | 14 | -28.6% |
| Volume (1,000s) | | 1,731 | 2,023 | -14.4% |
| Average | List Price | 173,070 | 144,486 | 19.8% |
| | Days on Market | 99 | 112 | -11.6% |
| | Percent of Original | 90.0% | 89.2% | 0.9% |
| Median | List Price | 153,450 | 142,500 | 7.7% |
| | Days on Market | 95 | 104 | -8.7% |
| | Percent of Original | 100.0% | 96.4% | 3.7% |

A total of 10 listings in the Northeast Kansas MLS system had contracts pending at the end of March, down from 14 contracts pending at the end of March 2024.

Pending contracts reflect listings with a contract in place at the end of the month. In contrast, contracts written measures the number of listings put under contract during the month.

History of Pending Contracts





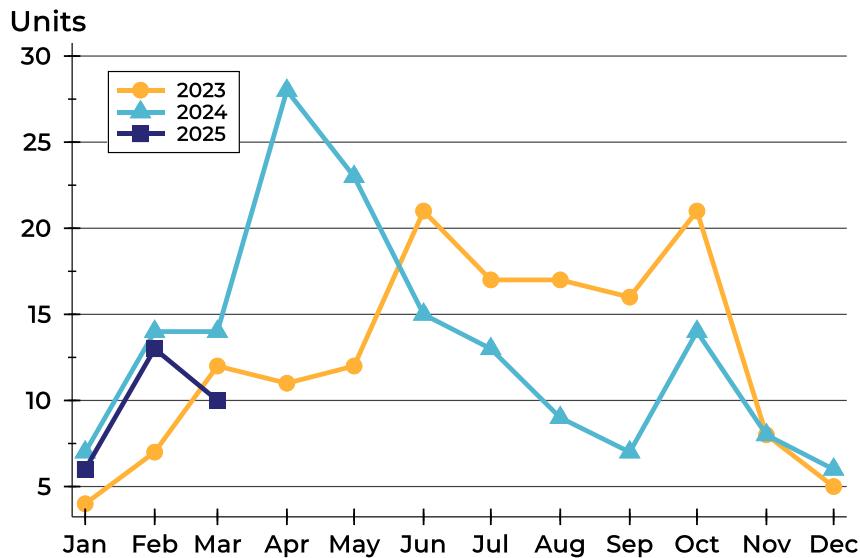
**March
2025**

Northeast Kansas MLS Statistics



Northeast Kansas Pending Contracts Analysis

Pending Contracts by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 4 | 7 | 6 |
| February | 7 | 14 | 13 |
| March | 12 | 14 | 10 |
| April | 11 | 28 | 12 |
| May | 12 | 23 | 12 |
| June | 21 | 15 | 10 |
| July | 17 | 13 | 11 |
| August | 17 | 9 | 11 |
| September | 16 | 7 | 10 |
| October | 21 | 14 | 10 |
| November | 8 | 8 | 8 |
| December | 5 | 6 | 5 |

Pending Contracts by Price Range

| Price Range | Pending Contracts | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 2 | 20.0% | 74,450 | 74,450 | 183 | 183 | 60.4% | 60.4% |
| \$100,000-\$124,999 | 1 | 10.0% | 119,900 | 119,900 | 47 | 47 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 2 | 20.0% | 132,000 | 132,000 | 120 | 120 | 98.9% | 98.9% |
| \$150,000-\$174,999 | 2 | 20.0% | 171,950 | 171,950 | 113 | 113 | 90.5% | 90.5% |
| \$175,000-\$199,999 | 1 | 10.0% | 199,000 | 199,000 | 23 | 23 | 100.0% | 100.0% |
| \$200,000-\$249,999 | 1 | 10.0% | 240,000 | 240,000 | 0 | 0 | 100.0% | 100.0% |
| \$250,000-\$299,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 1 | 10.0% | 415,000 | 415,000 | 88 | 88 | 100.0% | 100.0% |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



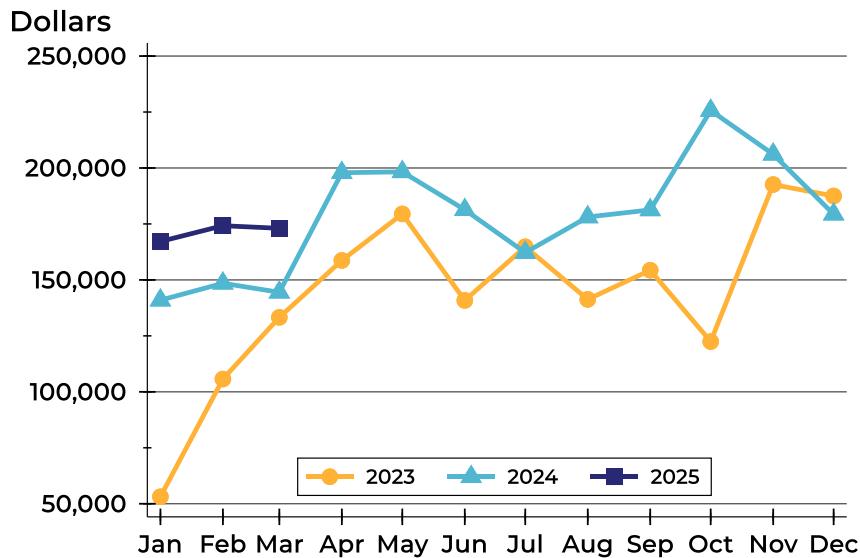
**March
2025**

Northeast Kansas MLS Statistics



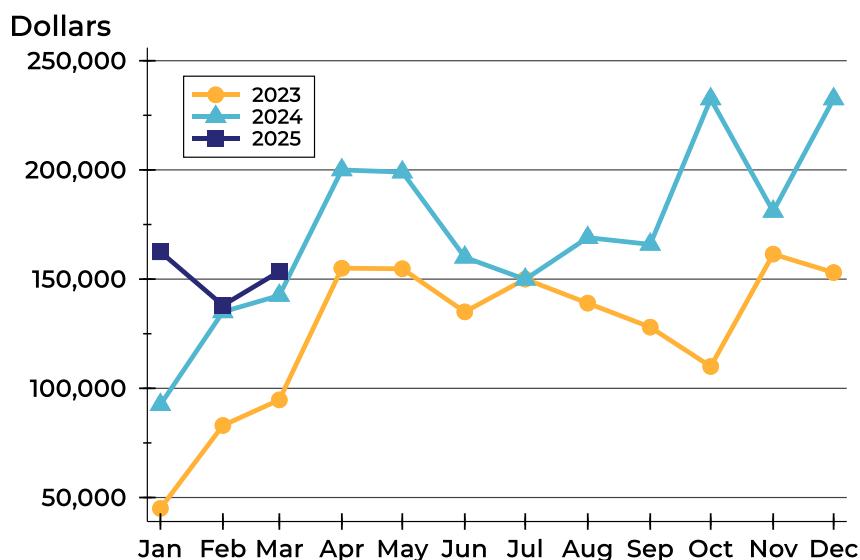
Northeast Kansas Pending Contracts Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 53,125 | 140,928 | 167,167 |
| February | 105,714 | 148,500 | 174,208 |
| March | 133,283 | 144,486 | 173,070 |
| April | 158,700 | 197,896 | |
| May | 179,492 | 198,283 | |
| June | 140,838 | 181,340 | |
| July | 164,812 | 162,208 | |
| August | 141,306 | 178,111 | |
| September | 154,325 | 181,271 | |
| October | 122,467 | 225,671 | |
| November | 192,613 | 206,125 | |
| December | 187,500 | 179,350 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 45,000 | 92,500 | 162,500 |
| February | 83,000 | 135,000 | 138,000 |
| March | 94,700 | 142,500 | 153,450 |
| April | 155,000 | 200,000 | |
| May | 154,750 | 199,000 | |
| June | 135,000 | 160,000 | |
| July | 150,000 | 149,900 | |
| August | 139,000 | 169,000 | |
| September | 128,000 | 165,900 | |
| October | 110,000 | 232,500 | |
| November | 161,450 | 181,000 | |
| December | 153,000 | 232,500 | |



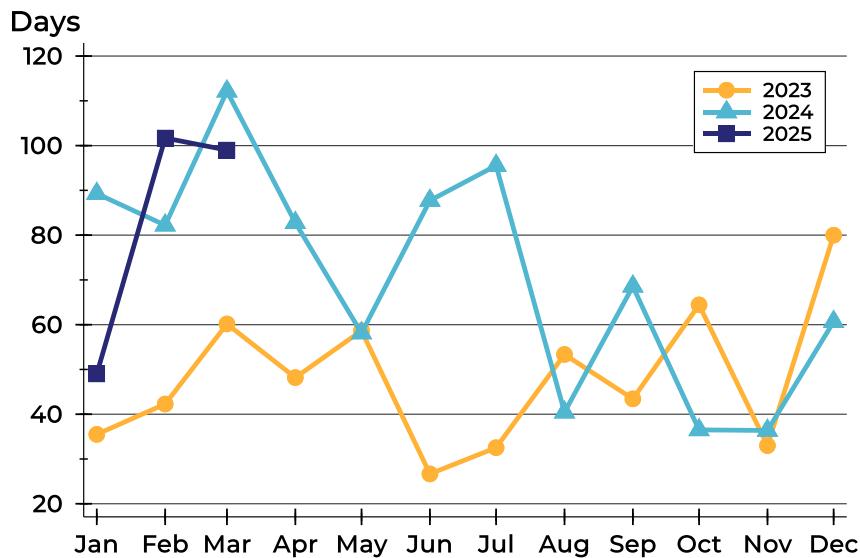
**March
2025**

Northeast Kansas MLS Statistics



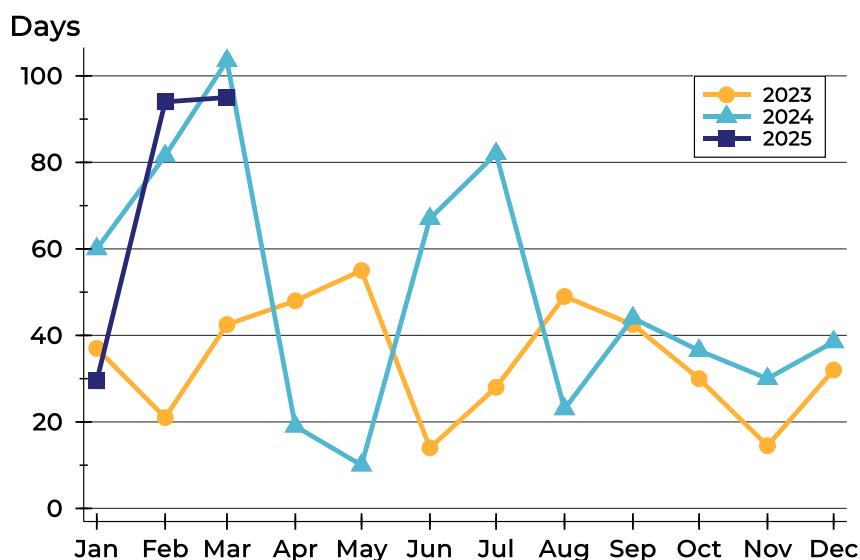
Northeast Kansas Pending Contracts Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------------|
| January | 36 | 89 | 49 |
| February | 42 | 82 | 102 |
| March | 60 | 112 | 99 |
| April | 48 | 83 | 82 |
| May | 59 | 58 | 58 |
| June | 27 | 88 | 88 |
| July | 33 | 96 | 96 |
| August | 53 | 40 | 40 |
| September | 43 | 69 | 69 |
| October | 64 | 37 | 37 |
| November | 33 | 36 | 36 |
| December | 80 | 61 | 61 |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|-----------|
| January | 37 | 60 | 30 |
| February | 21 | 82 | 94 |
| March | 43 | 104 | 95 |
| April | 48 | 19 | 19 |
| May | 55 | 10 | 10 |
| June | 14 | 67 | 67 |
| July | 28 | 82 | 82 |
| August | 49 | 23 | 23 |
| September | 43 | 44 | 44 |
| October | 30 | 37 | 37 |
| November | 15 | 30 | 30 |
| December | 32 | 39 | 39 |



March
2025

Northeast Kansas MLS Statistics



Brown County Housing Report



Market Overview

Brown County Home Sales Fell in March

Total home sales in Brown County fell last month to 8 units, compared to 12 units in March 2024. Total sales volume was \$1.4 million, up from a year earlier.

The median sale price in March was \$109,500, up from \$69,625 a year earlier. Homes that sold in March were typically on the market for 118 days and sold for 92.2% of their list prices.

Brown County Active Listings Down at End of March

The total number of active listings in Brown County at the end of March was 27 units, down from 29 at the same point in 2024. This represents a 4.4 months' supply of homes available for sale. The median list price of homes on the market at the end of March was \$225,000.

During March, a total of 5 contracts were written down from 12 in March 2024. At the end of the month, there were 8 contracts still pending.

Report Contents

- **Summary Statistics – Page 2**
- **Closed Listing Analysis – Page 3**
- **Active Listings Analysis – Page 7**
- **Months' Supply Analysis – Page 11**
- **New Listings Analysis – Page 12**
- **Contracts Written Analysis – Page 15**
- **Pending Contracts Analysis – Page 19**

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**March
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Northeast Kansas MLS Statistics



Brown County Summary Statistics

| March MLS Statistics Three-year History | 2025 | Current Month 2024 | | 2025 | Year-to-Date 2024 | | 2023 |
|--|--|--------------------------|-------------------------|-------------------------|-------------------------|------------------------|-------------------------|
| | | 2024 | 2023 | | 2024 | 2023 | |
| Home Sales Change from prior year | 8 -33.3% | 12 1100.0% | 1 -87.5% | 13 -31.6% | 19 90.0% | 10 -41.2% | |
| Active Listings Change from prior year | 27 -6.9% | 29 3.6% | 28 21.7% | N/A | N/A | N/A | |
| Months' Supply Change from prior year | 4.4 41.9% | 3.1 -29.5% | 4.4 33.3% | N/A | N/A | N/A | |
| New Listings Change from prior year | 4 -55.6% | 9 350.0% | 2 -81.8% | 14 -39.1% | 23 35.3% | 17 -34.6% | |
| Contracts Written Change from prior year | 5 -58.3% | 12 200.0% | 4 -63.6% | 17 -32.0% | 25 78.6% | 14 -44.0% | |
| Pending Contracts Change from prior year | 8 0.0% | 8 14.3% | 7 -41.7% | N/A | N/A | N/A | |
| Sales Volume (1,000s) Change from prior year | 1,367 43.0% | 956 1174.7% | 75 -90.5% | 2,161 34.1% | 1,612 82.6% | 883 -58.0% | |
| Average | Sale Price Change from prior year | 170,875 114.4% | 79,688 6.3% | 75,000 -24.2% | 166,192 95.9% | 84,818 -3.9% | 88,250 -28.7% |
| | List Price of Actives Change from prior year | 204,804 17.1% | 174,838 35.8% | 128,729 1.6% | N/A | N/A | N/A |
| | Days on Market Change from prior year | 119 29.3% | 92 -64.6% | 260 712.5% | 89 6.0% | 84 31.3% | 64 10.3% |
| | Percent of List Change from prior year | 92.1% 3.3% | 89.2% 6.4% | 83.8% -13.6% | 93.5% 2.4% | 91.3% 18.9% | 76.8% -19.4% |
| | Percent of Original Change from prior year | 81.3% -2.9% | 83.7% 11.0% | 75.4% -16.1% | 86.8% 0.2% | 86.6% 13.9% | 76.0% -16.7% |
| Median | Sale Price Change from prior year | 109,500 57.3% | 69,625 -7.2% | 75,000 -9.9% | 119,000 44.2% | 82,500 -5.2% | 87,000 -10.3% |
| | List Price of Actives Change from prior year | 225,000 36.4% | 165,000 29.4% | 127,500 53.6% | N/A | N/A | N/A |
| | Days on Market Change from prior year | 119 45.1% | 82 -68.5% | 260 940.0% | 48 -35.1% | 74 89.7% | 39 39.3% |
| | Percent of List Change from prior year | 92.2% 3.8% | 88.8% 6.0% | 83.8% -15.2% | 93.5% 4.8% | 89.2% -1.2% | 90.3% -7.5% |
| | Percent of Original Change from prior year | 85.0% -3.1% | 87.7% 16.3% | 75.4% -19.8% | 92.2% 3.8% | 88.8% -1.7% | 90.3% -3.2% |

Note: Year-to-date statistics cannot be calculated for Active Listings, Months' Supply and Pending Contracts.



**March
2025**

Northeast Kansas MLS Statistics



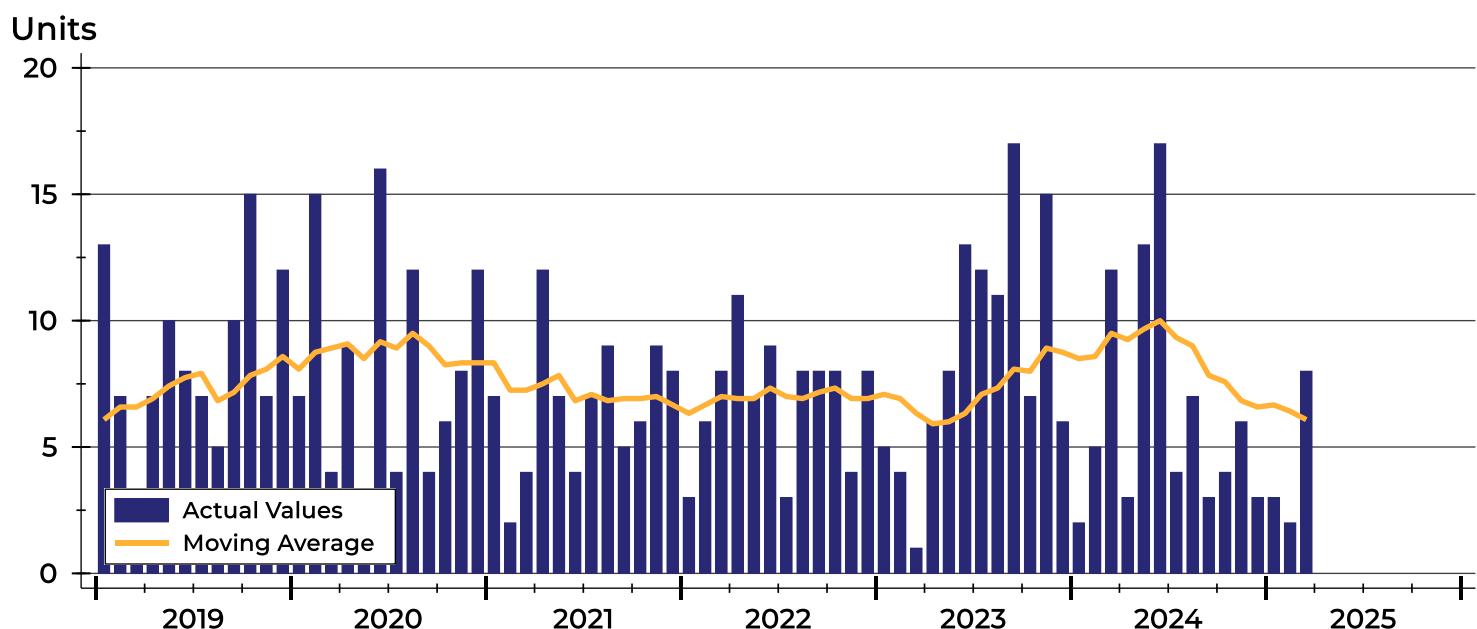
Brown County Closed Listings Analysis

| Summary Statistics for Closed Listings | | 2025 | March 2024 | Change | 2025 | Year-to-Date 2024 | Change |
|---|---------------------|----------------|---------------|--------|----------------|----------------------|--------|
| Closed Listings | | 8 | 12 | -33.3% | 13 | 19 | -31.6% |
| Volume (1,000s) | | 1,367 | 956 | 43.0% | 2,161 | 1,612 | 34.1% |
| Months' Supply | | 4.4 | 3.1 | 41.9% | N/A | N/A | N/A |
| Average | Sale Price | 170,875 | 79,688 | 114.4% | 166,192 | 84,818 | 95.9% |
| | Days on Market | 119 | 92 | 29.3% | 89 | 84 | 6.0% |
| | Percent of List | 92.1% | 89.2% | 3.3% | 93.5% | 91.3% | 2.4% |
| | Percent of Original | 81.3% | 83.7% | -2.9% | 86.8% | 86.6% | 0.2% |
| Median | Sale Price | 109,500 | 69,625 | 57.3% | 119,000 | 82,500 | 44.2% |
| | Days on Market | 119 | 82 | 45.1% | 48 | 74 | -35.1% |
| | Percent of List | 92.2% | 88.8% | 3.8% | 93.5% | 89.2% | 4.8% |
| | Percent of Original | 85.0% | 87.7% | -3.1% | 92.2% | 88.8% | 3.8% |

A total of 8 homes sold in Brown County in March, down from 12 units in March 2024. Total sales volume rose to \$1.4 million compared to \$1.0 million in the previous year.

The median sales price in March was \$109,500, up 57.3% compared to the prior year. Median days on market was 118 days, up from 42 days in February, and up from 82 in March 2024.

History of Closed Listings





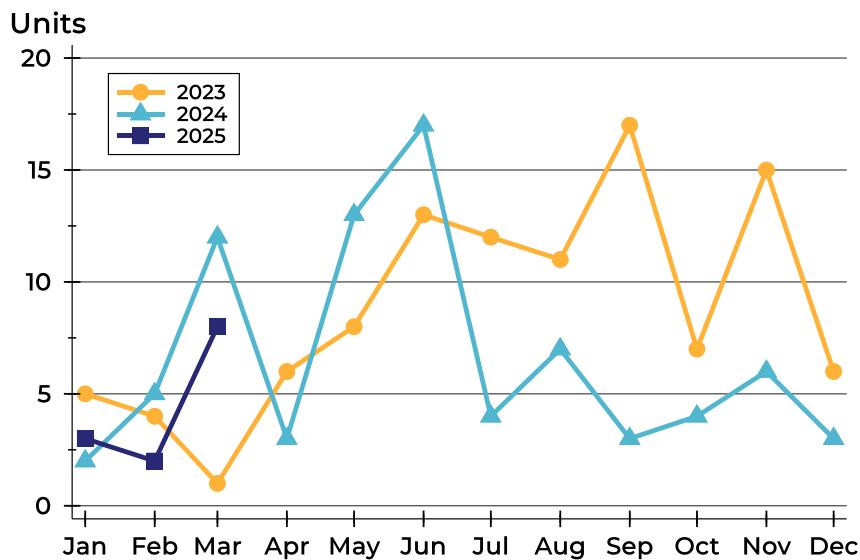
**March
2025**

Northeast Kansas MLS Statistics



Brown County Closed Listings Analysis

Closed Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 5 | 2 | 3 |
| February | 4 | 5 | 2 |
| March | 1 | 12 | 8 |
| April | 6 | 3 | 7 |
| May | 8 | 13 | 13 |
| June | 13 | 17 | 13 |
| July | 12 | 4 | 12 |
| August | 11 | 7 | 7 |
| September | 17 | 3 | 3 |
| October | 7 | 4 | 4 |
| November | 15 | 6 | 6 |
| December | 6 | 3 | 3 |

Closed Listings by Price Range

| Price Range | Sales Number | Sales Percent | Months' Supply | Sale Price | | Days on Avg. | Market Med. | Price as % of List Avg. | Price as % of Orig. Avg. |
|---------------------|-----------------|------------------|-------------------|------------|---------|-----------------|----------------|----------------------------|-----------------------------|
| | | | | Average | Median | | | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 1 | 12.5% | 1.5 | 35,000 | 35,000 | 92 | 92 | 77.8% | 77.8% |
| \$50,000-\$99,999 | 1 | 12.5% | 4.6 | 85,000 | 85,000 | 231 | 231 | 89.6% | 89.6% |
| \$100,000-\$124,999 | 3 | 37.5% | 3.4 | 106,333 | 100,000 | 119 | 145 | 97.6% | 100.0% |
| \$125,000-\$149,999 | 1 | 12.5% | 4.0 | 138,000 | 138,000 | 34 | 34 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 0 | 0.0% | 0.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | 0.0% | 3.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 1 | 12.5% | 12.0 | 290,000 | 290,000 | 42 | 42 | 93.5% | 93.5% |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | 0.0% | 12.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 1 | 12.5% | 0.0 | 500,000 | 500,000 | 194 | 194 | 83.3% | 83.3% |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



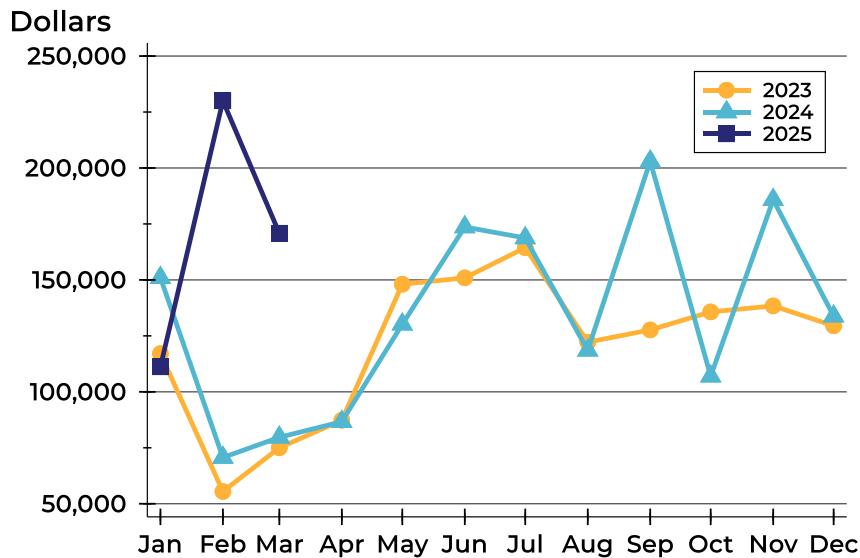
**March
2025**

Northeast Kansas MLS Statistics



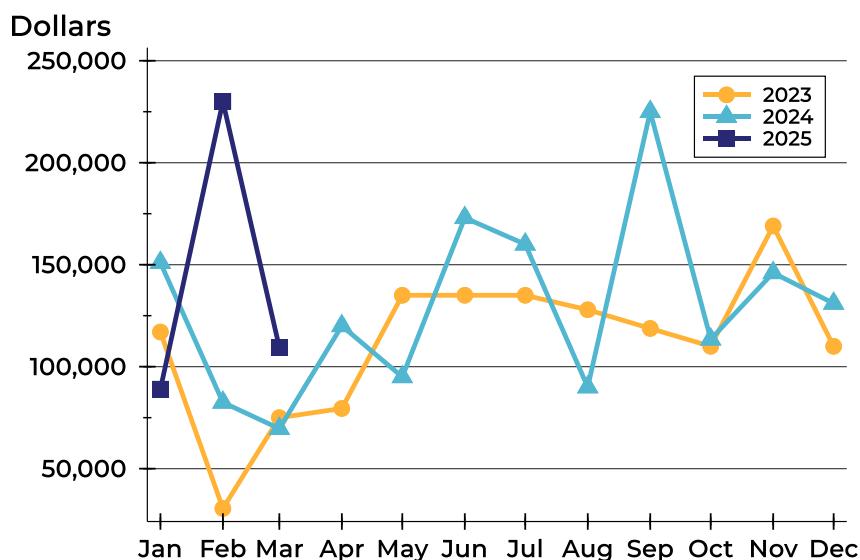
Brown County Closed Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 117,100 | 151,000 | 111,167 |
| February | 55,500 | 70,660 | 230,000 |
| March | 75,000 | 79,688 | 170,875 |
| April | 87,333 | 86,667 | |
| May | 148,075 | 130,185 | |
| June | 150,915 | 173,635 | |
| July | 164,388 | 168,750 | |
| August | 122,200 | 118,557 | |
| September | 127,653 | 203,000 | |
| October | 135,714 | 106,975 | |
| November | 138,400 | 185,833 | |
| December | 129,492 | 133,800 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 117,000 | 151,000 | 89,000 |
| February | 30,500 | 82,500 | 230,000 |
| March | 75,000 | 69,625 | 109,500 |
| April | 79,500 | 120,000 | |
| May | 135,000 | 95,000 | |
| June | 135,000 | 173,000 | |
| July | 135,000 | 160,000 | |
| August | 127,900 | 90,000 | |
| September | 118,750 | 225,000 | |
| October | 110,000 | 113,450 | |
| November | 169,000 | 146,000 | |
| December | 110,000 | 131,000 | |



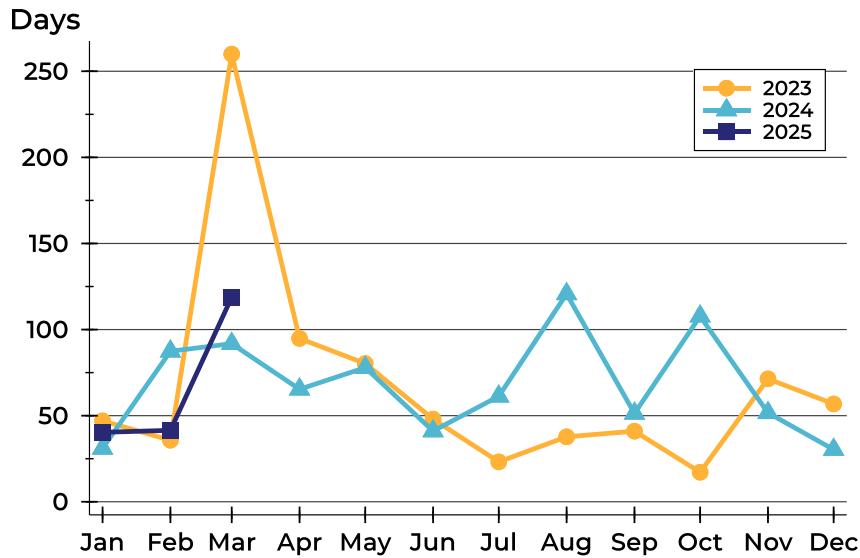
**March
2025**

Northeast Kansas MLS Statistics



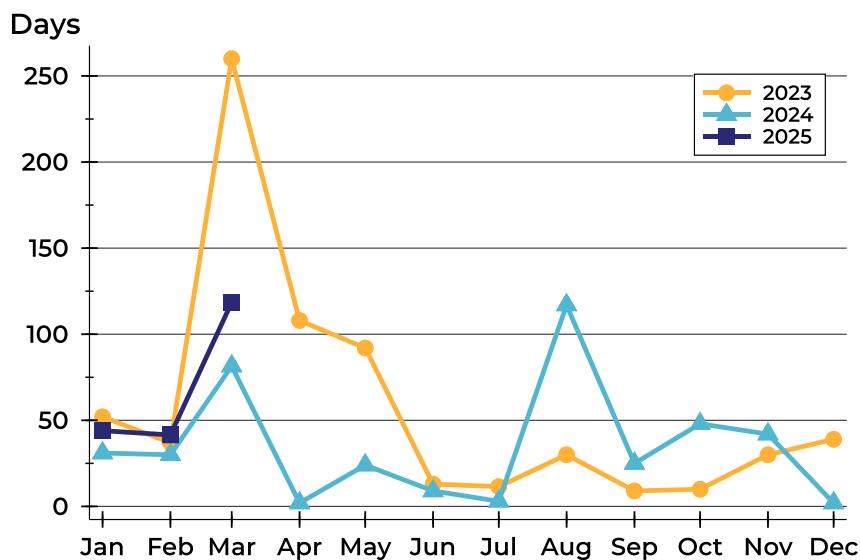
Brown County Closed Listings Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 47 | 31 | 40 |
| February | 36 | 87 | 42 |
| March | 260 | 92 | 119 |
| April | 95 | 65 | |
| May | 80 | 78 | |
| June | 48 | 41 | |
| July | 23 | 61 | |
| August | 38 | 121 | |
| September | 41 | 51 | |
| October | 17 | 108 | |
| November | 71 | 52 | |
| December | 57 | 30 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 52 | 31 | 44 |
| February | 37 | 30 | 42 |
| March | 260 | 82 | 119 |
| April | 108 | 2 | |
| May | 92 | 24 | |
| June | 13 | 9 | |
| July | 12 | 3 | |
| August | 30 | 117 | |
| September | 9 | 25 | |
| October | 10 | 48 | |
| November | 30 | 42 | |
| December | 39 | 2 | |



**March
2025**

Northeast Kansas MLS Statistics



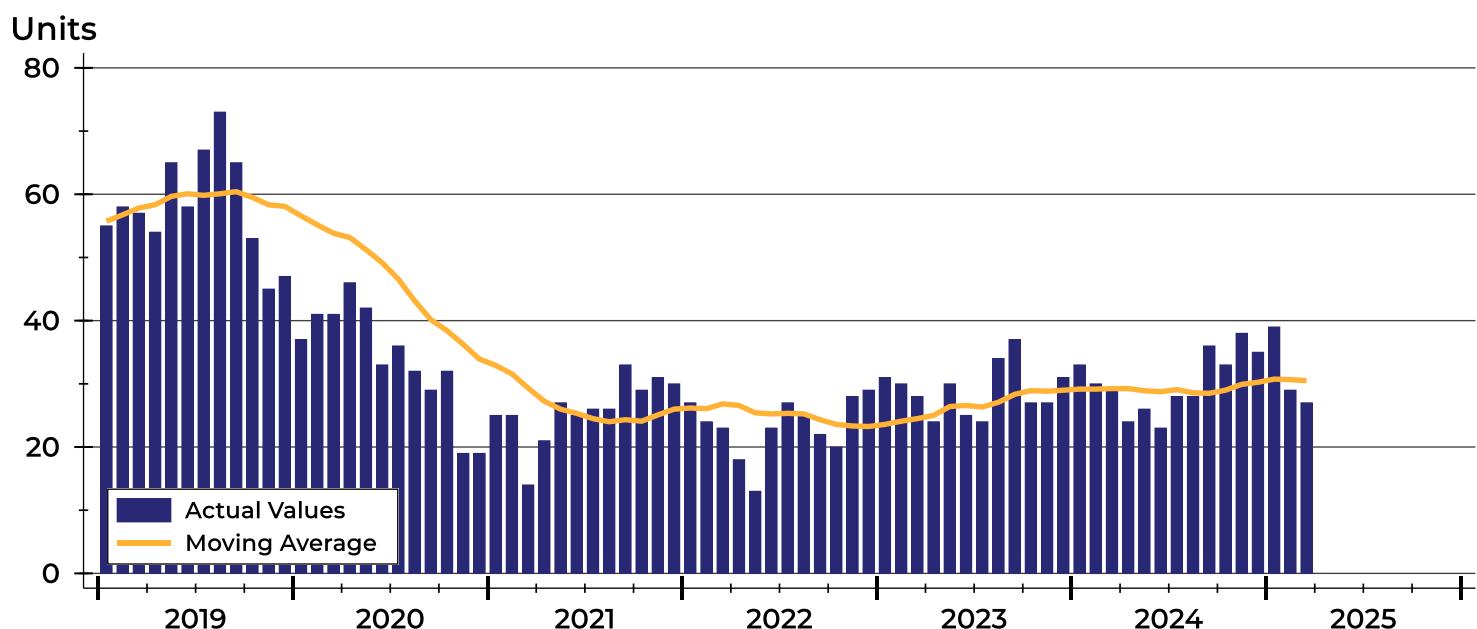
Brown County Active Listings Analysis

| Summary Statistics for Active Listings | | 2025 | End of March 2024 | Change |
|---|---------------------|----------------|----------------------|--------|
| Active Listings | | 27 | 29 | -6.9% |
| Volume (1,000s) | | 5,530 | 5,070 | 9.1% |
| Months' Supply | | 4.4 | 3.1 | 41.9% |
| Average | List Price | 204,804 | 174,838 | 17.1% |
| | Days on Market | 138 | 106 | 30.2% |
| | Percent of Original | 95.4% | 98.8% | -3.4% |
| Median | List Price | 225,000 | 165,000 | 36.4% |
| | Days on Market | 126 | 86 | 46.5% |
| | Percent of Original | 100.0% | 100.0% | 0.0% |

A total of 27 homes were available for sale in Brown County at the end of March. This represents a 4.4 months' supply of active listings.

The median list price of homes on the market at the end of March was \$225,000, up 36.4% from 2024. The typical time on market for active listings was 126 days, up from 86 days a year earlier.

History of Active Listings





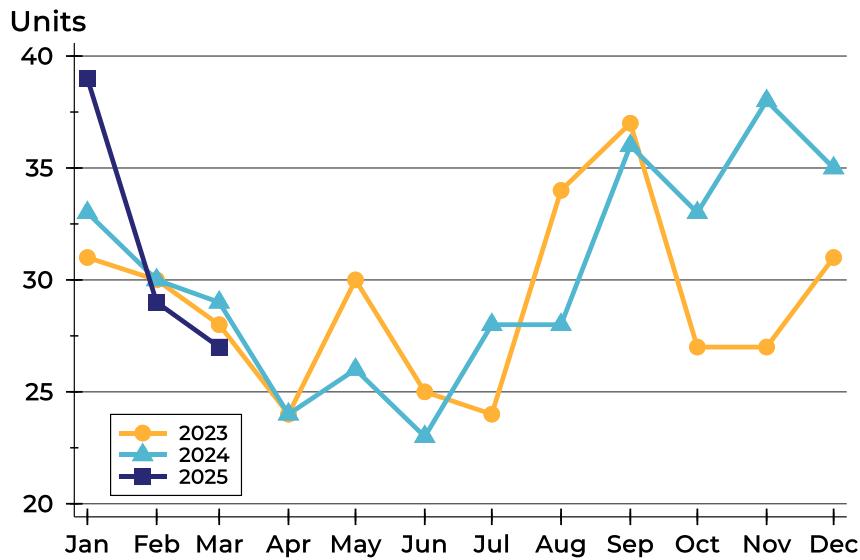
**March
2025**

Northeast Kansas MLS Statistics



Brown County Active Listings Analysis

Active Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|-----------|
| January | 31 | 33 | 39 |
| February | 30 | 30 | 29 |
| March | 28 | 29 | 27 |
| April | 24 | 24 | |
| May | 30 | 26 | |
| June | 25 | 23 | |
| July | 24 | 28 | |
| August | 34 | 28 | |
| September | 37 | 36 | |
| October | 27 | 33 | |
| November | 27 | 38 | |
| December | 31 | 35 | |

Active Listings by Price Range

| Price Range | Active Listings Number | Active Listings Percent | Months' Supply | List Price Average | List Price Median | Days on Market Avg. | Days on Market Med. | Price as % of Orig. Avg. | Price as % of Orig. Med. |
|---------------------|---------------------------|----------------------------|-------------------|-----------------------|----------------------|------------------------|------------------------|-----------------------------|-----------------------------|
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 1 | 3.7% | 1.5 | 34,900 | 34,900 | 63 | 63 | 100.0% | 100.0% |
| \$50,000-\$99,999 | 5 | 18.5% | 4.6 | 68,780 | 64,900 | 193 | 140 | 94.6% | 100.0% |
| \$100,000-\$124,999 | 2 | 7.4% | 3.4 | 109,500 | 109,500 | 86 | 86 | 89.8% | 89.8% |
| \$125,000-\$149,999 | 2 | 7.4% | 4.0 | 125,000 | 125,000 | 241 | 241 | 91.2% | 91.2% |
| \$150,000-\$174,999 | 0 | 0.0% | 0.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 2 | 7.4% | 3.0 | 182,500 | 182,500 | 83 | 83 | 100.0% | 100.0% |
| \$200,000-\$249,999 | 6 | 22.2% | N/A | 226,983 | 229,000 | 182 | 160 | 95.2% | 95.5% |
| \$250,000-\$299,999 | 4 | 14.8% | 12.0 | 283,000 | 287,500 | 66 | 71 | 100.8% | 100.0% |
| \$300,000-\$399,999 | 4 | 14.8% | N/A | 352,000 | 354,500 | 89 | 73 | 93.8% | 100.0% |
| \$400,000-\$499,999 | 1 | 3.7% | 12.0 | 415,000 | 415,000 | 175 | 175 | 92.2% | 92.2% |
| \$500,000-\$749,999 | 0 | 0.0% | 0.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



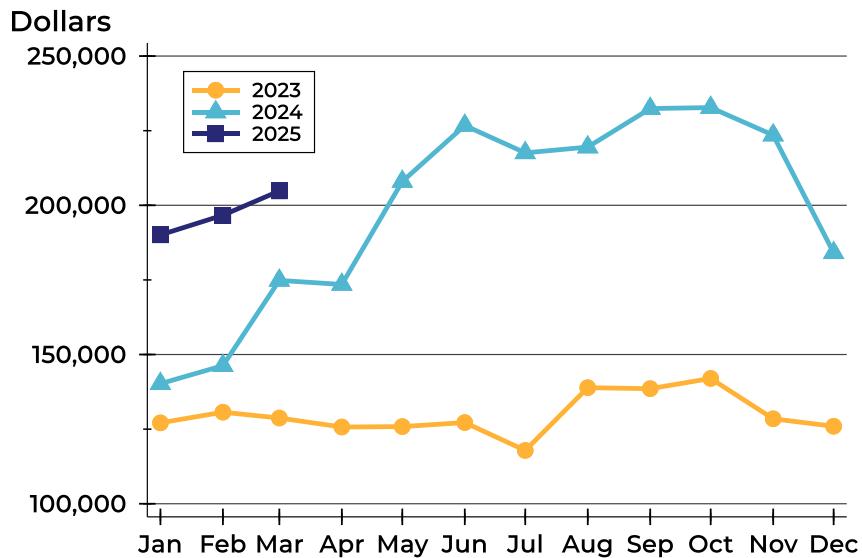
**March
2025**

Northeast Kansas MLS Statistics



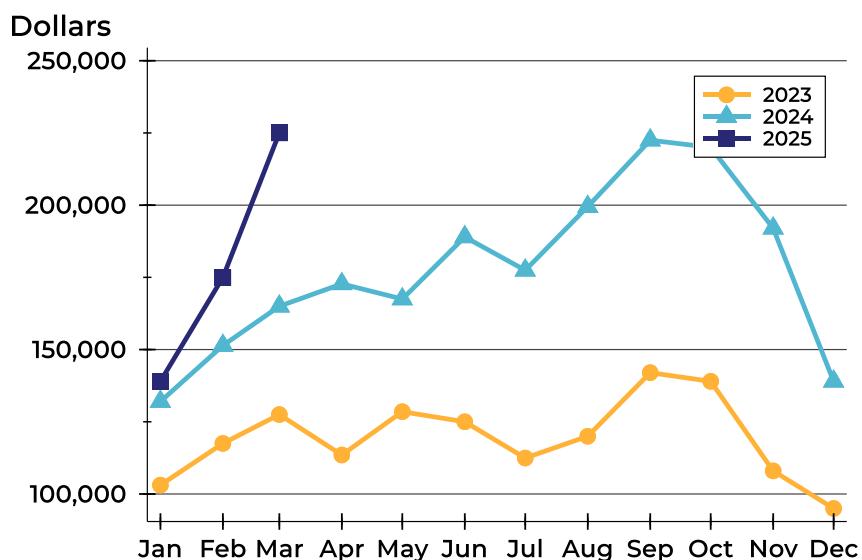
Brown County Active Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 127,114 | 140,248 | 190,092 |
| February | 130,687 | 146,270 | 196,683 |
| March | 128,729 | 174,838 | 204,804 |
| April | 125,713 | 173,475 | |
| May | 125,867 | 207,977 | |
| June | 127,216 | 226,743 | |
| July | 117,863 | 217,568 | |
| August | 138,900 | 219,500 | |
| September | 138,567 | 232,419 | |
| October | 141,985 | 232,751 | |
| November | 128,470 | 223,505 | |
| December | 125,961 | 184,094 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 103,075 | 132,000 | 139,000 |
| February | 117,500 | 151,400 | 175,000 |
| March | 127,500 | 165,000 | 225,000 |
| April | 113,500 | 172,750 | |
| May | 128,500 | 167,500 | |
| June | 125,000 | 189,000 | |
| July | 112,450 | 177,450 | |
| August | 120,000 | 199,500 | |
| September | 142,000 | 222,500 | |
| October | 139,000 | 220,000 | |
| November | 108,000 | 192,000 | |
| December | 95,000 | 139,000 | |



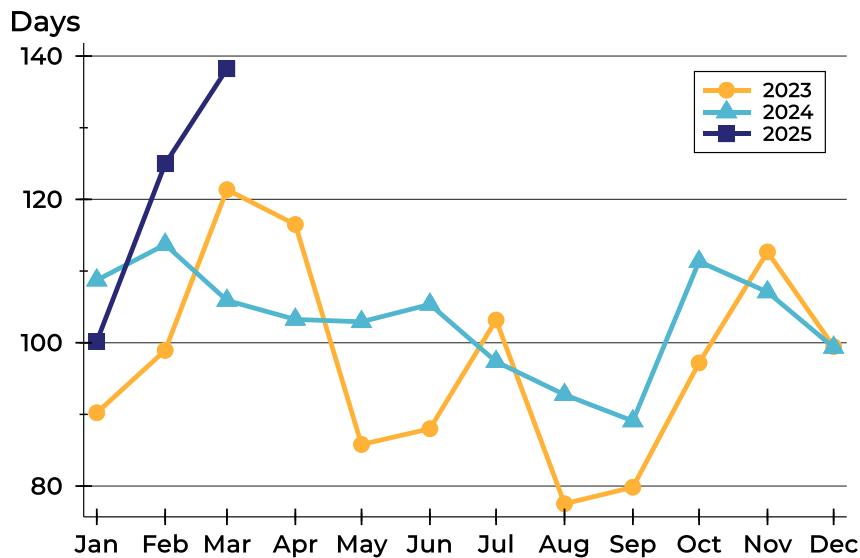
**March
2025**

Northeast Kansas MLS Statistics



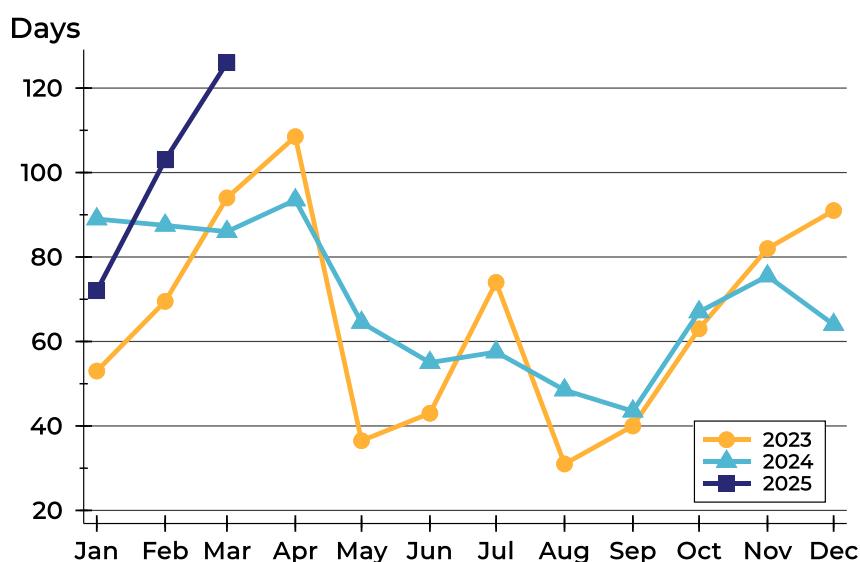
Brown County Active Listings Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 90 | 109 | 100 |
| February | 99 | 114 | 125 |
| March | 121 | 106 | 138 |
| April | 117 | 103 | 117 |
| May | 86 | 103 | 103 |
| June | 88 | 105 | 105 |
| July | 103 | 97 | 97 |
| August | 78 | 93 | 93 |
| September | 80 | 89 | 89 |
| October | 97 | 111 | 111 |
| November | 113 | 107 | 107 |
| December | 99 | 99 | 99 |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 53 | 89 | 72 |
| February | 70 | 88 | 103 |
| March | 94 | 86 | 126 |
| April | 109 | 94 | 109 |
| May | 37 | 65 | 37 |
| June | 43 | 55 | 43 |
| July | 74 | 58 | 74 |
| August | 31 | 49 | 31 |
| September | 40 | 44 | 40 |
| October | 63 | 67 | 63 |
| November | 82 | 76 | 82 |
| December | 91 | 64 | 91 |



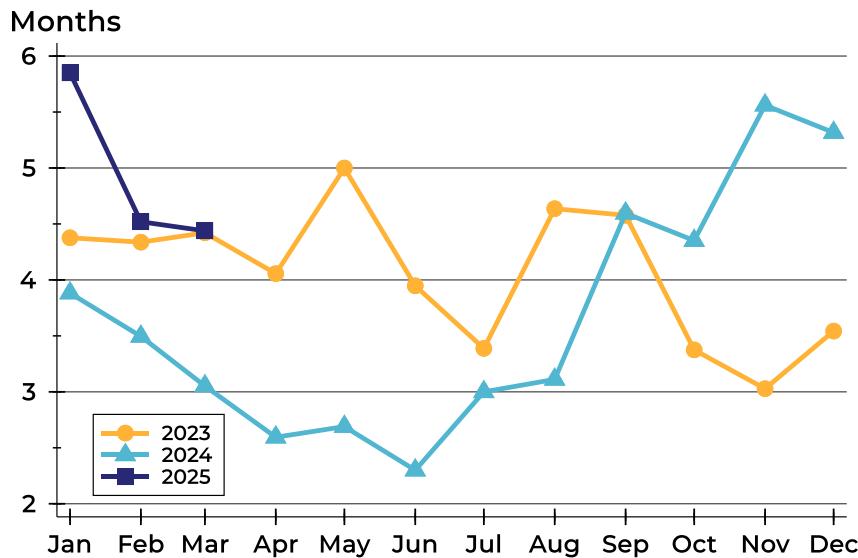
**March
2025**

Northeast Kansas MLS Statistics



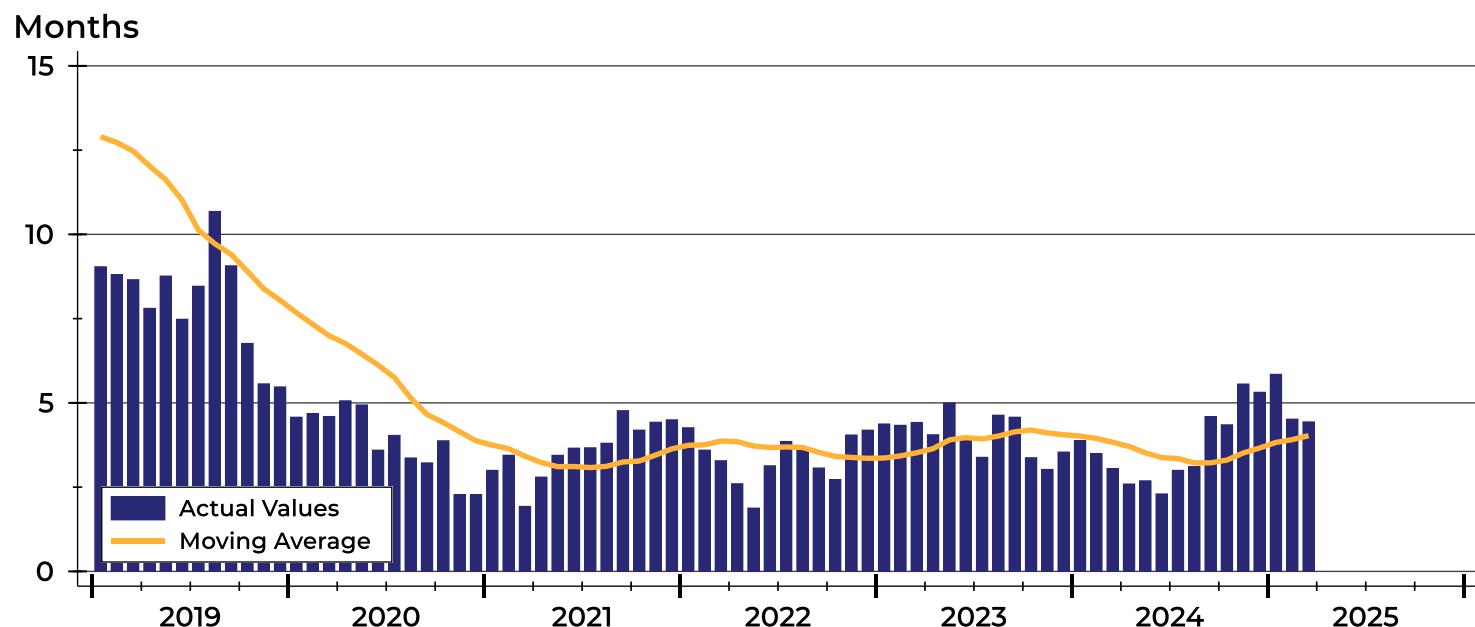
Brown County Months' Supply Analysis

Months' Supply by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 4.4 | 3.9 | 5.8 |
| February | 4.3 | 3.5 | 4.5 |
| March | 4.4 | 3.1 | 4.4 |
| April | 4.1 | 2.6 | 4.4 |
| May | 5.0 | 2.7 | 4.4 |
| June | 3.9 | 2.3 | 4.4 |
| July | 3.4 | 3.0 | 4.4 |
| August | 4.6 | 3.1 | 4.4 |
| September | 4.6 | 4.6 | 4.4 |
| October | 3.4 | 4.4 | 4.4 |
| November | 3.0 | 5.6 | 4.4 |
| December | 3.5 | 5.3 | 4.4 |

History of Month's Supply





**March
2025**

Northeast Kansas MLS Statistics



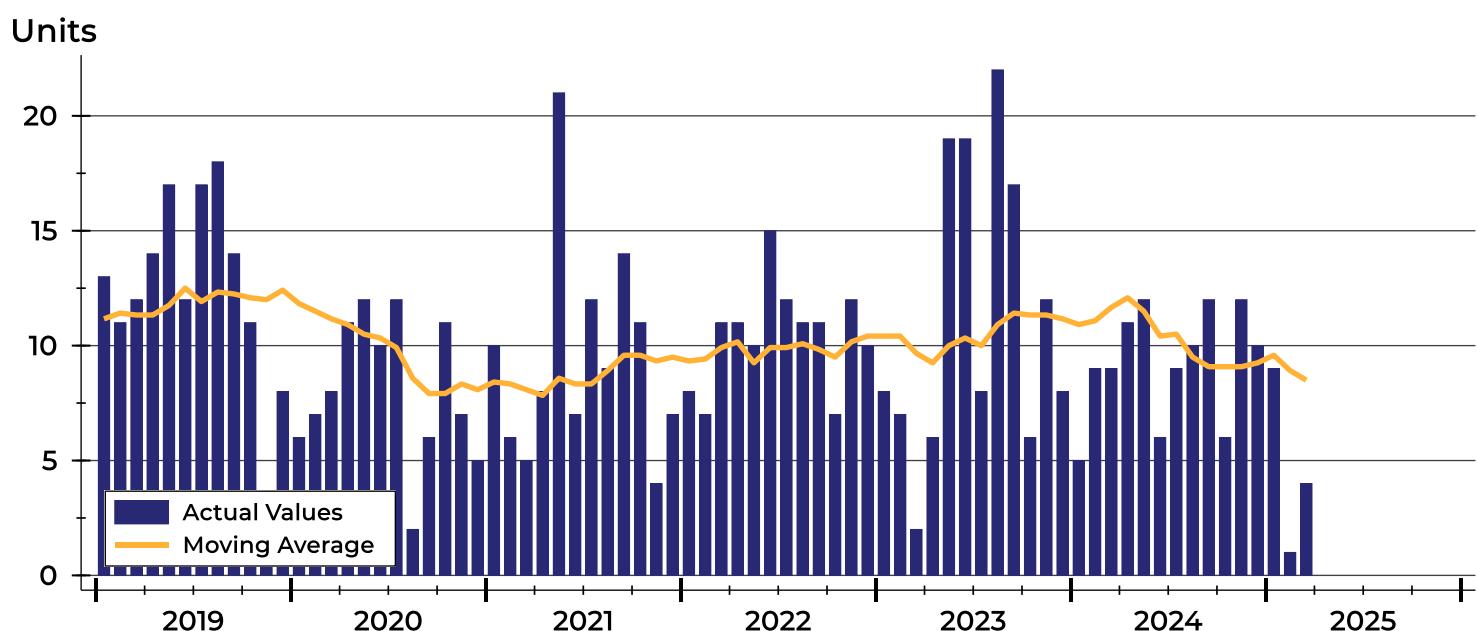
Brown County New Listings Analysis

| Summary Statistics for New Listings | | 2025 | March 2024 | Change |
|--|--------------------|----------------|---------------|--------|
| Current Month | New Listings | 4 | 9 | -55.6% |
| | Volume (1,000s) | 1,157 | 1,068 | 8.3% |
| | Average List Price | 289,125 | 118,611 | 143.8% |
| | Median List Price | 304,500 | 89,000 | 242.1% |
| Year-to-Date | New Listings | 14 | 23 | -39.1% |
| | Volume (1,000s) | 3,033 | 2,947 | 2.9% |
| | Average List Price | 216,657 | 128,148 | 69.1% |
| | Median List Price | 217,000 | 129,500 | 67.6% |

A total of 4 new listings were added in Brown County during March, down 55.6% from the same month in 2024. Year-to-date Brown County has seen 14 new listings.

The median list price of these homes was \$304,500 up from \$89,000 in 2024.

History of New Listings





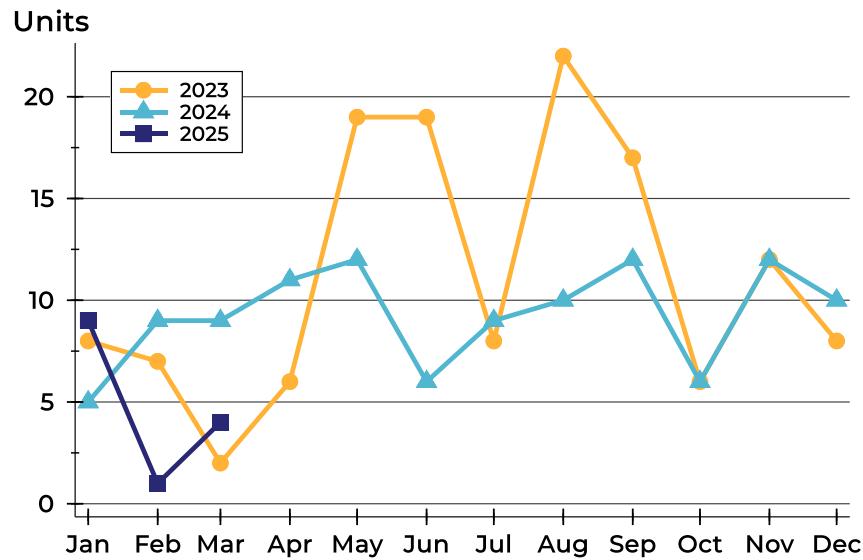
**March
2025**

Northeast Kansas MLS Statistics



Brown County New Listings Analysis

New Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|----------|
| January | 8 | 5 | 9 |
| February | 7 | 9 | 1 |
| March | 2 | 9 | 4 |
| April | 6 | 11 | |
| May | 19 | 12 | |
| June | 19 | 6 | |
| July | 8 | 9 | |
| August | 22 | 10 | |
| September | 17 | 12 | |
| October | 6 | 6 | |
| November | 12 | 12 | |
| December | 8 | 10 | |

New Listings by Price Range

| Price Range | New Listings | | List Price | | Days on Market | | Price as % of Orig. Med. | |
|---------------------|--------------|---------|------------|---------|----------------|------|--------------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 1 | 25.0% | 187,500 | 187,500 | 33 | 33 | 98.7% | 98.7% |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 1 | 25.0% | 260,000 | 260,000 | 21 | 21 | 100.0% | 100.0% |
| \$300,000-\$399,999 | 2 | 50.0% | 354,500 | 354,500 | 18 | 18 | 100.0% | 100.0% |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



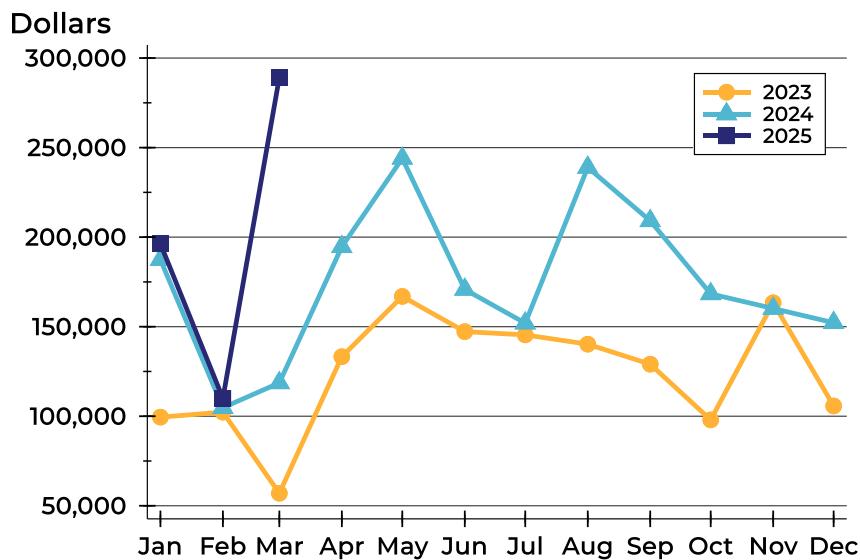
**March
2025**

Northeast Kansas MLS Statistics



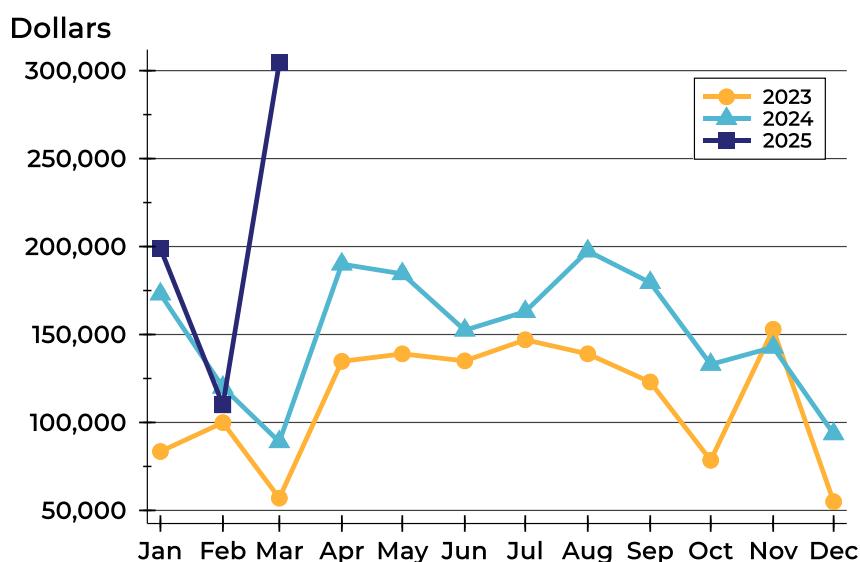
Brown County New Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 99,500 | 187,400 | 196,300 |
| February | 102,271 | 104,767 | 110,000 |
| March | 57,000 | 118,611 | 289,125 |
| April | 133,250 | 194,618 | |
| May | 166,905 | 243,992 | |
| June | 147,247 | 170,800 | |
| July | 145,425 | 151,967 | |
| August | 140,230 | 238,940 | |
| September | 129,064 | 209,125 | |
| October | 97,967 | 168,333 | |
| November | 163,375 | 160,167 | |
| December | 105,725 | 152,200 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 83,500 | 173,000 | 199,000 |
| February | 99,900 | 120,000 | 110,000 |
| March | 57,000 | 89,000 | 304,500 |
| April | 134,750 | 190,000 | |
| May | 139,000 | 184,500 | |
| June | 135,000 | 152,450 | |
| July | 147,000 | 163,000 | |
| August | 139,000 | 197,450 | |
| September | 123,000 | 179,500 | |
| October | 78,500 | 133,000 | |
| November | 153,000 | 142,750 | |
| December | 54,950 | 93,500 | |



**March
2025**

Northeast Kansas MLS Statistics



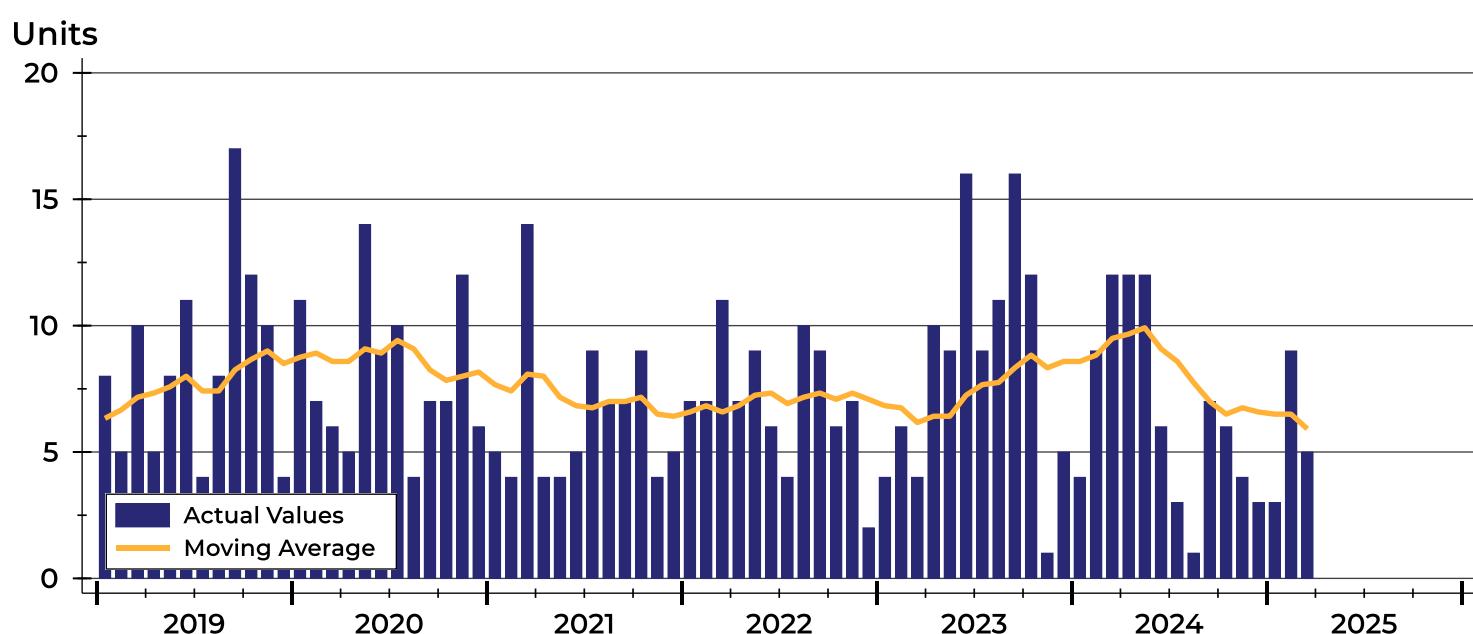
Brown County Contracts Written Analysis

| Summary Statistics for Contracts Written | | 2025 | March 2024 | Change | 2025 | Year-to-Date 2024 | Change |
|---|---------------------|----------------|---------------|--------|----------------|----------------------|--------|
| Contracts Written | | 5 | 12 | -58.3% | 17 | 25 | -32.0% |
| Volume (1,000s) | | 981 | 885 | 10.8% | 3,051 | 2,270 | 34.4% |
| Average | Sale Price | 196,180 | 73,725 | 166.1% | 179,453 | 90,808 | 97.6% |
| | Days on Market | 115 | 100 | 15.0% | 114 | 95 | 20.0% |
| | Percent of Original | 84.7% | 74.0% | 14.5% | 85.1% | 81.7% | 4.2% |
| Median | Sale Price | 119,900 | 34,700 | 245.5% | 127,000 | 89,000 | 42.7% |
| | Days on Market | 98 | 41 | 139.0% | 96 | 74 | 29.7% |
| | Percent of Original | 80.9% | 90.1% | -10.2% | 93.5% | 88.8% | 5.3% |

A total of 5 contracts for sale were written in Brown County during the month of March, down from 12 in 2024. The median list price of these homes was \$119,900, up from \$34,700 the prior year.

Half of the homes that went under contract in March were on the market less than 98 days, compared to 40 days in March 2024.

History of Contracts Written





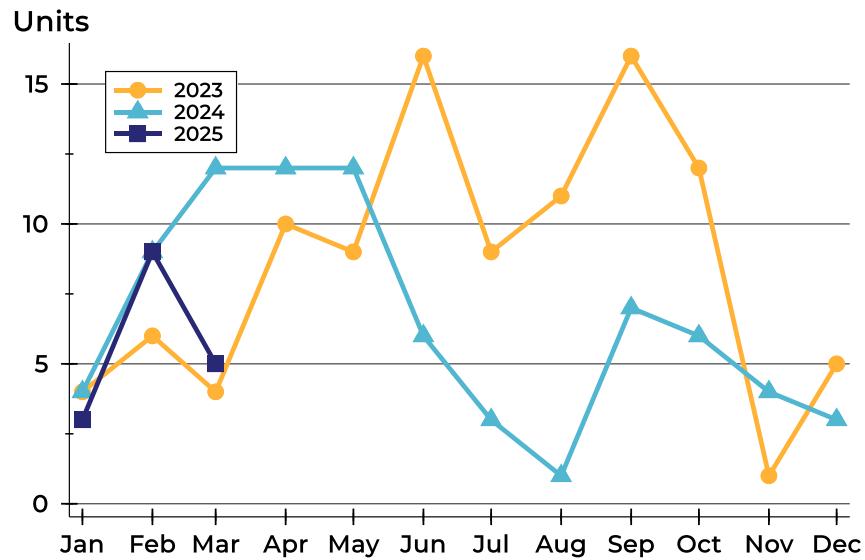
**March
2025**

Northeast Kansas MLS Statistics



Brown County Contracts Written Analysis

Contracts Written by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 4 | 4 | 3 |
| February | 6 | 9 | 9 |
| March | 4 | 12 | 5 |
| April | 10 | 12 | |
| May | 9 | 12 | |
| June | 16 | 6 | |
| July | 9 | 3 | |
| August | 11 | 1 | |
| September | 16 | 7 | |
| October | 12 | 6 | |
| November | 1 | 4 | |
| December | 5 | 3 | |

Contracts Written by Price Range

| Price Range | Contracts Written | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 1 | 20.0% | 45,000 | 45,000 | 92 | 92 | 77.8% | 77.8% |
| \$50,000-\$99,999 | 1 | 20.0% | 89,000 | 89,000 | 98 | 98 | 80.9% | 80.9% |
| \$100,000-\$124,999 | 1 | 20.0% | 119,900 | 119,900 | 47 | 47 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 1 | 20.0% | 127,000 | 127,000 | 144 | 144 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 1 | 20.0% | 600,000 | 600,000 | 194 | 194 | 64.7% | 64.7% |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



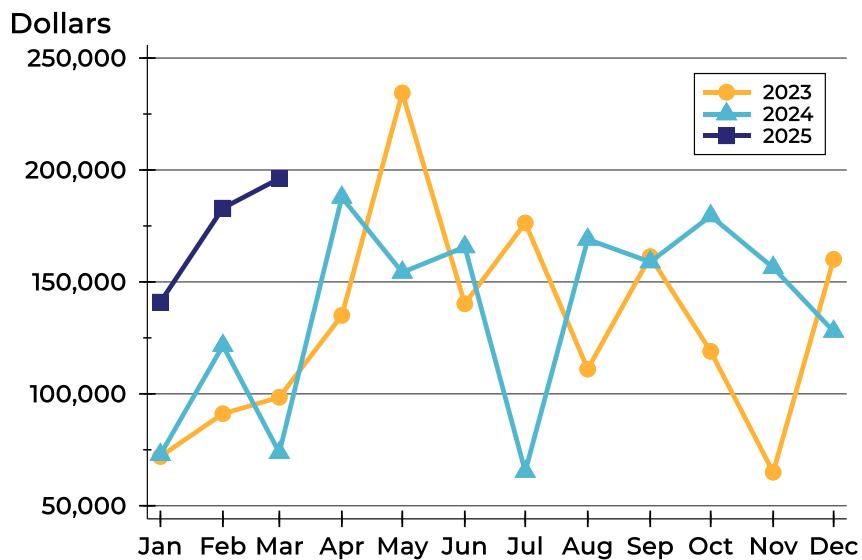
**March
2025**

Northeast Kansas MLS Statistics



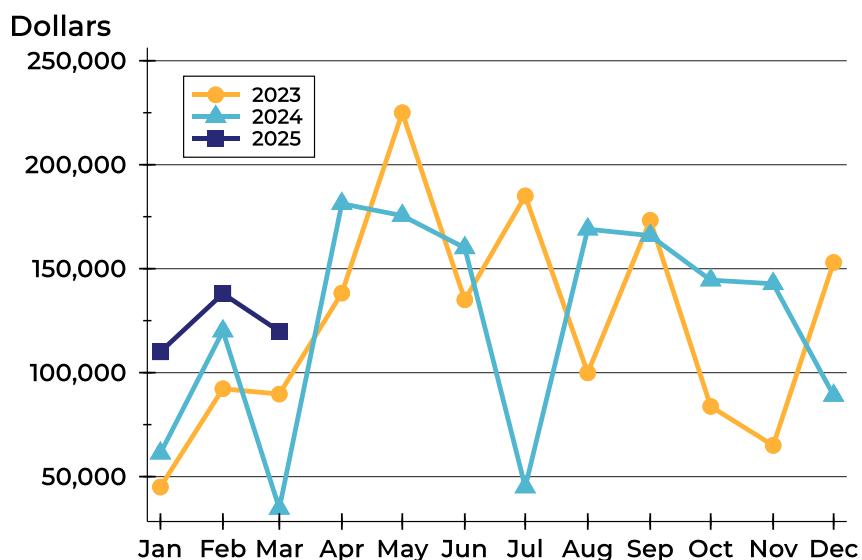
Brown County Contracts Written Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 72,000 | 72,875 | 141,000 |
| February | 91,117 | 121,556 | 182,978 |
| March | 98,475 | 73,725 | 196,180 |
| April | 135,050 | 187,750 | |
| May | 234,422 | 154,250 | |
| June | 140,231 | 165,650 | |
| July | 176,333 | 65,300 | |
| August | 111,041 | 169,000 | |
| September | 161,306 | 158,914 | |
| October | 118,983 | 179,483 | |
| November | 65,000 | 156,375 | |
| December | 160,100 | 127,867 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 45,000 | 61,250 | 110,000 |
| February | 92,250 | 120,000 | 138,000 |
| March | 89,700 | 34,700 | 119,900 |
| April | 138,250 | 181,250 | |
| May | 225,000 | 175,500 | |
| June | 135,000 | 160,000 | |
| July | 185,000 | 45,000 | |
| August | 99,900 | 169,000 | |
| September | 173,250 | 165,900 | |
| October | 83,750 | 144,500 | |
| November | 65,000 | 142,750 | |
| December | 153,000 | 89,000 | |



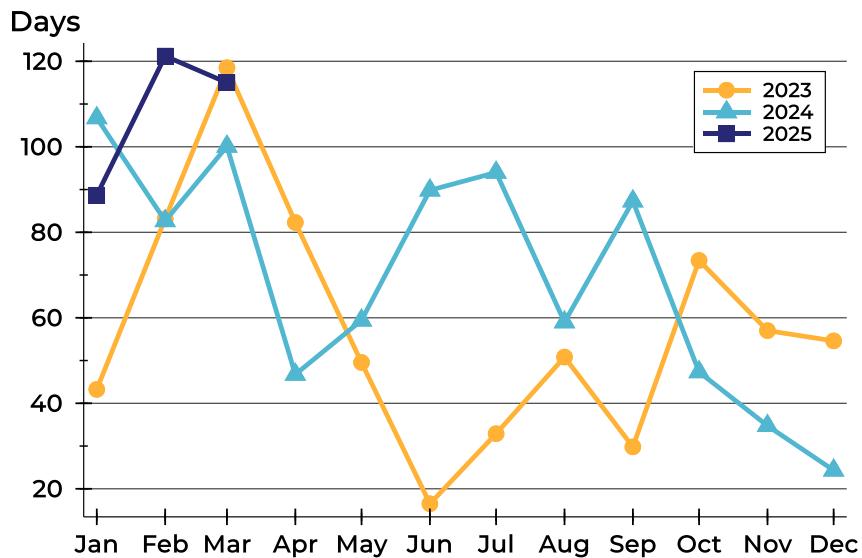
**March
2025**

Northeast Kansas MLS Statistics



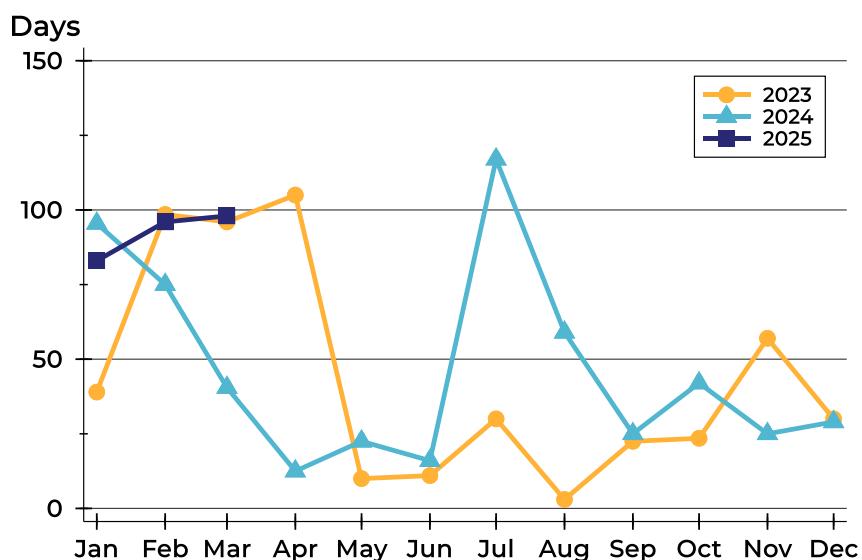
Brown County Contracts Written Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 43 | 107 | 89 |
| February | 83 | 83 | 121 |
| March | 119 | 100 | 115 |
| April | 82 | 47 | |
| May | 50 | 59 | |
| June | 17 | 90 | |
| July | 33 | 94 | |
| August | 51 | 59 | |
| September | 30 | 87 | |
| October | 73 | 47 | |
| November | 57 | 35 | |
| December | 55 | 24 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 39 | 96 | 83 |
| February | 99 | 75 | 96 |
| March | 96 | 41 | 98 |
| April | 105 | 13 | |
| May | 10 | 23 | |
| June | 11 | 16 | |
| July | 30 | 117 | |
| August | 3 | 59 | |
| September | 23 | 25 | |
| October | 24 | 42 | |
| November | 57 | 25 | |
| December | 30 | 29 | |



**March
2025**

Northeast Kansas MLS Statistics



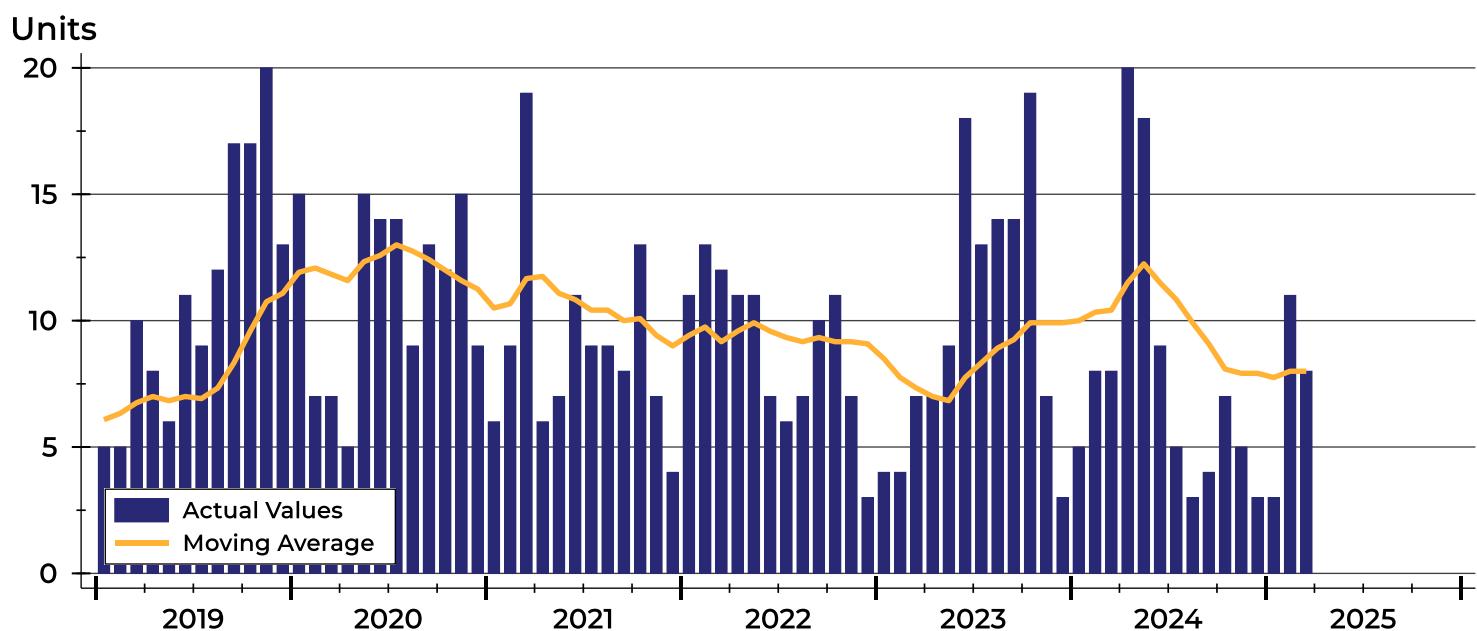
Brown County Pending Contracts Analysis

| Summary Statistics for Pending Contracts | | 2025 | End of March 2024 | Change |
|---|---------------------|----------------|----------------------|--------|
| Pending Contracts | | 8 | 8 | 0.0% |
| Volume (1,000s) | | 1,321 | 573 | 130.5% |
| Average | List Price | 165,100 | 71,600 | 130.6% |
| | Days on Market | 112 | 139 | -19.4% |
| | Percent of Original | 87.5% | 82.9% | 5.5% |
| Median | List Price | 132,000 | 34,700 | 280.4% |
| | Days on Market | 97 | 142 | -31.7% |
| | Percent of Original | 98.9% | 84.9% | 16.5% |

A total of 8 listings in Brown County had contracts pending at the end of March, the same number of contracts pending at the end of March 2024.

Pending contracts reflect listings with a contract in place at the end of the month. In contrast, contracts written measures the number of listings put under contract during the month.

History of Pending Contracts





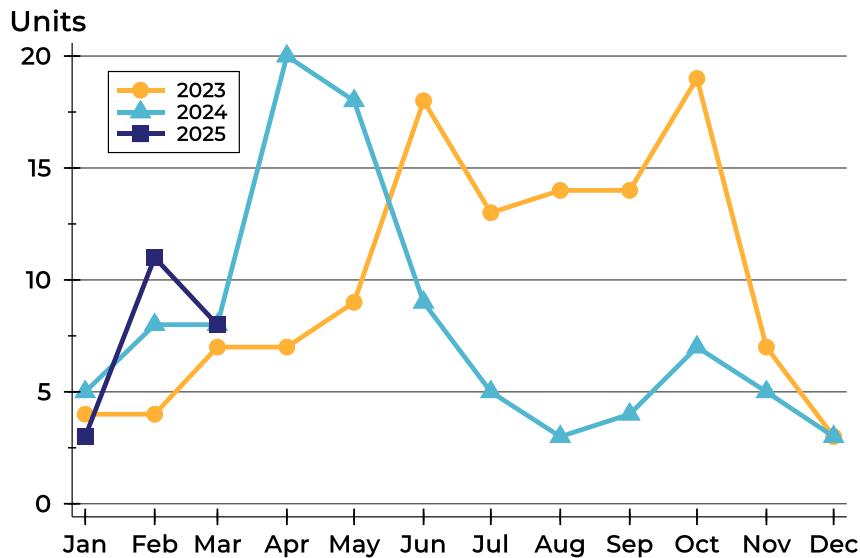
**March
2025**

Northeast Kansas MLS Statistics



Brown County Pending Contracts Analysis

Pending Contracts by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 4 | 5 | 3 |
| February | 4 | 8 | 11 |
| March | 7 | 8 | 8 |
| April | 7 | 20 | 11 |
| May | 9 | 18 | 9 |
| June | 18 | 9 | 18 |
| July | 13 | 5 | 13 |
| August | 14 | 3 | 14 |
| September | 14 | 4 | 14 |
| October | 19 | 7 | 19 |
| November | 7 | 5 | 7 |
| December | 3 | 3 | 3 |

Pending Contracts by Price Range

| Price Range | Pending Contracts | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 2 | 25.0% | 74,450 | 74,450 | 183 | 183 | 60.4% | 60.4% |
| \$100,000-\$124,999 | 1 | 12.5% | 119,900 | 119,900 | 47 | 47 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 2 | 25.0% | 132,000 | 132,000 | 120 | 120 | 98.9% | 98.9% |
| \$150,000-\$174,999 | 1 | 12.5% | 174,000 | 174,000 | 132 | 132 | 80.9% | 80.9% |
| \$175,000-\$199,999 | 1 | 12.5% | 199,000 | 199,000 | 23 | 23 | 100.0% | 100.0% |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 1 | 12.5% | 415,000 | 415,000 | 88 | 88 | 100.0% | 100.0% |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



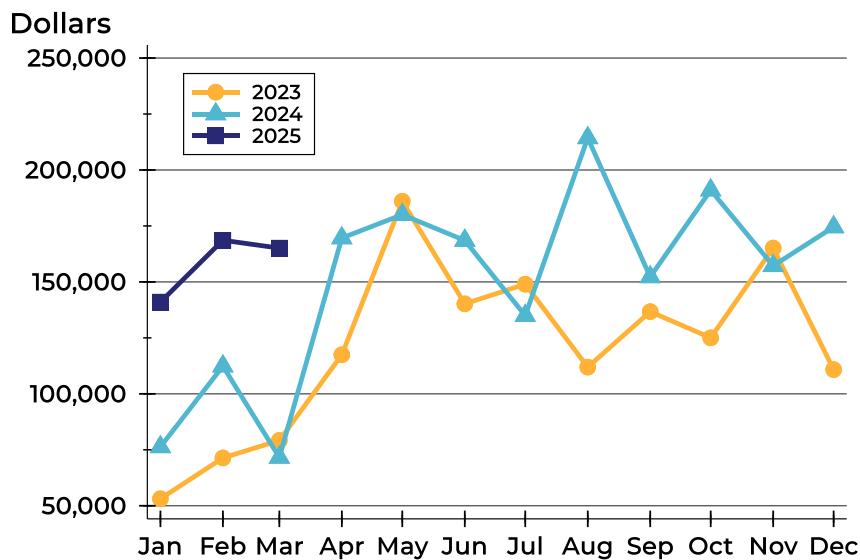
**March
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Northeast Kansas MLS Statistics



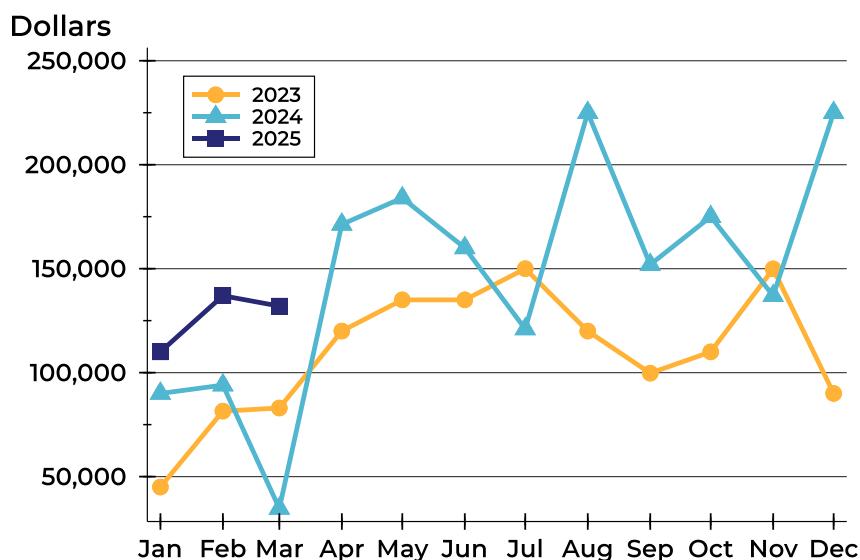
Brown County Pending Contracts Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 53,125 | 76,300 | 141,000 |
| February | 71,375 | 112,375 | 168,618 |
| March | 79,200 | 71,600 | 165,100 |
| April | 117,457 | 169,605 | |
| May | 186,044 | 180,056 | |
| June | 140,200 | 168,511 | |
| July | 148,985 | 134,960 | |
| August | 111,943 | 214,333 | |
| September | 136,729 | 152,225 | |
| October | 125,016 | 191,000 | |
| November | 165,129 | 157,200 | |
| December | 110,833 | 174,533 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 45,000 | 89,999 | 110,000 |
| February | 81,500 | 94,000 | 137,000 |
| March | 83,000 | 34,700 | 132,000 |
| April | 120,000 | 171,300 | |
| May | 135,000 | 184,000 | |
| June | 135,000 | 160,000 | |
| July | 150,000 | 121,000 | |
| August | 120,000 | 225,000 | |
| September | 99,750 | 151,950 | |
| October | 110,000 | 175,000 | |
| November | 149,900 | 137,000 | |
| December | 89,999 | 225,000 | |



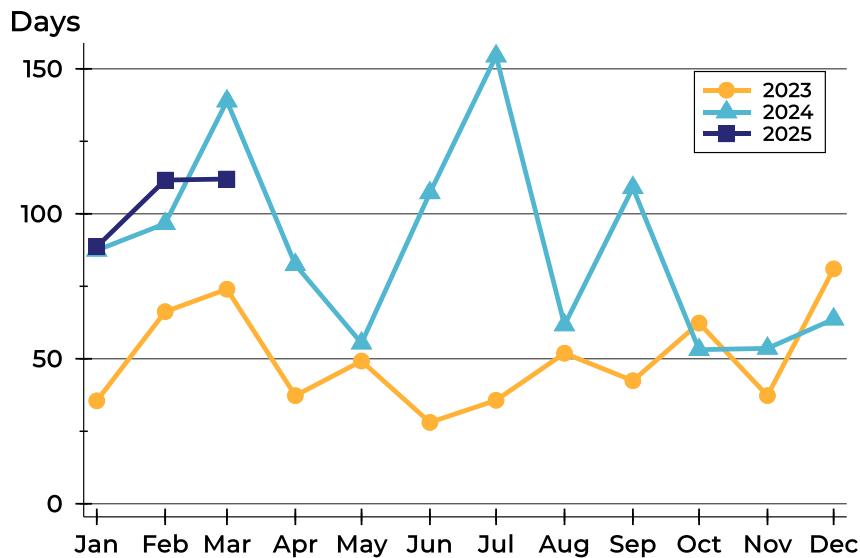
**March
2025**

Northeast Kansas MLS Statistics



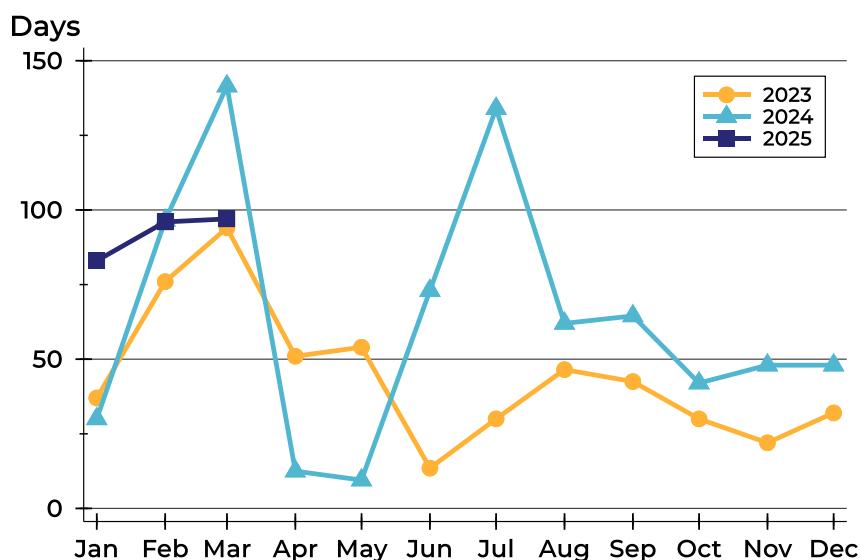
Brown County Pending Contracts Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------------|
| January | 36 | 87 | 89 |
| February | 66 | 97 | 112 |
| March | 74 | 139 | 112 |
| April | 37 | 82 | |
| May | 49 | 55 | |
| June | 28 | 107 | |
| July | 36 | 154 | |
| August | 52 | 62 | |
| September | 42 | 109 | |
| October | 62 | 53 | |
| November | 37 | 54 | |
| December | 81 | 64 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|-----------|
| January | 37 | 30 | 83 |
| February | 76 | 97 | 96 |
| March | 94 | 142 | 97 |
| April | 51 | 13 | |
| May | 54 | 10 | |
| June | 14 | 73 | |
| July | 30 | 134 | |
| August | 47 | 62 | |
| September | 43 | 65 | |
| October | 30 | 42 | |
| November | 22 | 48 | |
| December | 32 | 48 | |



**March
2025**

Northeast Kansas MLS Statistics



Nemaha County Housing Report



Market Overview

Nemaha County Home Sales Fell in March

Total home sales in Nemaha County fell last month to 0 units, compared to 2 units in March 2024. Total sales volume was \$0.0 million, down from a year earlier.

The median sale price in March 2024 was \$107,250. Homes that sold in this same period were typically on the market for 10 days and sold for 101.6% of their list prices.

Nemaha County Active Listings Remain the Same at End of March

The total number of active listings in Nemaha County at the end of March was 6 units, the same as in March 2024. Since there were no home sales last month, the months' supply of homes cannot be calculated. The median list price of homes on the market at the end of March was \$216,500.

During March, a total of 0 contracts were written down from 4 in March 2024. At the end of the month, there were 2 contracts still pending.

Report Contents

- **Summary Statistics – Page 2**
- **Closed Listing Analysis – Page 3**
- **Active Listings Analysis – Page 7**
- **Months' Supply Analysis – Page 11**
- **New Listings Analysis – Page 12**
- **Contracts Written Analysis – Page 15**
- **Pending Contracts Analysis – Page 19**

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**March
2025**

Northeast Kansas MLS Statistics



Nemaha County Summary Statistics

| March MLS Statistics Three-year History | Current Month | | | Year-to-Date | | |
|--|--|--------------------------|--------------------------|--------------------------|-------------------------|--------------------------|
| | 2025 | 2024 | 2023 | 2025 | 2024 | 2023 |
| Home Sales Change from prior year | 0 -100.0% | 2 -33.3% | 3 -57.1% | 3 50.0% | 2 -77.8% | 9 -10.0% |
| Active Listings Change from prior year | 6 0.0% | 6 -14.3% | 7 600.0% | N/A | N/A | N/A |
| Months' Supply Change from prior year | 2.3 -8.0% | 2.5 -7.4% | 2.7 800.0% | N/A | N/A | N/A |
| New Listings Change from prior year | 4 100.0% | 2 -60.0% | 5 0.0% | 5 -37.5% | 8 -27.3% | 11 -21.4% |
| Contracts Written Change from prior year | 0 -100.0% | 4 0.0% | 4 33.3% | 2 -75.0% | 8 0.0% | 8 -27.3% |
| Pending Contracts Change from prior year | 2 -66.7% | 6 20.0% | 5 25.0% | N/A | N/A | N/A |
| Sales Volume (1,000s) Change from prior year | 0 -100.0% | 215 -53.0% | 457 -67.6% | 390 81.4% | 215 -89.6% | 2,062 30.3% |
| Average | Sale Price Change from prior year | N/A N/A | 107,250 -29.5% | 152,167 -24.6% | 130,000 21.2% | 107,250 -53.2% |
| | List Price of Actives Change from prior year | 234,233 -25.2% | 313,000 76.1% | 177,714 -0.7% | N/A | N/A |
| | Days on Market Change from prior year | N/A N/A | 10 0.0% | 10 -60.0% | 60 500.0% | 10 -28.6% |
| | Percent of List Change from prior year | N/A N/A | 101.6% 1.7% | 99.9% 4.4% | 92.1% -9.4% | 101.6% 1.1% |
| | Percent of Original Change from prior year | N/A N/A | 101.6% 1.7% | 99.9% 4.4% | 89.4% -12.0% | 101.6% 1.1% |
| Median | Sale Price Change from prior year | N/A N/A | 107,250 12.9% | 95,000 -45.7% | 90,000 -16.1% | 107,250 -42.0% |
| | List Price of Actives Change from prior year | 216,500 -35.4% | 335,000 92.0% | 174,500 -2.5% | N/A | N/A |
| | Days on Market Change from prior year | N/A N/A | 10 100.0% | 5 -28.6% | 21 110.0% | 10 11.1% |
| | Percent of List Change from prior year | N/A N/A | 101.6% 0.9% | 100.7% 5.6% | 94.7% -6.8% | 101.6% 1.6% |
| | Percent of Original Change from prior year | N/A N/A | 101.6% 0.9% | 100.7% 5.6% | 94.7% -6.8% | 101.6% 1.6% |

Note: Year-to-date statistics cannot be calculated for Active Listings, Months' Supply and Pending Contracts.



**March
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Northeast Kansas MLS Statistics



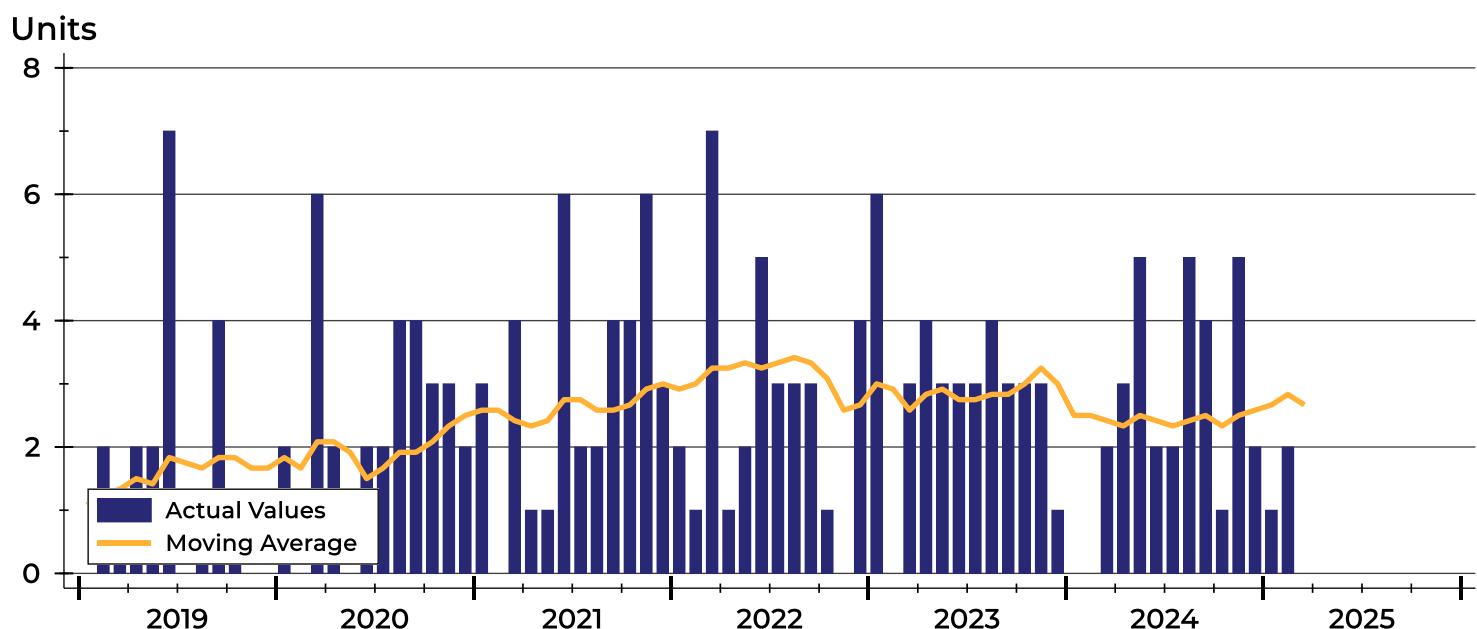
Nemaha County Closed Listings Analysis

| Summary Statistics for Closed Listings | | 2025 | March 2024 | Change | Year-to-Date | | |
|---|---------------------|------------|---------------|---------|----------------|---------|--------|
| | | | | | 2025 | 2024 | Change |
| Closed Listings | | 0 | 2 | -100.0% | 3 | 2 | 50.0% |
| Volume (1,000s) | | 0 | 215 | -100.0% | 390 | 215 | 81.4% |
| Months' Supply | | 2.3 | 2.5 | -8.0% | N/A | N/A | N/A |
| Average | Sale Price | N/A | 107,250 | N/A | 130,000 | 107,250 | 21.2% |
| | Days on Market | N/A | 10 | N/A | 60 | 10 | 500.0% |
| | Percent of List | N/A | 101.6% | N/A | 92.1% | 101.6% | -9.4% |
| | Percent of Original | N/A | 101.6% | N/A | 89.4% | 101.6% | -12.0% |
| Median | Sale Price | N/A | 107,250 | N/A | 90,000 | 107,250 | -16.1% |
| | Days on Market | N/A | 10 | N/A | 21 | 10 | 110.0% |
| | Percent of List | N/A | 101.6% | N/A | 94.7% | 101.6% | -6.8% |
| | Percent of Original | N/A | 101.6% | N/A | 94.7% | 101.6% | -6.8% |

A total of 0 homes sold in Nemaha County in March, down from 2 units in March 2024. Total sales volume fell to \$0.0 million compared to \$0.2 million in the previous year.

The median sales price in March 2024 was \$107,250. Median days on market for the same time period was 10 days.

History of Closed Listings





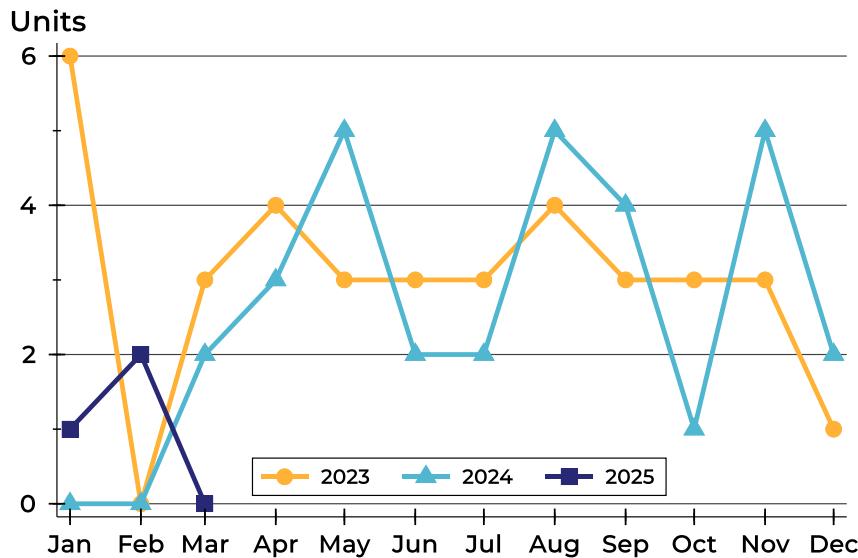
**March
2025**

Northeast Kansas MLS Statistics



Nemaha County Closed Listings Analysis

Closed Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 6 | 0 | 1 |
| February | 0 | 0 | 2 |
| March | 3 | 2 | 0 |
| April | 4 | 3 | 0 |
| May | 3 | 5 | 0 |
| June | 3 | 2 | 0 |
| July | 3 | 2 | 0 |
| August | 4 | 5 | 0 |
| September | 3 | 4 | 0 |
| October | 3 | 1 | 0 |
| November | 3 | 5 | 0 |
| December | 1 | 2 | 0 |

Closed Listings by Price Range

| Price Range | Sales Number | Sales Percent | Months' Supply | Sale Price Average | Sale Price Median | Days on Market Avg. | Days on Market Med. | Price as % of List Avg. | Price as % of List Med. | Price as % of Orig. Avg. | Price as % of Orig. Med. |
|---------------------|-----------------|------------------|-------------------|-----------------------|----------------------|------------------------|------------------------|----------------------------|----------------------------|-----------------------------|-----------------------------|
| Below \$25,000 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



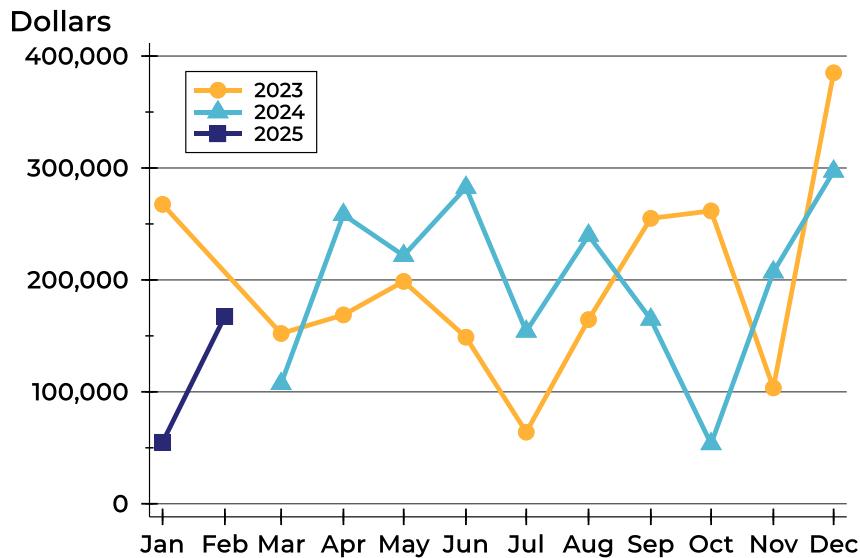
**March
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Northeast Kansas MLS Statistics



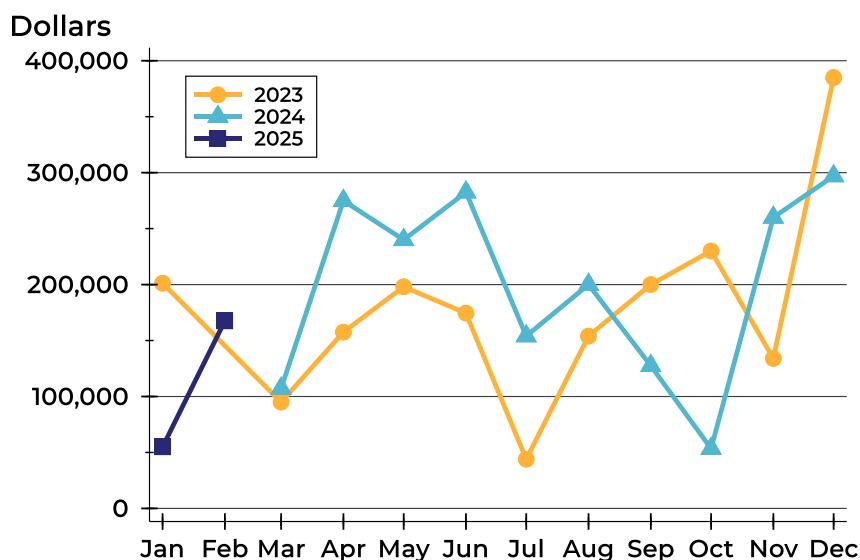
Nemaha County Closed Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 267,500 | N/A | 55,000 |
| February | N/A | N/A | 167,500 |
| March | 152,167 | 107,250 | N/A |
| April | 168,750 | 258,333 | |
| May | 198,667 | 221,700 | |
| June | 148,833 | 282,500 | |
| July | 64,000 | 154,000 | |
| August | 164,500 | 239,800 | |
| September | 255,000 | 164,750 | |
| October | 261,667 | 53,500 | |
| November | 103,500 | 207,000 | |
| December | 385,000 | 297,000 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 201,250 | N/A | 55,000 |
| February | N/A | N/A | 167,500 |
| March | 95,000 | 107,250 | N/A |
| April | 157,500 | 275,000 | |
| May | 198,000 | 240,000 | |
| June | 174,500 | 282,500 | |
| July | 44,000 | 154,000 | |
| August | 154,000 | 200,000 | |
| September | 200,000 | 127,500 | |
| October | 230,000 | 53,500 | |
| November | 134,000 | 260,000 | |
| December | 385,000 | 297,000 | |



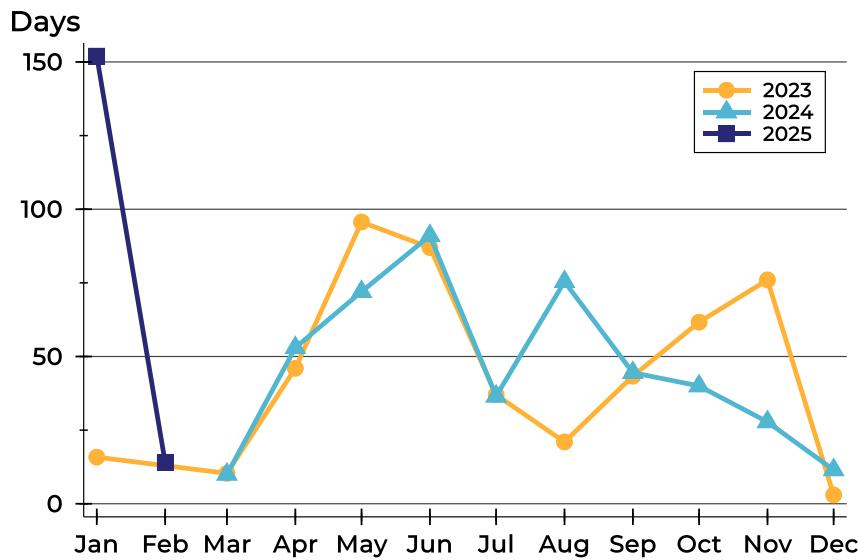
**March
2025**

Northeast Kansas MLS Statistics



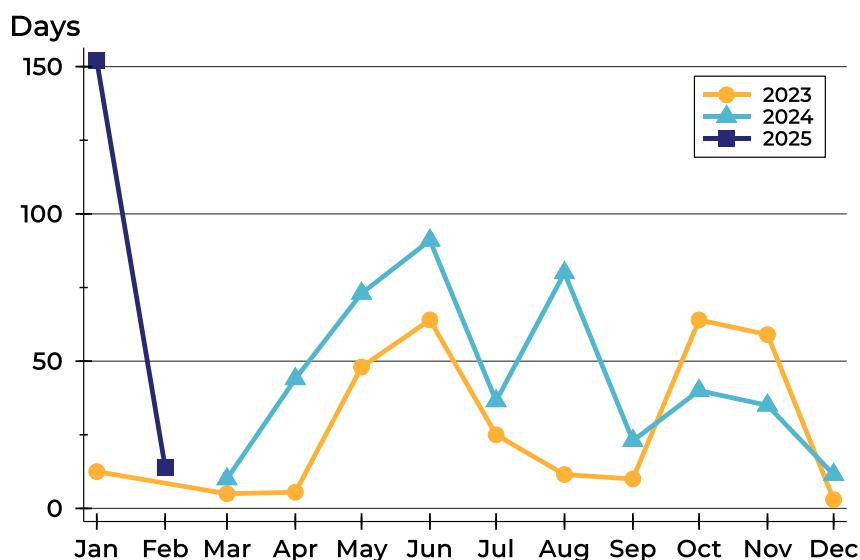
Nemaha County Closed Listings Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 16 | N/A | 152 |
| February | N/A | N/A | 14 |
| March | 10 | 10 | N/A |
| April | 46 | 53 | |
| May | 96 | 72 | |
| June | 87 | 91 | |
| July | 37 | 37 | |
| August | 21 | 75 | |
| September | 43 | 45 | |
| October | 62 | 40 | |
| November | 76 | 28 | |
| December | 3 | 12 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 13 | N/A | 152 |
| February | N/A | N/A | 14 |
| March | 5 | 10 | N/A |
| April | 6 | 44 | |
| May | 48 | 73 | |
| June | 64 | 91 | |
| July | 25 | 37 | |
| August | 12 | 80 | |
| September | 10 | 23 | |
| October | 64 | 40 | |
| November | 59 | 35 | |
| December | 3 | 12 | |



**March
2025**

Northeast Kansas MLS Statistics



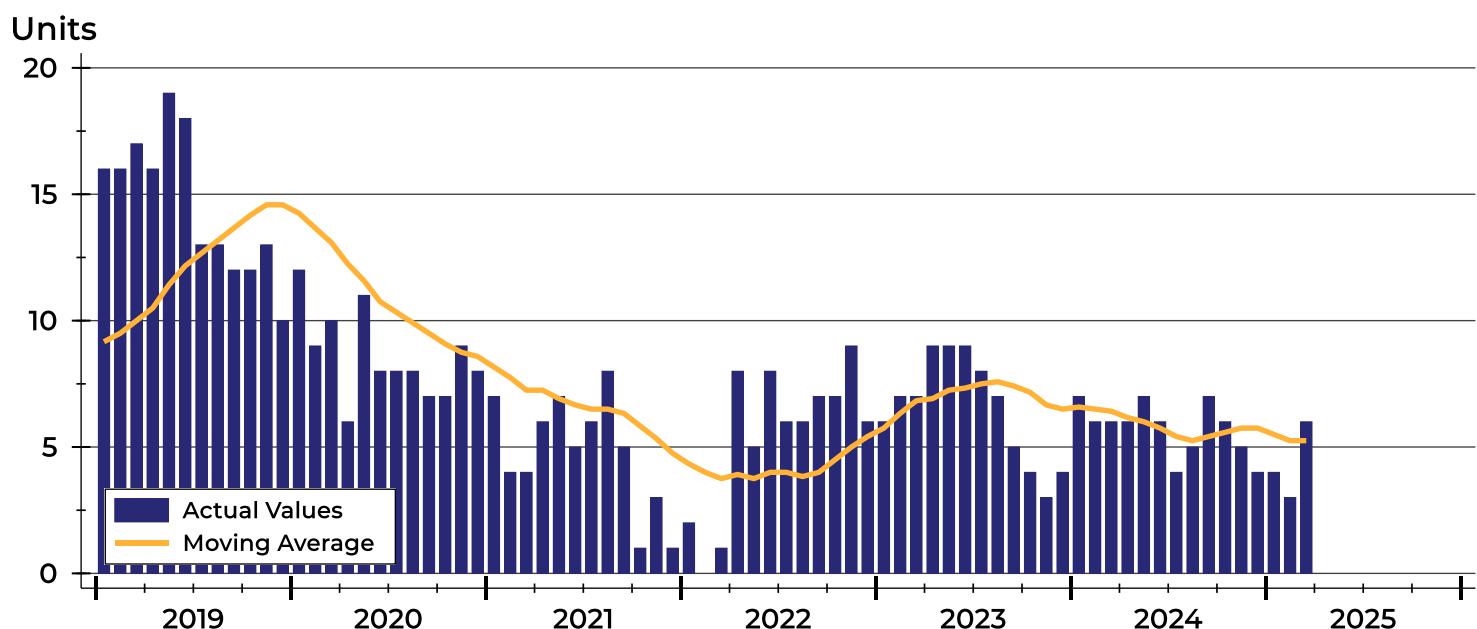
Nemaha County Active Listings Analysis

| Summary Statistics for Active Listings | | 2025 | End of March 2024 | Change |
|---|---------------------|----------------|----------------------|--------|
| Active Listings | | 6 | 6 | 0.0% |
| Volume (1,000s) | | 1,405 | 1,878 | -25.2% |
| Months' Supply | | 2.3 | 2.5 | -8.0% |
| Average | List Price | 234,233 | 313,000 | -25.2% |
| | Days on Market | 97 | 93 | 4.3% |
| | Percent of Original | 95.3% | 97.5% | -2.3% |
| Median | List Price | 216,500 | 335,000 | -35.4% |
| | Days on Market | 18 | 72 | -75.0% |
| | Percent of Original | 100.0% | 98.7% | 1.3% |

A total of 6 homes were available for sale in Nemaha County at the end of March. The months' supply of active listings cannot be calculated since there were no home sales in the previous month.

The median list price of homes on the market at the end of March was \$216,500, down 35.4% from 2024. The typical time on market for active listings was 18 days, down from 72 days a year earlier.

History of Active Listings





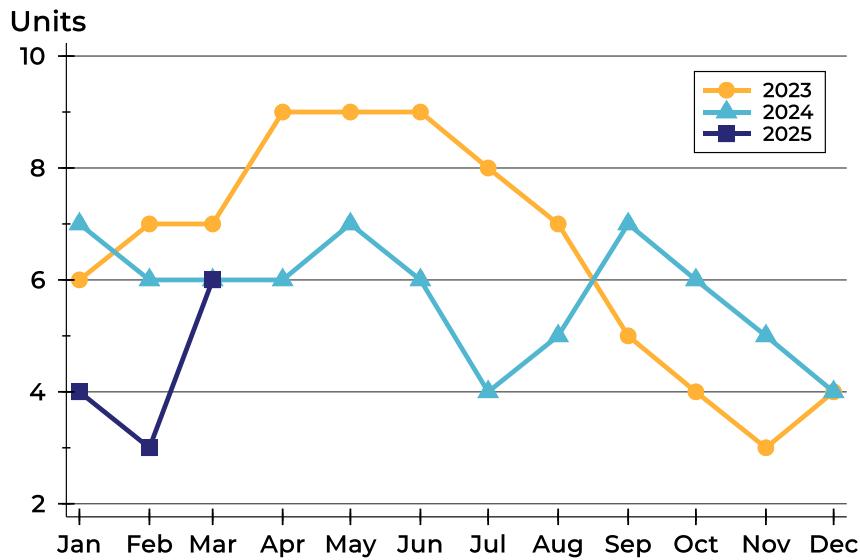
**March
2025**

Northeast Kansas MLS Statistics



Nemaha County Active Listings Analysis

Active Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 6 | 7 | 4 |
| February | 7 | 6 | 3 |
| March | 7 | 6 | 6 |
| April | 9 | 6 | |
| May | 9 | 7 | |
| June | 9 | 6 | |
| July | 8 | 4 | |
| August | 7 | 5 | |
| September | 5 | 7 | |
| October | 4 | 6 | |
| November | 3 | 5 | |
| December | 4 | 4 | |

Active Listings by Price Range

| Price Range | Active Listings Number | Active Listings Percent | Months' Supply | List Price Average | List Price Median | Days on Market Avg. | Days on Market Med. | Price as % of Orig. Avg. | Price as % of Orig. Med. |
|---------------------|---------------------------|----------------------------|-------------------|-----------------------|----------------------|------------------------|------------------------|-----------------------------|-----------------------------|
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 1 | 16.7% | N/A | 145,000 | 145,000 | 6 | 6 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 2 | 33.3% | N/A | 169,500 | 169,500 | 18 | 18 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 1 | 16.7% | N/A | 259,000 | 259,000 | 364 | 364 | 78.5% | 78.5% |
| \$300,000-\$399,999 | 2 | 33.3% | N/A | 331,200 | 331,200 | 88 | 88 | 96.7% | 96.7% |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



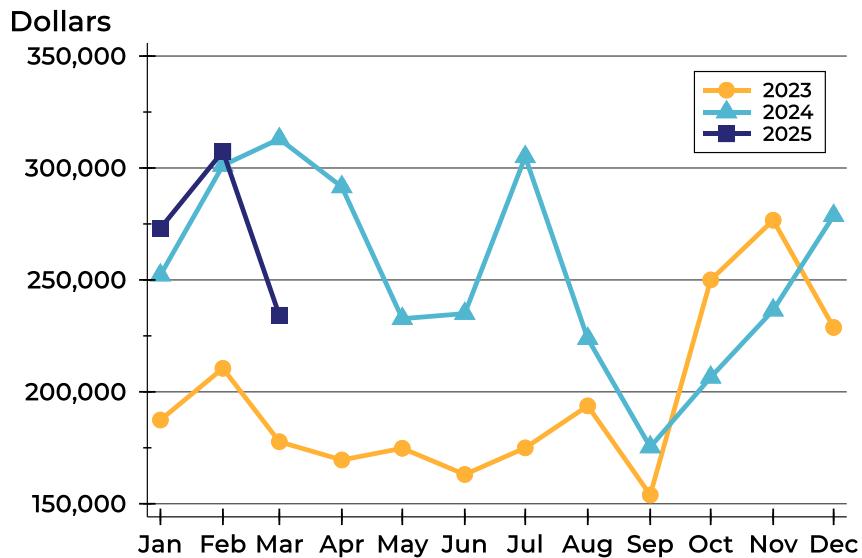
**March
2025**

Northeast Kansas MLS Statistics



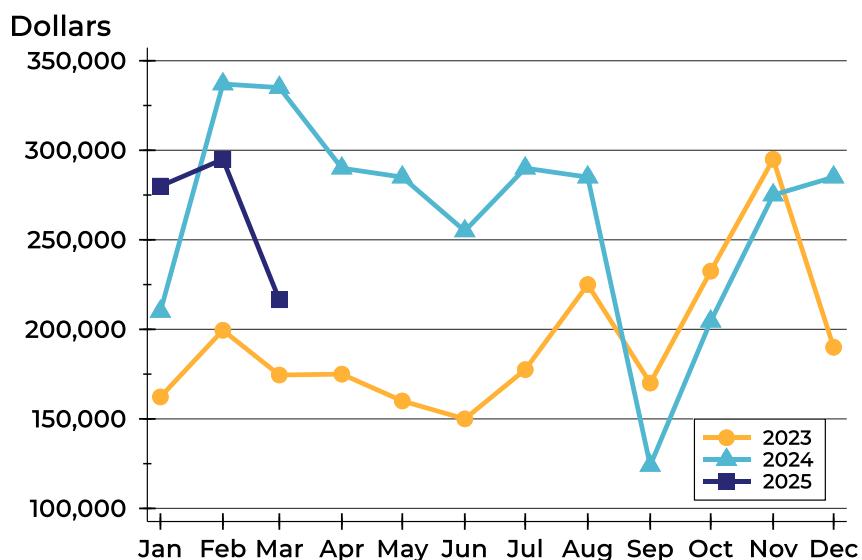
Nemaha County Active Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 187,417 | 252,143 | 273,075 |
| February | 210,500 | 301,167 | 307,467 |
| March | 177,714 | 313,000 | 234,233 |
| April | 169,555 | 291,567 | |
| May | 174,800 | 232,686 | |
| June | 163,089 | 234,967 | |
| July | 174,975 | 305,000 | |
| August | 193,744 | 223,800 | |
| September | 153,931 | 175,357 | |
| October | 250,000 | 206,500 | |
| November | 276,667 | 236,480 | |
| December | 228,750 | 278,725 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 162,250 | 210,000 | 280,000 |
| February | 199,500 | 337,000 | 295,000 |
| March | 174,500 | 335,000 | 216,500 |
| April | 175,000 | 290,000 | |
| May | 160,000 | 285,000 | |
| June | 150,000 | 254,950 | |
| July | 177,500 | 290,000 | |
| August | 225,000 | 285,000 | |
| September | 170,000 | 124,000 | |
| October | 232,500 | 204,500 | |
| November | 295,000 | 275,000 | |
| December | 190,000 | 285,000 | |



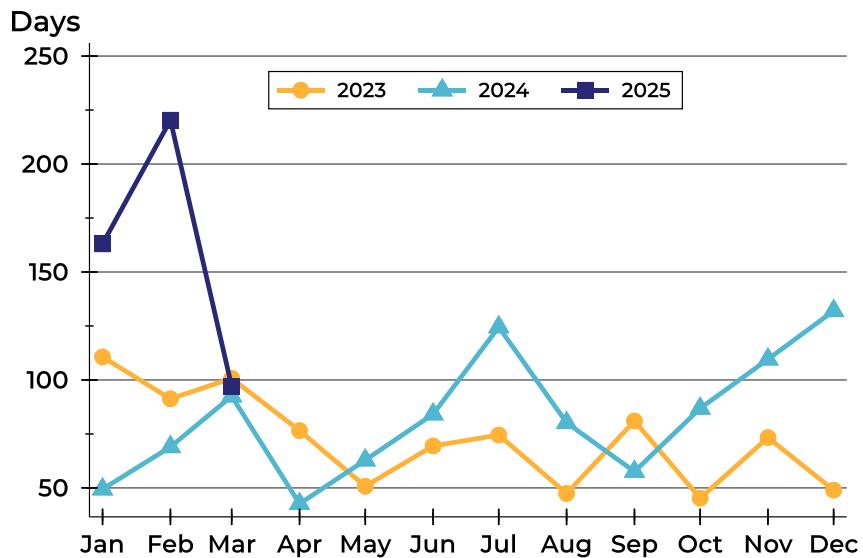
**March
2025**

Northeast Kansas MLS Statistics



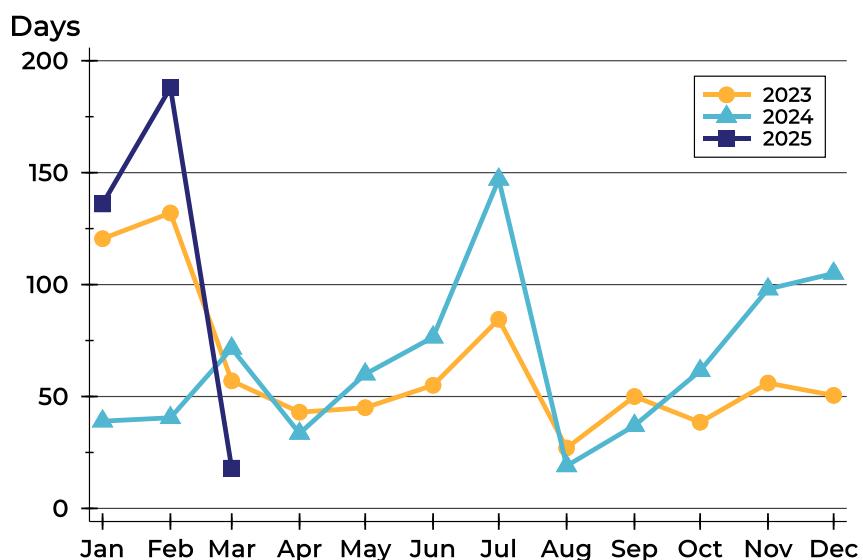
Nemaha County Active Listings Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 111 | 49 | 163 |
| February | 91 | 69 | 220 |
| March | 101 | 93 | 97 |
| April | 77 | 43 | |
| May | 51 | 63 | |
| June | 69 | 84 | |
| July | 75 | 125 | |
| August | 47 | 80 | |
| September | 81 | 58 | |
| October | 45 | 87 | |
| November | 73 | 110 | |
| December | 49 | 132 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 121 | 39 | 136 |
| February | 132 | 41 | 188 |
| March | 57 | 72 | 18 |
| April | 43 | 34 | |
| May | 45 | 60 | |
| June | 55 | 77 | |
| July | 85 | 147 | |
| August | 27 | 19 | |
| September | 50 | 37 | |
| October | 39 | 62 | |
| November | 56 | 98 | |
| December | 51 | 105 | |



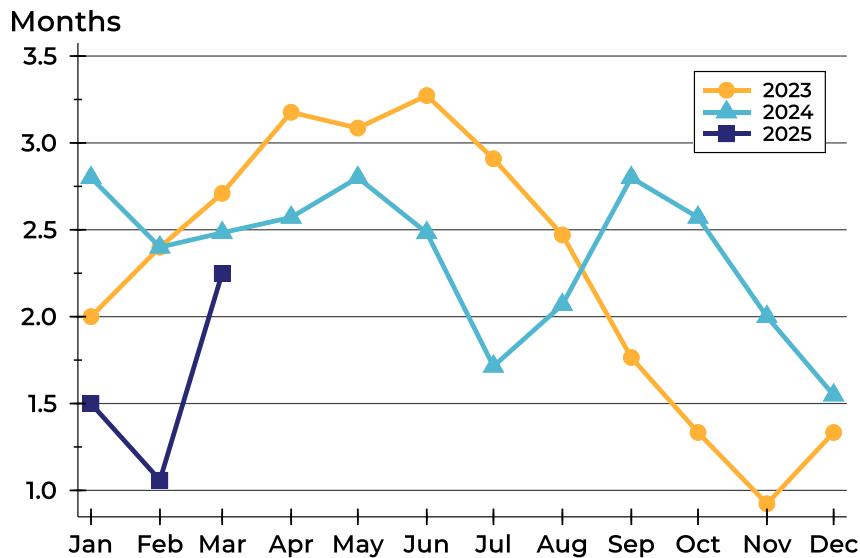
**March
2025**

Northeast Kansas MLS Statistics



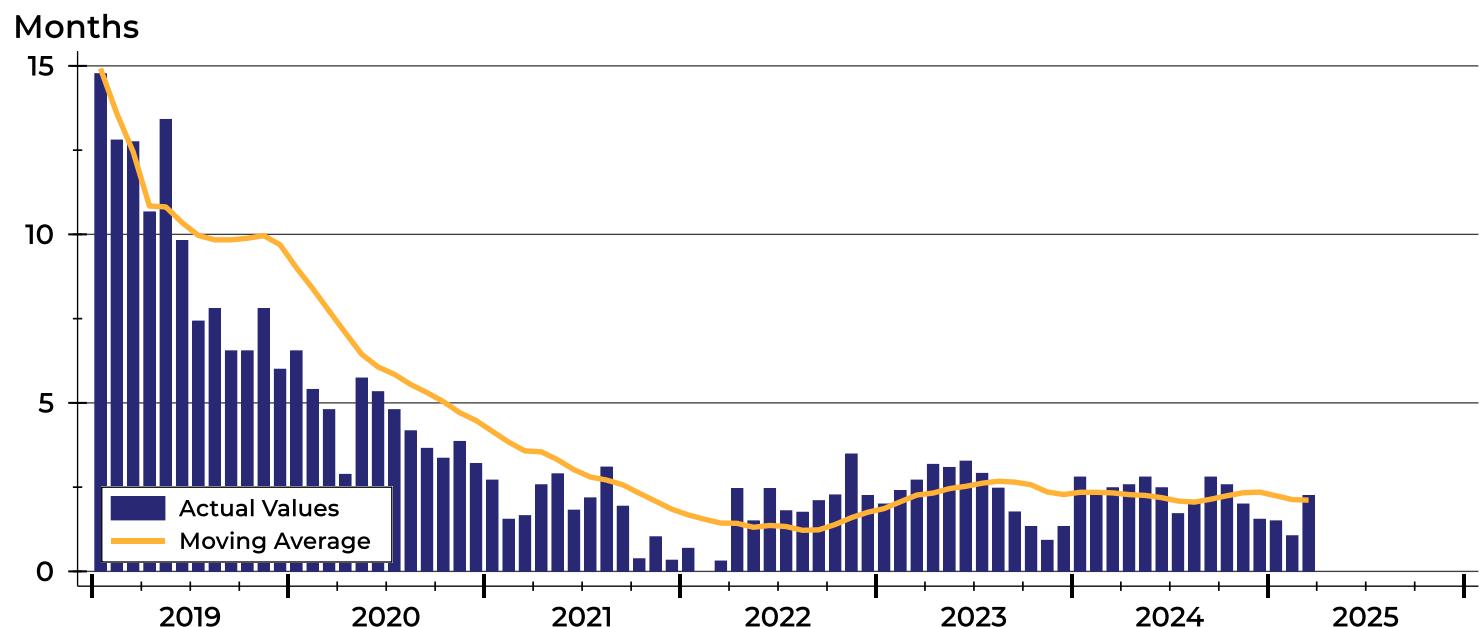
Nemaha County Months' Supply Analysis

Months' Supply by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 2.0 | 2.8 | 1.5 |
| February | 2.4 | 2.4 | 1.1 |
| March | 2.7 | 2.5 | 2.3 |
| April | 3.2 | 2.6 | |
| May | 3.1 | 2.8 | |
| June | 3.3 | 2.5 | |
| July | 2.9 | 1.7 | |
| August | 2.5 | 2.1 | |
| September | 1.8 | 2.8 | |
| October | 1.3 | 2.6 | |
| November | 0.9 | 2.0 | |
| December | 1.3 | 1.5 | |

History of Month's Supply





**March
2025**

Northeast Kansas MLS Statistics



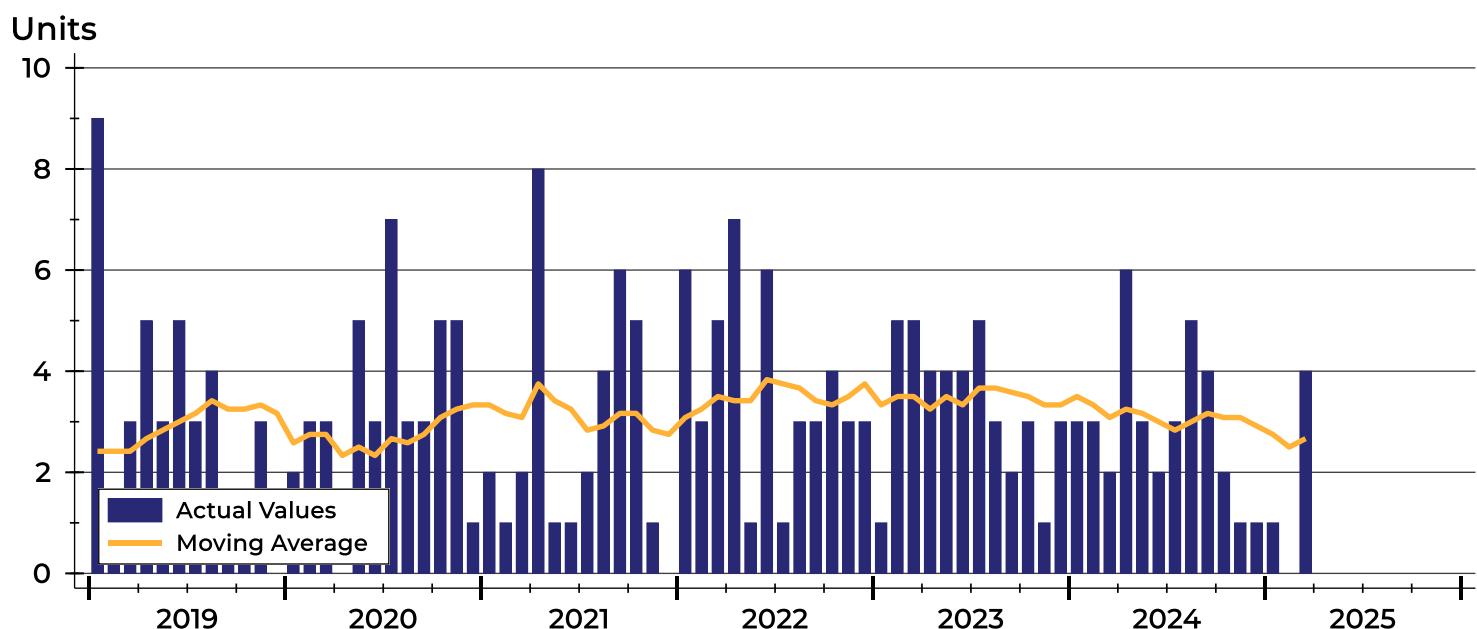
Nemaha County New Listings Analysis

| Summary Statistics for New Listings | | 2025 | March 2024 | Change |
|--|--------------------|----------------|---------------|--------|
| Current Month | New Listings | 4 | 2 | 100.0% |
| | Volume (1,000s) | 788 | 560 | 40.7% |
| | Average List Price | 196,875 | 280,000 | -29.7% |
| | Median List Price | 165,000 | 280,000 | -41.1% |
| Year-to-Date | New Listings | 5 | 8 | -37.5% |
| | Volume (1,000s) | 883 | 2,005 | -56.0% |
| | Average List Price | 176,500 | 250,625 | -29.6% |
| | Median List Price | 156,000 | 280,000 | -44.3% |

A total of 4 new listings were added in Nemaha County during March, up 100.0% from the same month in 2024. Year-to-date Nemaha County has seen 5 new listings.

The median list price of these homes was \$165,000 down from \$280,000 in 2024.

History of New Listings





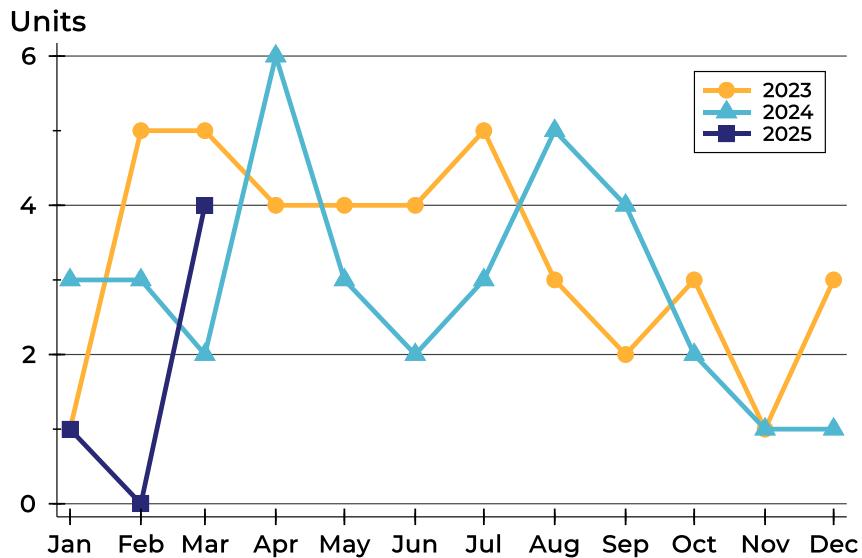
**March
2025**

Northeast Kansas MLS Statistics



Nemaha County New Listings Analysis

New Listings by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 1 | 3 | 1 |
| February | 5 | 3 | 0 |
| March | 5 | 2 | 4 |
| April | 4 | 6 | |
| May | 4 | 3 | |
| June | 4 | 2 | |
| July | 5 | 3 | |
| August | 3 | 5 | |
| September | 2 | 4 | |
| October | 3 | 2 | |
| November | 1 | 1 | |
| December | 3 | 1 | |

New Listings by Price Range

| Price Range | New Listings | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|--------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 1 | 25.0% | 145,000 | 145,000 | 11 | 11 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 2 | 50.0% | 165,000 | 165,000 | 25 | 25 | 97.3% | 97.3% |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 1 | 25.0% | 312,500 | 312,500 | 12 | 12 | 100.0% | 100.0% |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



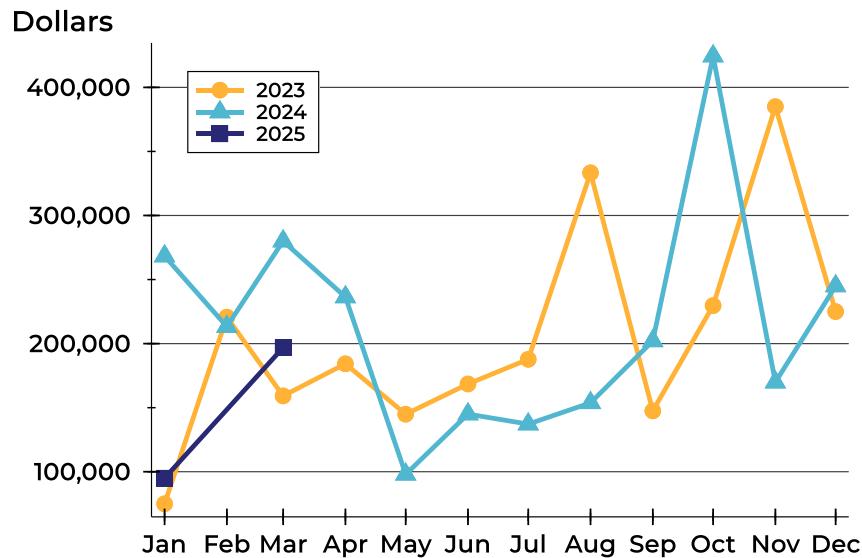
**March
2025**

Northeast Kansas MLS Statistics



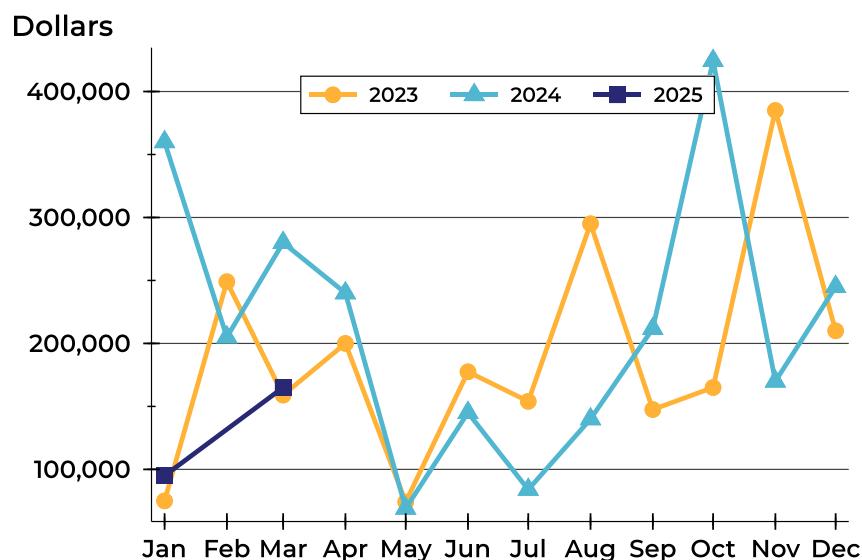
Nemaha County New Listings Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|---------|
| January | 75,000 | 268,333 | 95,000 |
| February | 220,700 | 213,333 | N/A |
| March | 159,200 | 280,000 | 196,875 |
| April | 184,250 | 236,400 | |
| May | 144,914 | 98,000 | |
| June | 168,500 | 145,000 | |
| July | 187,780 | 137,167 | |
| August | 333,333 | 153,800 | |
| September | 147,500 | 202,100 | |
| October | 229,667 | 424,450 | |
| November | 385,000 | 169,900 | |
| December | 225,000 | 245,000 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|---------|
| January | 75,000 | 360,000 | 95,000 |
| February | 249,000 | 205,000 | N/A |
| March | 159,000 | 280,000 | 165,000 |
| April | 200,000 | 240,000 | |
| May | 74,078 | 69,000 | |
| June | 177,500 | 145,000 | |
| July | 154,000 | 84,000 | |
| August | 295,000 | 139,999 | |
| September | 147,500 | 211,750 | |
| October | 165,000 | 424,450 | |
| November | 385,000 | 169,900 | |
| December | 210,000 | 245,000 | |



**March
2025**

Northeast Kansas MLS Statistics



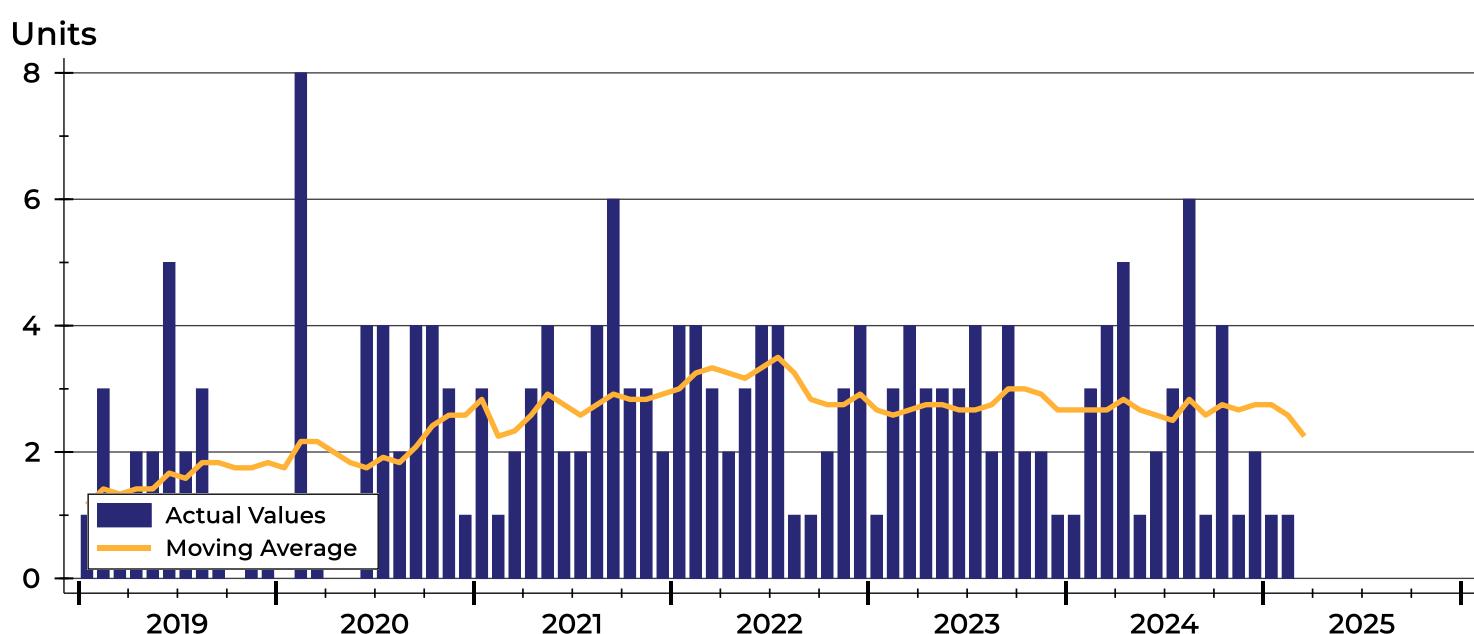
Nemaha County Contracts Written Analysis

| Summary Statistics for Contracts Written | | 2025 | March 2024 | Change | 2025 | Year-to-Date 2024 | Change |
|---|---------------------|------------|---------------|---------|----------------|----------------------|--------|
| Contracts Written | | 0 | 4 | -100.0% | 2 | 8 | -75.0% |
| Volume (1,000s) | | 0 | 1,165 | -100.0% | 265 | 1,945 | -86.4% |
| Average | Sale Price | N/A | 291,250 | N/A | 132,450 | 243,125 | -45.5% |
| | Days on Market | N/A | 59 | N/A | 51 | 41 | 24.4% |
| | Percent of Original | N/A | 94.2% | N/A | 97.4% | 93.7% | 3.9% |
| Median | Sale Price | N/A | 292,500 | N/A | 132,450 | 242,500 | -45.4% |
| | Days on Market | N/A | 61 | N/A | 51 | 28 | 82.1% |
| | Percent of Original | N/A | 95.6% | N/A | 97.4% | 95.6% | 1.9% |

A total of 0 contracts for sale were written in Nemaha County during the month of March, down from 4 in 2024. The median list price of these homes in March 2024 was \$292,500.

Half of the homes that went under contract during this period were on the market less than 61 days.

History of Contracts Written





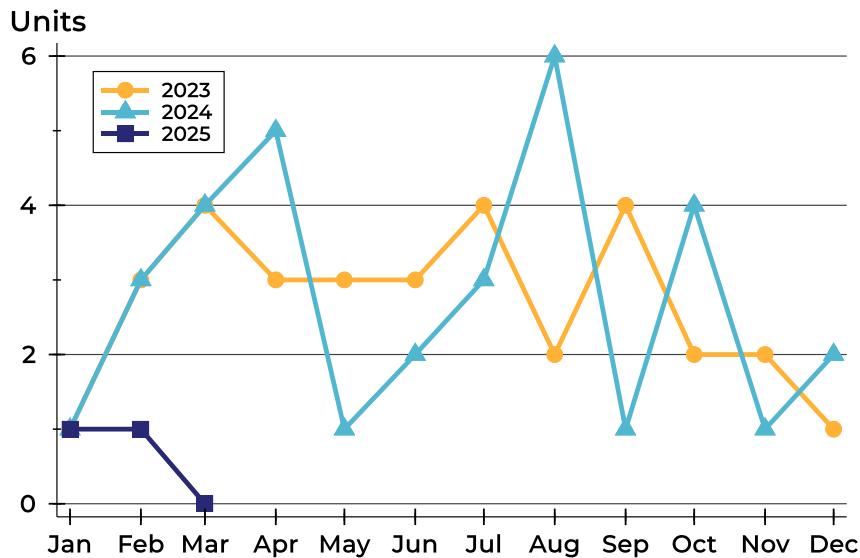
**March
2025**

Northeast Kansas MLS Statistics



Nemaha County Contracts Written Analysis

Contracts Written by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 1 | 1 | 1 |
| February | 3 | 3 | 1 |
| March | 4 | 4 | N/A |
| April | 3 | 5 | |
| May | 3 | 1 | |
| June | 3 | 2 | |
| July | 4 | 3 | |
| August | 2 | 6 | |
| September | 4 | 1 | |
| October | 2 | 4 | |
| November | 2 | 1 | |
| December | 1 | 2 | |

Contracts Written by Price Range

| Price Range | Contracts Written | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|--------|----------------|------|---------------------|------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$250,000-\$299,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



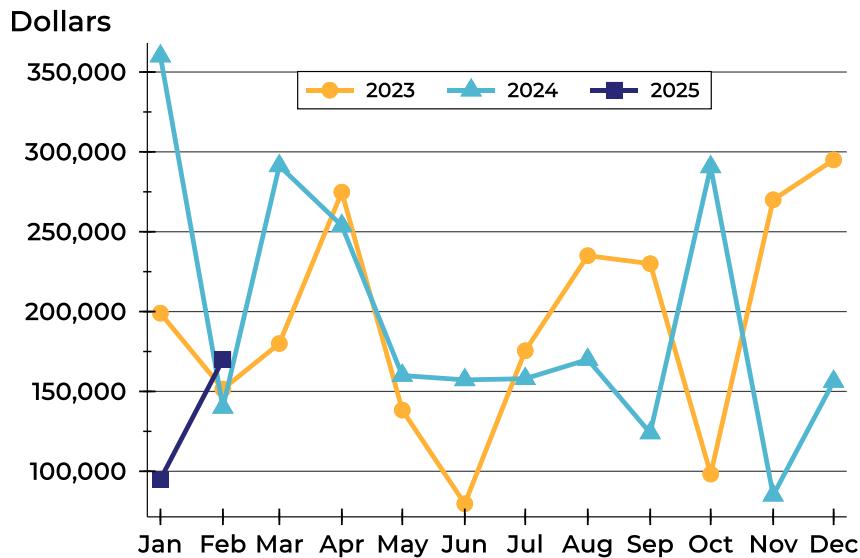
**March
2025**

Northeast Kansas MLS Statistics



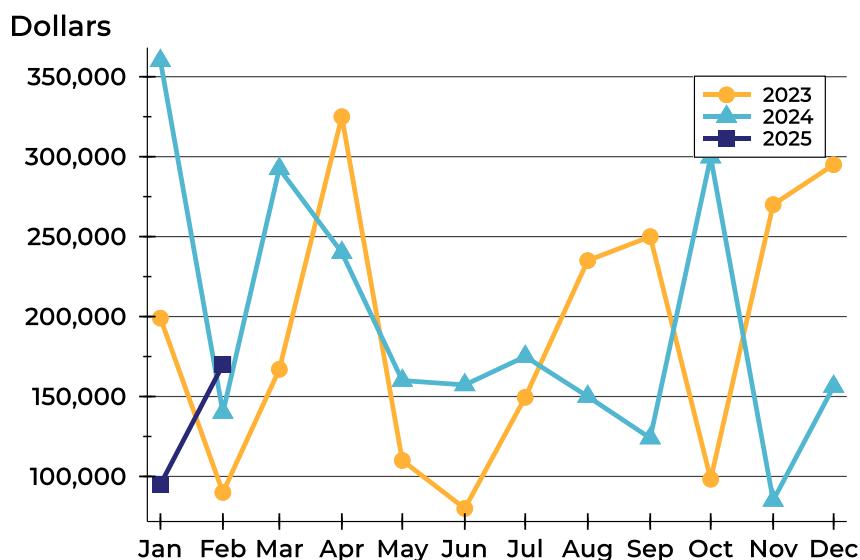
Nemaha County Contracts Written Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 199,000 | 360,000 | 95,000 |
| February | 151,500 | 140,000 | 169,900 |
| March | 180,000 | 291,250 | N/A |
| April | 274,833 | 253,800 | |
| May | 138,333 | 160,000 | |
| June | 79,667 | 157,250 | |
| July | 175,500 | 157,967 | |
| August | 235,000 | 170,000 | |
| September | 230,000 | 124,000 | |
| October | 98,250 | 290,600 | |
| November | 270,000 | 85,000 | |
| December | 295,000 | 156,250 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | 199,000 | 360,000 | 95,000 |
| February | 90,000 | 140,000 | 169,900 |
| March | 167,000 | 292,500 | N/A |
| April | 325,000 | 240,000 | |
| May | 109,999 | 160,000 | |
| June | 80,000 | 157,250 | |
| July | 149,500 | 175,000 | |
| August | 235,000 | 150,000 | |
| September | 250,000 | 124,000 | |
| October | 98,250 | 299,700 | |
| November | 270,000 | 85,000 | |
| December | 295,000 | 156,250 | |



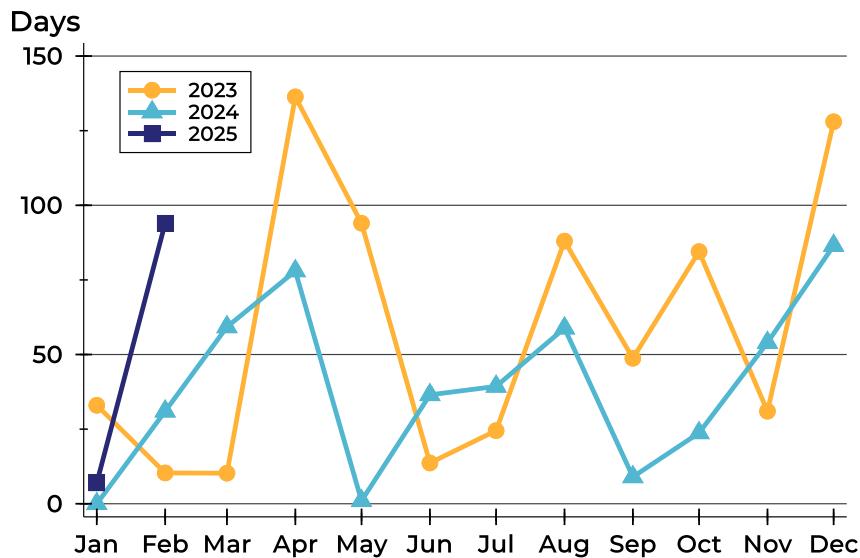
**March
2025**

Northeast Kansas MLS Statistics



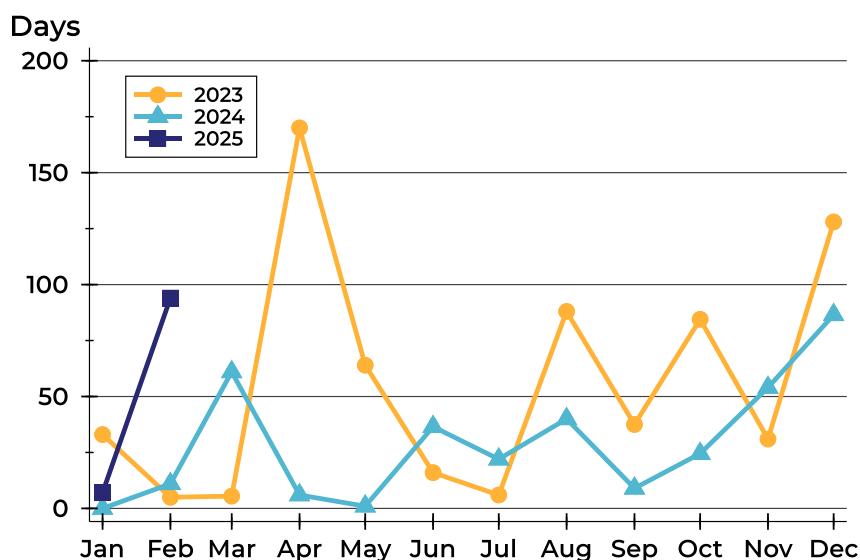
Nemaha County Contracts Written Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 33 | N/A | 7 |
| February | 10 | 31 | 94 |
| March | 10 | 59 | N/A |
| April | 136 | 78 | 93 |
| May | 94 | 1 | 96 |
| June | 14 | 37 | 36 |
| July | 25 | 39 | 25 |
| August | 88 | 59 | 88 |
| September | 49 | 9 | 49 |
| October | 85 | 24 | 85 |
| November | 31 | 54 | 31 |
| December | 128 | 87 | 128 |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 33 | N/A | 7 |
| February | 5 | 11 | 94 |
| March | 6 | 61 | N/A |
| April | 170 | 6 | 93 |
| May | 64 | 1 | 64 |
| June | 16 | 37 | 16 |
| July | 6 | 22 | 6 |
| August | 88 | 40 | 88 |
| September | 38 | 9 | 38 |
| October | 85 | 25 | 85 |
| November | 31 | 54 | 31 |
| December | 128 | 87 | 128 |



**March
2025**

Northeast Kansas MLS Statistics



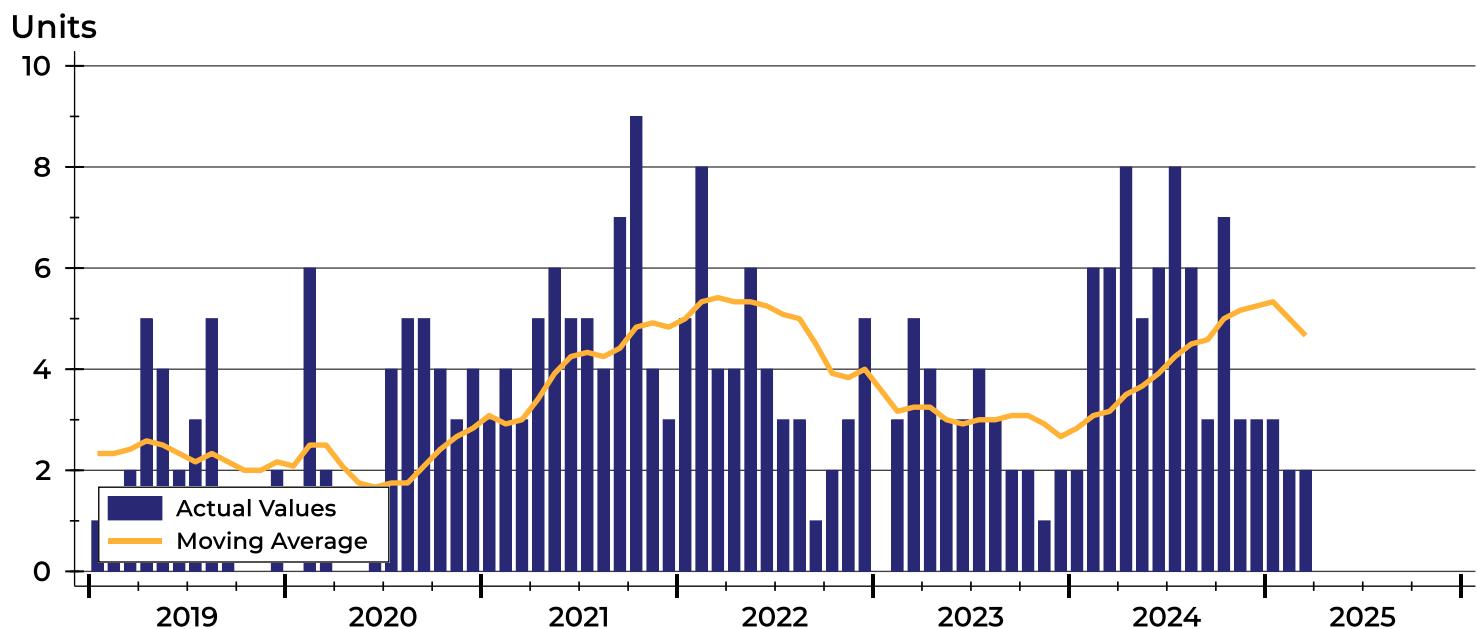
Nemaha County Pending Contracts Analysis

| Summary Statistics for Pending Contracts | | 2025 | End of March 2024 | Change |
|---|---------------------|----------------|----------------------|--------|
| Pending Contracts | | 2 | 6 | -66.7% |
| Volume (1,000s) | | 410 | 1,450 | -71.7% |
| Average | List Price | 204,950 | 241,667 | -15.2% |
| | Days on Market | 47 | 77 | -39.0% |
| | Percent of Original | 100.0% | 97.7% | 2.4% |
| Median | List Price | 204,950 | 242,500 | -15.5% |
| | Days on Market | 47 | 86 | -45.3% |
| | Percent of Original | 100.0% | 98.8% | 1.2% |

A total of 2 listings in Nemaha County had contracts pending at the end of March, down from 6 contracts pending at the end of March 2024.

Pending contracts reflect listings with a contract in place at the end of the month. In contrast, contracts written measures the number of listings put under contract during the month.

History of Pending Contracts





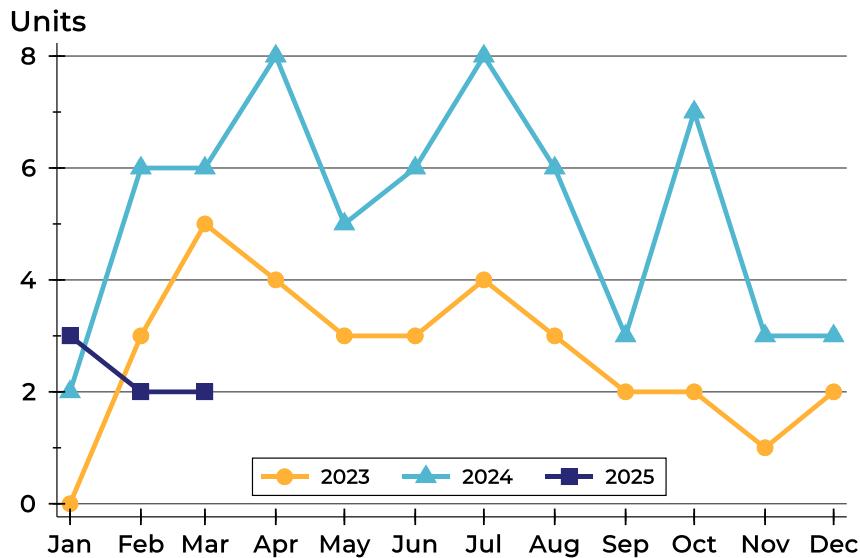
**March
2025**

Northeast Kansas MLS Statistics



Nemaha County Pending Contracts Analysis

Pending Contracts by Month



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|------|
| January | 0 | 2 | 3 |
| February | 3 | 6 | 2 |
| March | 5 | 6 | 2 |
| April | 4 | 8 | |
| May | 3 | 5 | |
| June | 3 | 6 | |
| July | 4 | 8 | |
| August | 3 | 6 | |
| September | 2 | 3 | |
| October | 2 | 7 | |
| November | 1 | 3 | |
| December | 2 | 3 | |

Pending Contracts by Price Range

| Price Range | Pending Contracts | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|---------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| Below \$25,000 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 1 | 50.0% | 169,900 | 169,900 | 94 | 94 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 1 | 50.0% | 240,000 | 240,000 | 0 | 0 | 100.0% | 100.0% |
| \$250,000-\$299,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$300,000-\$399,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$400,000-\$499,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



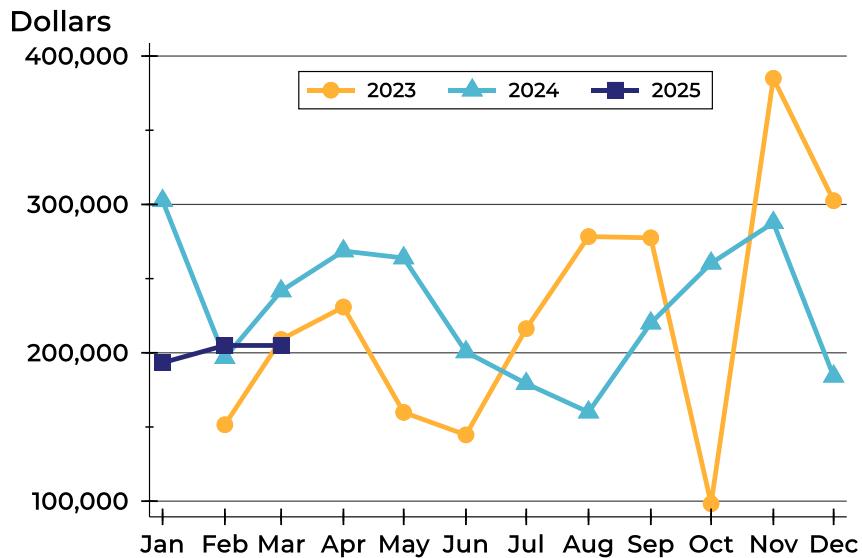
**March
2025**

Northeast Kansas MLS Statistics



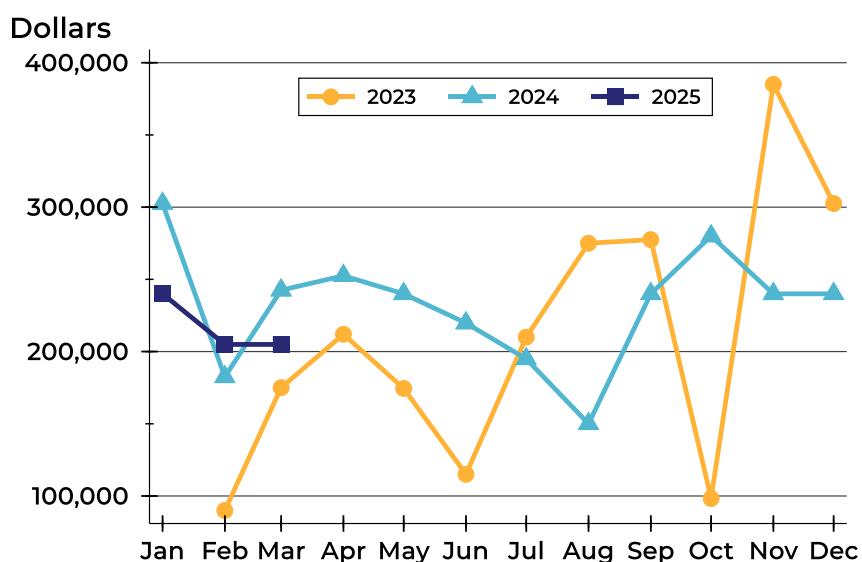
Nemaha County Pending Contracts Analysis

Average Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | N/A | 302,500 | 193,333 |
| February | 151,500 | 196,667 | 204,950 |
| March | 209,000 | 241,667 | 204,950 |
| April | 230,875 | 268,625 | |
| May | 159,833 | 263,900 | |
| June | 144,667 | 200,583 | |
| July | 216,250 | 179,238 | |
| August | 278,333 | 160,000 | |
| September | 277,500 | 220,000 | |
| October | 98,250 | 260,343 | |
| November | 385,000 | 287,667 | |
| December | 302,500 | 184,167 | |

Median Price



| Month | 2023 | 2024 | 2025 |
|-----------|---------|---------|----------------|
| January | N/A | 302,500 | 240,000 |
| February | 90,000 | 182,500 | 204,950 |
| March | 175,000 | 242,500 | 204,950 |
| April | 212,000 | 252,500 | |
| May | 174,500 | 240,000 | |
| June | 115,000 | 219,750 | |
| July | 210,000 | 194,950 | |
| August | 275,000 | 150,000 | |
| September | 277,500 | 240,000 | |
| October | 98,250 | 280,000 | |
| November | 385,000 | 240,000 | |
| December | 302,500 | 240,000 | |



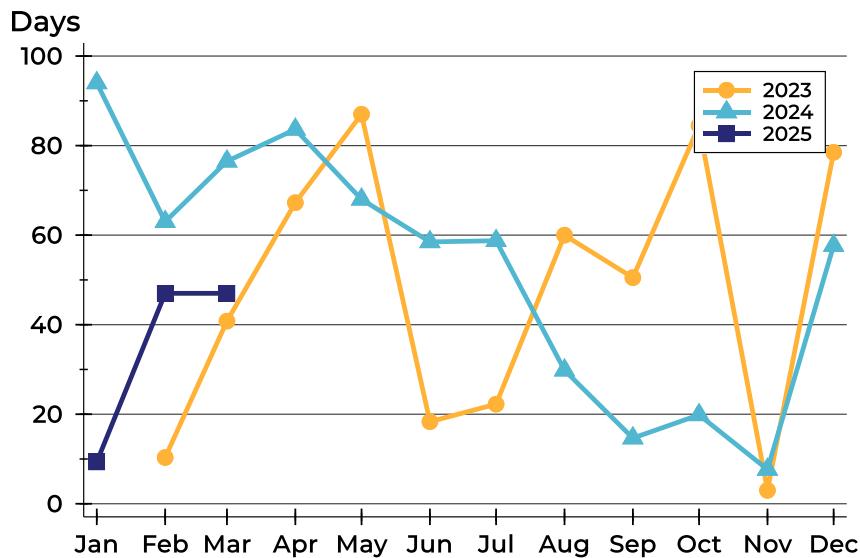
**March
2025**

Northeast Kansas MLS Statistics



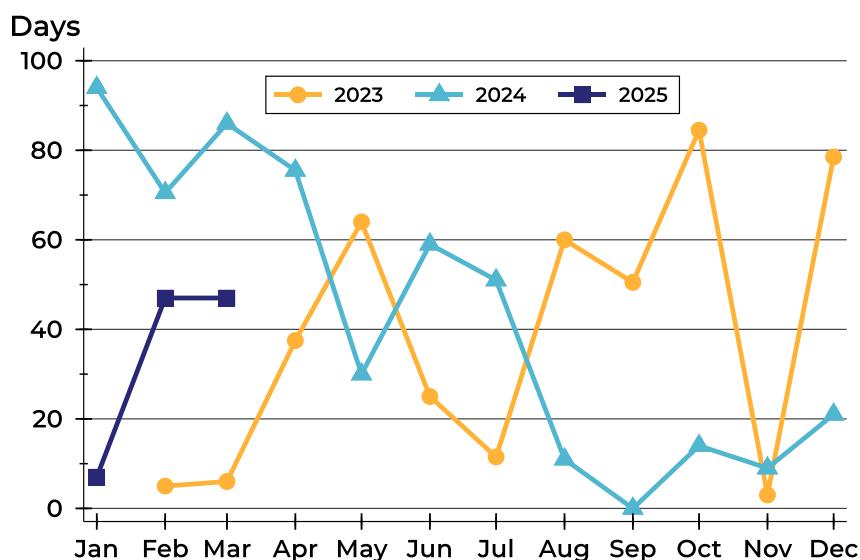
Nemaha County Pending Contracts Analysis

Average DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|-----------|
| January | N/A | 94 | 9 |
| February | 10 | 63 | 47 |
| March | 41 | 77 | 47 |
| April | 67 | 84 | |
| May | 87 | 68 | |
| June | 18 | 59 | |
| July | 22 | 59 | |
| August | 60 | 30 | |
| September | 51 | 15 | |
| October | 85 | 20 | |
| November | 3 | 8 | |
| December | 79 | 58 | |

Median DOM



| Month | 2023 | 2024 | 2025 |
|-----------|------|------|-----------|
| January | N/A | 94 | 7 |
| February | 5 | 71 | 47 |
| March | 6 | 86 | 47 |
| April | 38 | 76 | |
| May | 64 | 30 | |
| June | 25 | 59 | |
| July | 12 | 51 | |
| August | 60 | 11 | |
| September | 51 | N/A | |
| October | 85 | 14 | |
| November | 3 | 9 | |
| December | 79 | 21 | |