



**SUNFLOWER**  
ASSOCIATION OF REALTORS®, INC.

## October 2024 Sunflower MLS Statistics

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### Sunflower MLS, Inc.

3646 S.W. Plass Ave.  
Topeka, Kansas 66611

Phone: 785/267-3215  
Fax: 785/267-4993  
E-mail: [denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Entire MLS System Housing Report



### Market Overview

#### Sunflower MLS Home Sales Rose in October

Total home sales in the Sunflower multiple listing service rose by 1.4% last month to 295 units, compared to 291 units in October 2023. Total sales volume was \$72.1 million, up 7.9% from a year earlier.

The median sale price in October was \$212,000, up from \$191,000 a year earlier. Homes that sold in October were typically on the market for 8 days and sold for 100.0% of their list prices.

#### Sunflower MLS Active Listings Up at End of October

The total number of active listings in the Sunflower multiple listing service at the end of October was 480 units, up from 458 at the same point in 2023. This represents a 1.7 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$249,700.

During October, a total of 274 contracts were written up from 272 in October 2023. At the end of the month, there were 319 contracts still pending.

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### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Entire MLS System Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>295</b>	<b>291</b>	<b>301</b>	<b>2,977</b>	<b>2,940</b>	<b>3,346</b>
Change from prior year		1.4%	-3.3%	-16.4%	1.3%	-12.1%	-6.8%
<b>Active Listings</b>		<b>480</b>	<b>458</b>	<b>374</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		4.8%	22.5%	11.6%			
<b>Months' Supply</b>		<b>1.7</b>	<b>1.6</b>	<b>1.1</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		6.2%	45.5%	22.2%			
<b>New Listings</b>		<b>356</b>	<b>384</b>	<b>333</b>	<b>3,631</b>	<b>3,514</b>	<b>3,763</b>
Change from prior year		-7.3%	15.3%	-11.4%	3.3%	-6.6%	-9.1%
<b>Contracts Written</b>		<b>274</b>	<b>272</b>	<b>261</b>	<b>3,061</b>	<b>3,012</b>	<b>3,316</b>
Change from prior year		0.7%	4.2%	-27.3%	1.6%	-9.2%	-11.1%
<b>Pending Contracts</b>		<b>319</b>	<b>261</b>	<b>258</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		22.2%	1.2%	-37.7%			
<b>Sales Volume (1,000s)</b>		<b>72,145</b>	<b>66,868</b>	<b>62,193</b>	<b>683,550</b>	<b>636,124</b>	<b>687,892</b>
Change from prior year		7.9%	7.5%	-14.1%	7.5%	-7.5%	2.4%
Average	<b>Sale Price</b>	<b>244,558</b>	<b>229,788</b>	<b>206,622</b>	<b>229,610</b>	<b>216,369</b>	<b>205,587</b>
	Change from prior year	6.4%	11.2%	2.7%	6.1%	5.2%	9.8%
	<b>List Price of Actives</b>	<b>279,893</b>	<b>281,555</b>	<b>285,721</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-0.6%	-1.5%	32.3%			
	<b>Days on Market</b>	<b>23</b>	<b>19</b>	<b>16</b>	<b>26</b>	<b>20</b>	<b>15</b>
Change from prior year	21.1%	18.8%	6.7%	30.0%	33.3%	-21.1%	
	<b>Percent of List</b>	<b>98.2%</b>	<b>98.4%</b>	<b>99.0%</b>	<b>98.6%</b>	<b>99.2%</b>	<b>100.3%</b>
Change from prior year		-0.2%	-0.6%	-0.6%	-0.6%	-1.1%	0.4%
	<b>Percent of Original</b>	<b>96.0%</b>	<b>97.1%</b>	<b>97.5%</b>	<b>96.8%</b>	<b>97.7%</b>	<b>99.0%</b>
Change from prior year		-1.1%	-0.4%	-0.8%	-0.9%	-1.3%	0.0%
Median	<b>Sale Price</b>	<b>212,000</b>	<b>191,000</b>	<b>180,000</b>	<b>200,500</b>	<b>185,000</b>	<b>180,000</b>
	Change from prior year	11.0%	6.1%	1.7%	8.4%	2.8%	9.1%
	<b>List Price of Actives</b>	<b>249,700</b>	<b>224,950</b>	<b>224,975</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	11.0%	0.0%	27.8%			
	<b>Days on Market</b>	<b>8</b>	<b>7</b>	<b>5</b>	<b>6</b>	<b>5</b>	<b>4</b>
Change from prior year	14.3%	40.0%	0.0%	20.0%	25.0%	0.0%	
	<b>Percent of List</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>
Change from prior year		0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
	<b>Percent of Original</b>	<b>98.3%</b>	<b>99.3%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>
Change from prior year		-1.0%	-0.7%	0.0%	0.0%	0.0%	0.0%

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



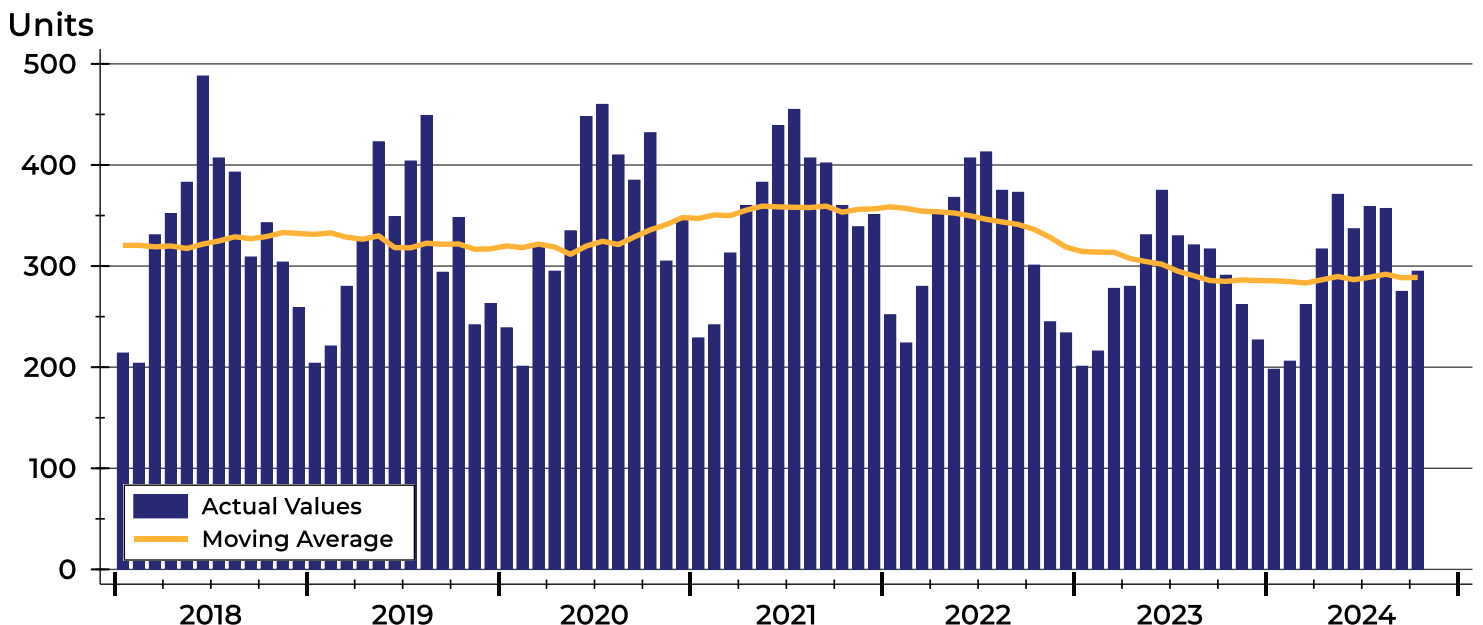
## Entire MLS System Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		<b>295</b>	291	1.4%	<b>2,977</b>	2,940	1.3%
Volume (1,000s)		<b>72,145</b>	66,868	7.9%	<b>683,550</b>	636,124	7.5%
Months' Supply		<b>1.7</b>	1.6	6.3%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>244,558</b>	229,788	6.4%	<b>229,610</b>	216,369	6.1%
	Days on Market	<b>23</b>	19	21.1%	<b>26</b>	20	30.0%
	Percent of List	<b>98.2%</b>	98.4%	-0.2%	<b>98.6%</b>	99.2%	-0.6%
	Percent of Original	<b>96.0%</b>	97.1%	-1.1%	<b>96.8%</b>	97.7%	-0.9%
Median	Sale Price	<b>212,000</b>	191,000	11.0%	<b>200,500</b>	185,000	8.4%
	Days on Market	<b>8</b>	7	14.3%	<b>6</b>	5	20.0%
	Percent of List	<b>100.0%</b>	100.0%	0.0%	<b>100.0%</b>	100.0%	0.0%
	Percent of Original	<b>98.3%</b>	99.3%	-1.0%	<b>100.0%</b>	100.0%	0.0%

A total of 295 homes sold in the Sunflower multiple listing service in October, up from 291 units in October 2023. Total sales volume rose to \$72.1 million compared to \$66.9 million in the previous year.

The median sales price in October was \$212,000, up 11.0% compared to the prior year. Median days on market was 8 days, up from 7 days in September, and up from 7 in October 2023.

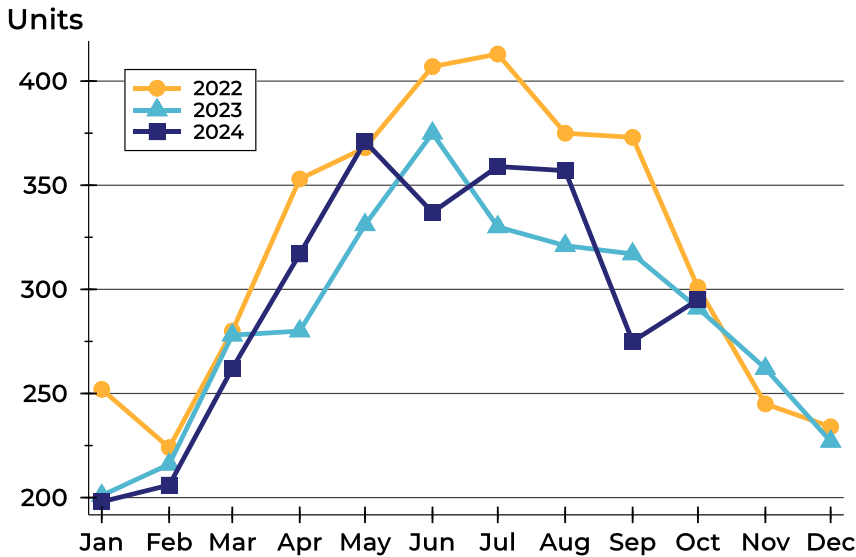
## History of Closed Listings





## Entire MLS System Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	252	201	<b>198</b>
February	224	216	<b>206</b>
March	280	278	<b>262</b>
April	353	280	<b>317</b>
May	368	331	<b>371</b>
June	407	375	<b>337</b>
July	413	330	<b>359</b>
August	375	321	<b>357</b>
September	373	317	<b>275</b>
October	301	291	<b>295</b>
November	245	262	
December	234	227	

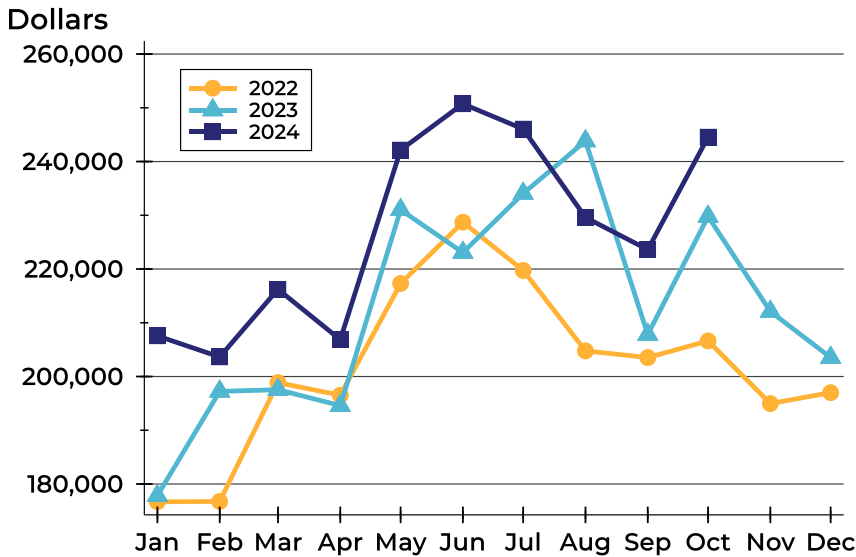
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
Below \$25,000	3	1.0%	0.4	14,167	15,000	0	0	99.3%	100.0%	99.3%	100.0%
\$25,000-\$49,999	10	3.4%	2.0	39,650	42,250	31	10	89.8%	89.5%	81.4%	88.7%
\$50,000-\$99,999	32	10.8%	1.4	78,340	78,250	19	7	94.1%	97.5%	92.1%	95.8%
\$100,000-\$124,999	15	5.1%	1.4	113,860	116,500	15	6	98.8%	100.0%	96.9%	100.0%
\$125,000-\$149,999	23	7.8%	1.5	134,709	132,000	25	12	99.2%	100.0%	95.9%	97.0%
\$150,000-\$174,999	29	9.8%	1.1	160,283	160,000	19	9	98.3%	99.8%	96.5%	97.1%
\$175,000-\$199,999	24	8.1%	1.2	186,985	185,000	21	6	98.9%	98.7%	97.3%	98.7%
\$200,000-\$249,999	45	15.3%	1.3	223,569	223,000	20	7	99.3%	100.0%	97.1%	98.3%
\$250,000-\$299,999	35	11.9%	1.7	268,351	264,900	19	8	99.9%	100.0%	97.7%	99.1%
\$300,000-\$399,999	33	11.2%	2.2	344,224	346,000	25	8	99.2%	100.0%	97.8%	100.0%
\$400,000-\$499,999	24	8.1%	2.8	429,656	422,425	29	10	99.0%	100.0%	97.3%	100.0%
\$500,000-\$749,999	18	6.1%	3.2	588,672	582,500	38	7	98.1%	98.6%	96.3%	98.1%
\$750,000-\$999,999	3	1.0%	4.5	828,833	840,000	62	55	97.8%	97.6%	92.4%	93.3%
\$1,000,000 and up	1	0.3%	5.1	1,050,000	1,050,000	43	43	95.5%	95.5%	95.5%	95.5%



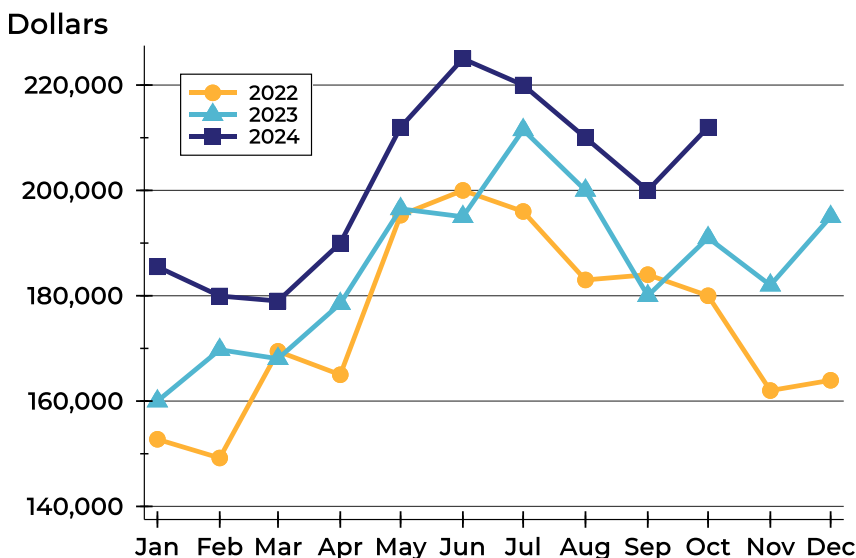
## Entire MLS System Closed Listings Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	176,696	177,842	<b>207,563</b>
<b>February</b>	176,753	197,235	<b>203,641</b>
<b>March</b>	198,872	197,546	<b>216,233</b>
<b>April</b>	196,526	194,592	<b>206,859</b>
<b>May</b>	217,312	231,025	<b>242,150</b>
<b>June</b>	228,721	223,072	<b>250,740</b>
<b>July</b>	219,747	234,063	<b>246,049</b>
<b>August</b>	204,770	243,817	<b>229,605</b>
<b>September</b>	203,529	207,809	<b>223,609</b>
<b>October</b>	206,622	229,788	<b>244,558</b>
<b>November</b>	194,969	212,106	
<b>December</b>	197,001	203,539	

### Median Price

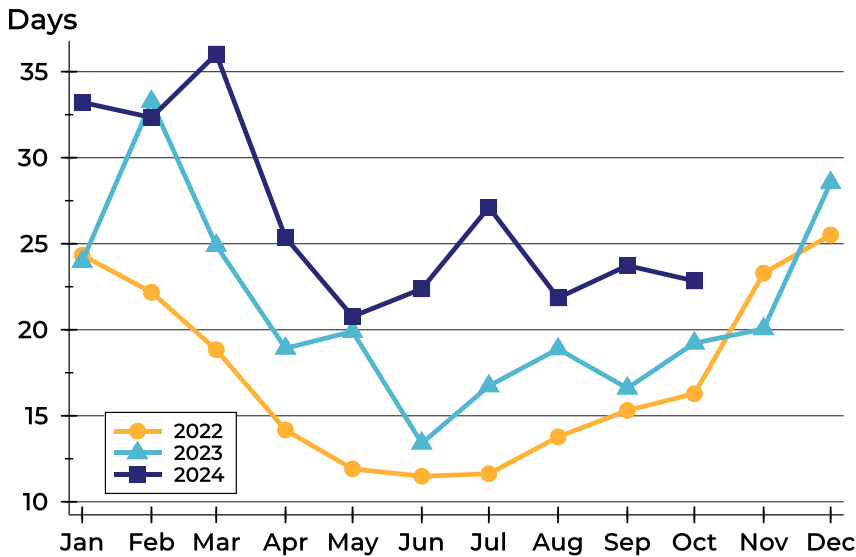


Month	2022	2023	2024
<b>January</b>	152,750	160,000	<b>185,500</b>
<b>February</b>	149,200	169,750	<b>179,950</b>
<b>March</b>	169,450	168,050	<b>179,000</b>
<b>April</b>	165,000	178,500	<b>190,000</b>
<b>May</b>	195,300	196,500	<b>212,000</b>
<b>June</b>	200,000	195,000	<b>225,000</b>
<b>July</b>	196,000	211,500	<b>220,000</b>
<b>August</b>	183,000	200,000	<b>210,000</b>
<b>September</b>	184,000	180,000	<b>200,000</b>
<b>October</b>	180,000	191,000	<b>212,000</b>
<b>November</b>	162,000	182,000	
<b>December</b>	163,950	195,000	



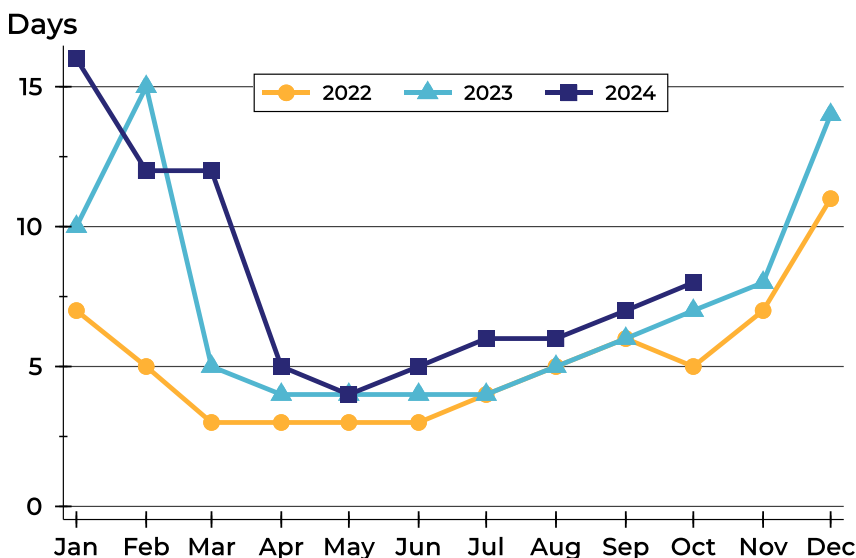
## Entire MLS System Closed Listings Analysis

### Average DOM



Month	2022	2023	2024
January	24	24	<b>33</b>
February	22	33	<b>32</b>
March	19	25	<b>36</b>
April	14	19	<b>25</b>
May	12	20	<b>21</b>
June	11	13	<b>22</b>
July	12	17	<b>27</b>
August	14	19	<b>22</b>
September	15	17	<b>24</b>
October	16	19	<b>23</b>
November	23	20	
December	26	29	

### Median DOM



Month	2022	2023	2024
January	7	10	<b>16</b>
February	5	15	<b>12</b>
March	3	5	<b>12</b>
April	3	4	<b>5</b>
May	3	4	<b>4</b>
June	3	4	<b>5</b>
July	4	4	<b>6</b>
August	5	5	<b>6</b>
September	6	6	<b>7</b>
October	5	7	<b>8</b>
November	7	8	
December	11	14	



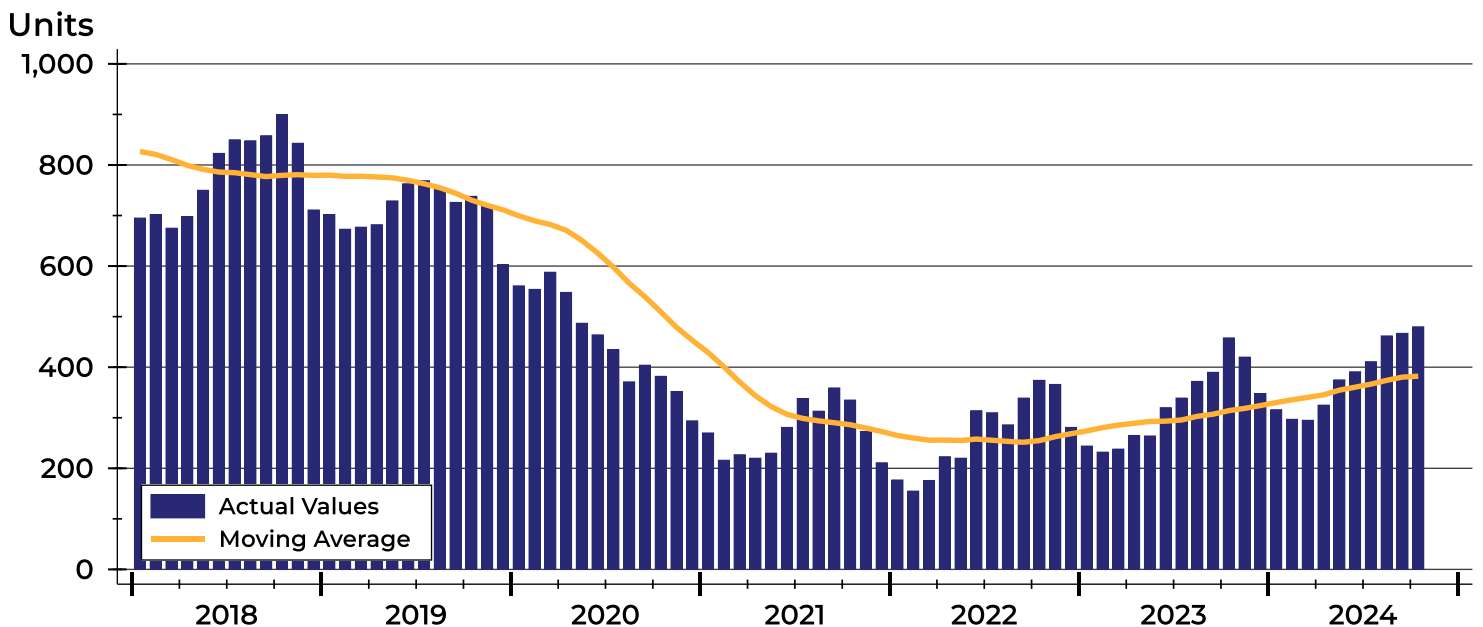
## Entire MLS System Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>480</b>	458	4.8%
Volume (1,000s)		<b>134,348</b>	128,952	4.2%
Months' Supply		<b>1.7</b>	1.6	6.3%
Average	List Price	<b>279,893</b>	281,555	-0.6%
	Days on Market	<b>56</b>	60	-6.7%
	Percent of Original	<b>96.6%</b>	96.1%	0.5%
Median	List Price	<b>249,700</b>	224,950	11.0%
	Days on Market	<b>38</b>	34	11.8%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 480 homes were available for sale in the Sunflower multiple listing service at the end of October. This represents a 1.7 months' supply of active listings.

The median list price of homes on the market at the end of October was \$249,700, up 11.0% from 2023. The typical time on market for active listings was 38 days, up from 34 days a year earlier.

## History of Active Listings

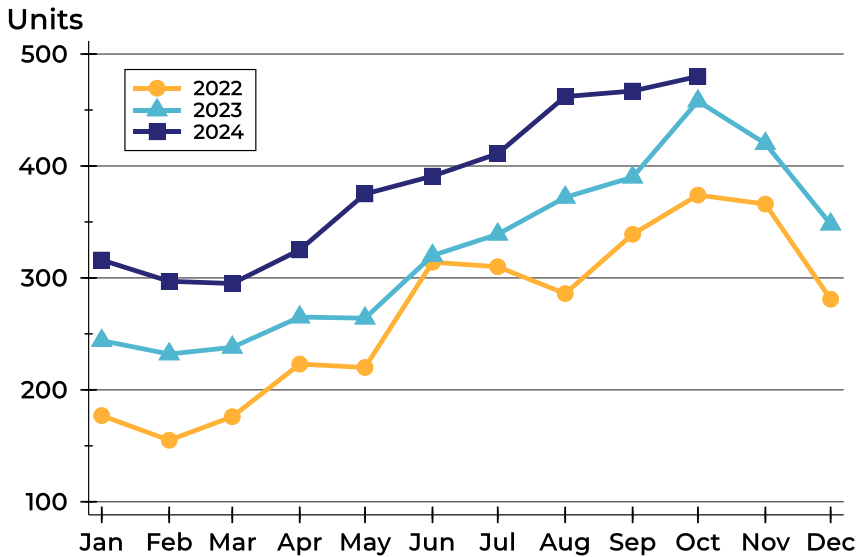






## Entire MLS System Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	177	244	<b>316</b>
February	155	232	<b>297</b>
March	176	238	<b>295</b>
April	223	265	<b>325</b>
May	220	264	<b>375</b>
June	314	320	<b>391</b>
July	310	339	<b>411</b>
August	286	372	<b>462</b>
September	339	390	<b>467</b>
October	374	458	<b>480</b>
November	366	420	
December	281	348	

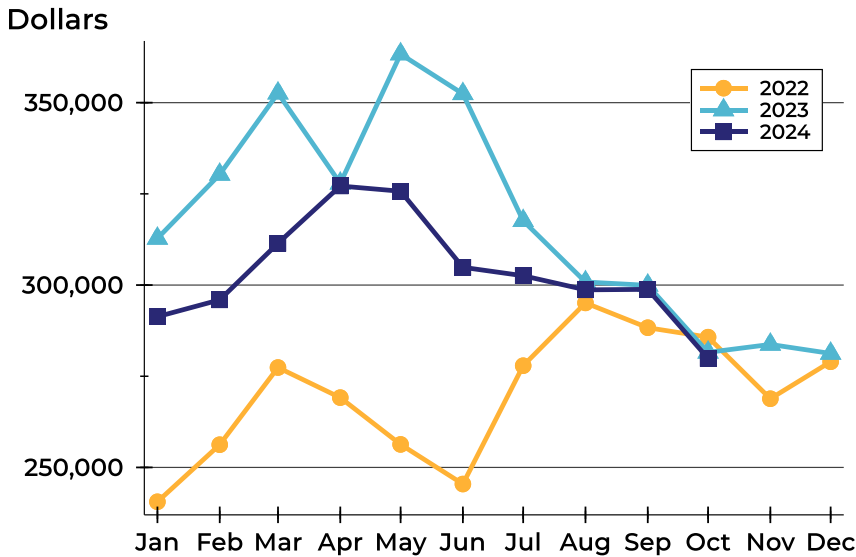
### Active Listings by Price Range

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	1	0.2%	0.4	13,000	13,000	33	33	86.7%	86.7%
\$25,000-\$49,999	20	4.2%	2.0	42,285	44,900	75	59	91.1%	90.4%
\$50,000-\$99,999	48	10.0%	1.4	78,505	79,252	42	24	96.2%	100.0%
\$100,000-\$124,999	24	5.0%	1.4	114,596	115,000	40	17	95.9%	100.0%
\$125,000-\$149,999	38	7.9%	1.5	136,782	135,450	59	37	97.5%	100.0%
\$150,000-\$174,999	32	6.7%	1.1	161,944	160,000	39	24	97.4%	100.0%
\$175,000-\$199,999	30	6.3%	1.2	189,024	189,900	39	32	97.0%	97.4%
\$200,000-\$249,999	56	11.7%	1.3	230,171	227,000	66	45	96.1%	100.0%
\$250,000-\$299,999	61	12.7%	1.7	276,108	279,000	49	30	97.3%	100.0%
\$300,000-\$399,999	79	16.5%	2.2	348,821	349,000	61	38	96.8%	97.6%
\$400,000-\$499,999	46	9.6%	2.8	445,219	439,839	59	48	97.4%	99.2%
\$500,000-\$749,999	36	7.5%	3.2	591,744	577,450	79	67	96.9%	100.0%
\$750,000-\$999,999	6	1.3%	4.5	874,317	894,500	73	75	95.3%	98.1%
\$1,000,000 and up	3	0.6%	5.1	2,200,926	1,625,000	141	158	93.8%	100.0%



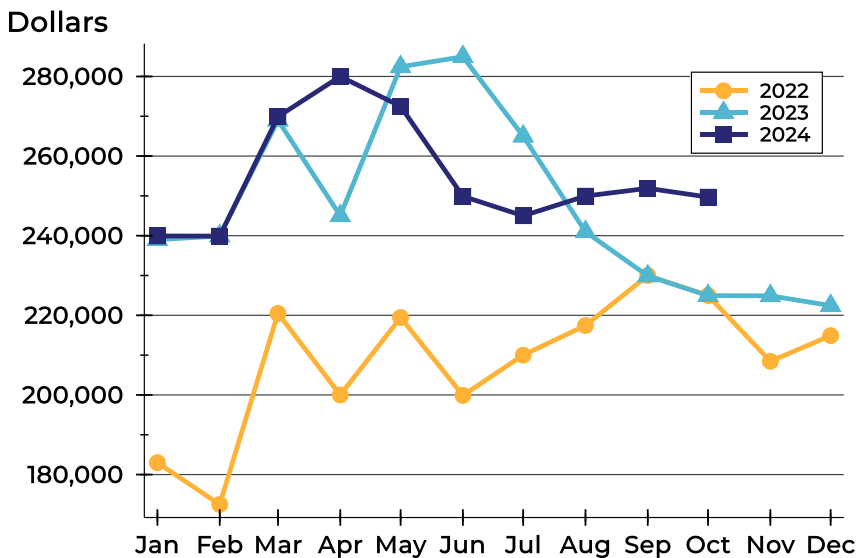
# Entire MLS System Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	240,586	312,787	<b>291,332</b>
February	256,235	330,328	<b>295,938</b>
March	277,392	352,597	<b>311,456</b>
April	269,139	327,886	<b>327,157</b>
May	256,311	363,329	<b>325,721</b>
June	245,447	352,426	<b>304,864</b>
July	277,893	317,632	<b>302,555</b>
August	295,109	300,836	<b>298,691</b>
September	288,305	299,924	<b>298,819</b>
October	285,721	281,555	<b>279,893</b>
November	268,840	283,725	
December	278,974	281,246	

## Median Price

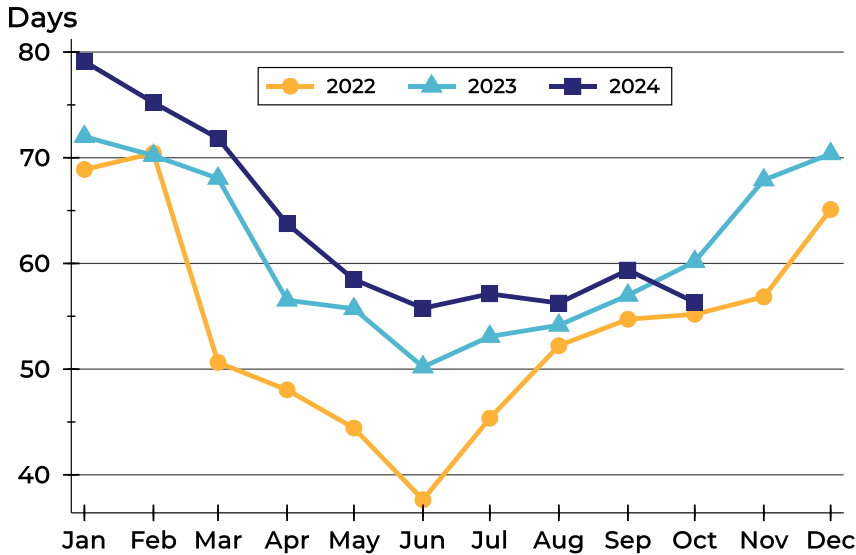


Month	2022	2023	2024
January	183,000	239,000	<b>239,925</b>
February	172,500	239,925	<b>239,900</b>
March	220,500	269,000	<b>269,900</b>
April	200,000	245,000	<b>280,000</b>
May	219,450	282,425	<b>272,500</b>
June	199,900	284,950	<b>249,900</b>
July	210,000	265,000	<b>245,000</b>
August	217,450	241,000	<b>249,950</b>
September	230,000	229,900	<b>251,900</b>
October	224,975	224,950	<b>249,700</b>
November	208,450	224,900	
December	214,900	222,450	



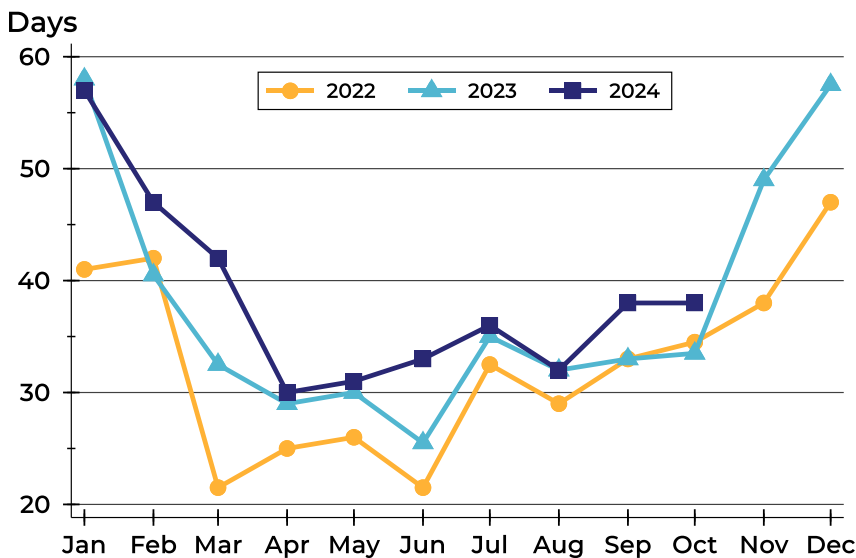
## Entire MLS System Active Listings Analysis

### Average DOM



Month	2022	2023	2024
January	69	72	<b>79</b>
February	70	70	<b>75</b>
March	51	68	<b>72</b>
April	48	57	<b>64</b>
May	44	56	<b>58</b>
June	38	50	<b>56</b>
July	45	53	<b>57</b>
August	52	54	<b>56</b>
September	55	57	<b>59</b>
October	55	60	<b>56</b>
November	57	68	
December	65	70	

### Median DOM

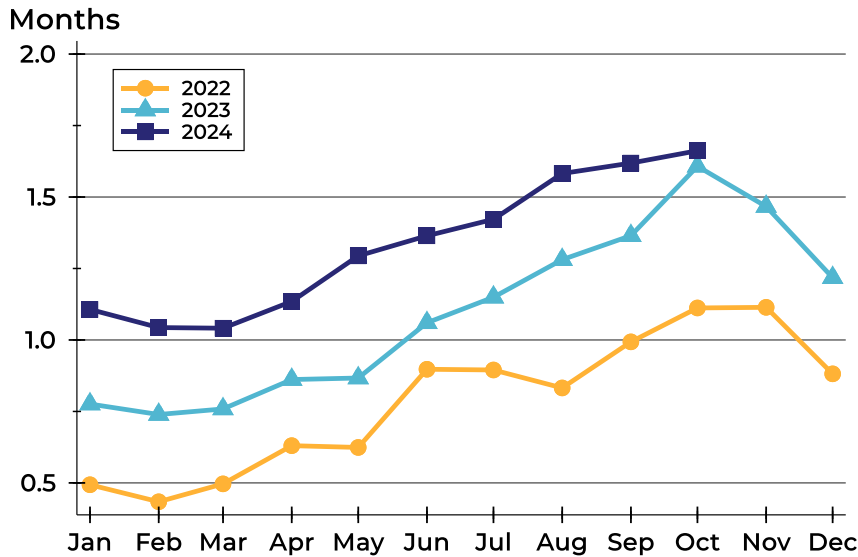


Month	2022	2023	2024
January	41	58	<b>57</b>
February	42	41	<b>47</b>
March	22	33	<b>42</b>
April	25	29	<b>30</b>
May	26	30	<b>31</b>
June	22	26	<b>33</b>
July	33	35	<b>36</b>
August	29	32	<b>32</b>
September	33	33	<b>38</b>
October	35	34	<b>38</b>
November	38	49	
December	47	58	



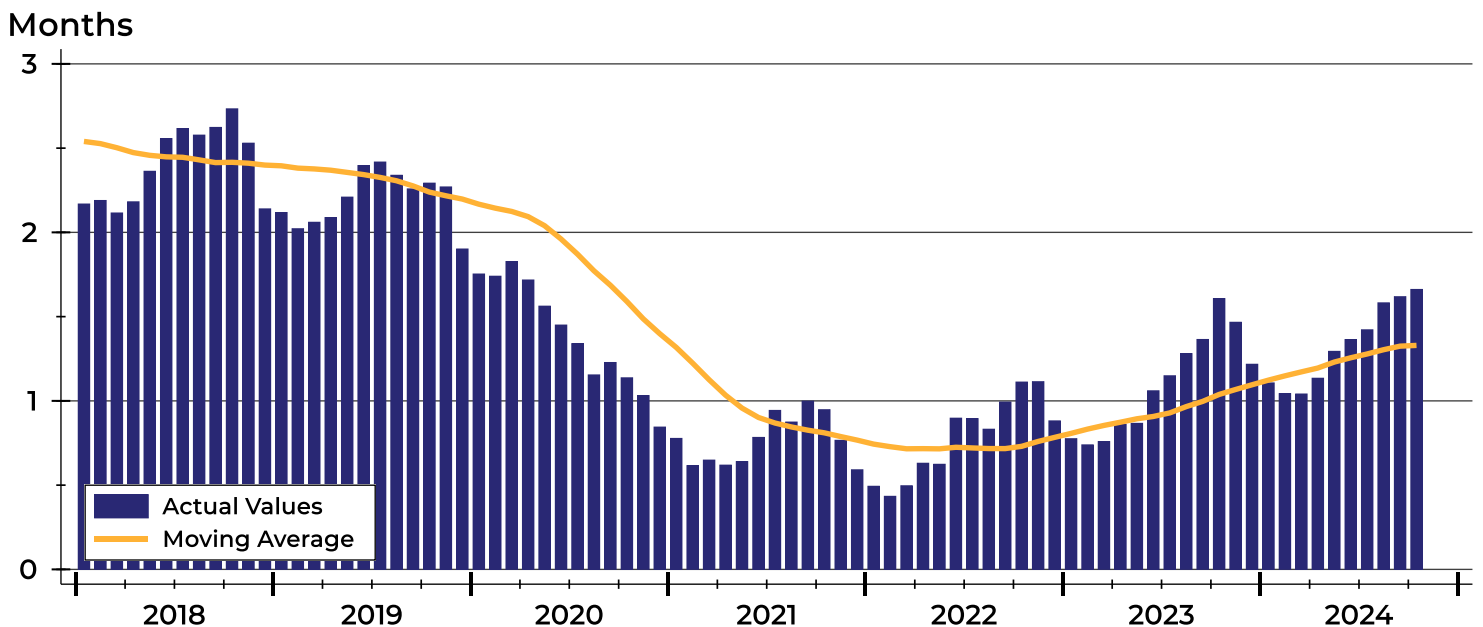
## Entire MLS System Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.5	0.8	1.1
February	0.4	0.7	1.0
March	0.5	0.8	1.0
April	0.6	0.9	1.1
May	0.6	0.9	1.3
June	0.9	1.1	1.4
July	0.9	1.1	1.4
August	0.8	1.3	1.6
September	1.0	1.4	1.6
October	1.1	1.6	1.7
November	1.1	1.5	
December	0.9	1.2	

### History of Month's Supply





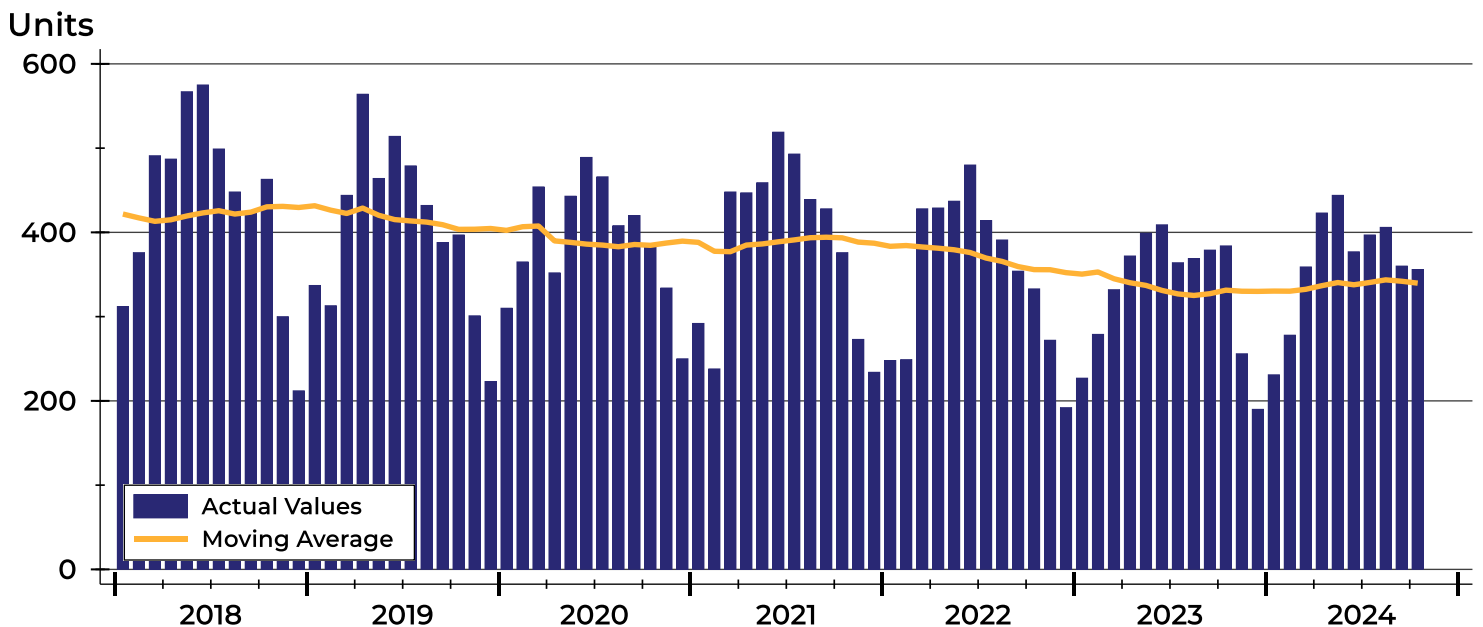
## Entire MLS System New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>356</b>	384	-7.3%
	Volume (1,000s)	<b>83,504</b>	87,043	-4.1%
	Average List Price	<b>234,563</b>	226,674	3.5%
	Median List Price	<b>209,900</b>	189,500	10.8%
Year-to-Date	New Listings	<b>3,631</b>	3,514	3.3%
	Volume (1,000s)	<b>876,198</b>	812,676	7.8%
	Average List Price	<b>241,311</b>	231,268	4.3%
	Median List Price	<b>210,000</b>	189,900	10.6%

A total of 356 new listings were added in the Sunflower multiple listing service during October, down 7.3% from the same month in 2023. Year-to-date the Sunflower multiple listing service has seen 3,631 new listings.

The median list price of these homes was \$209,900 up from \$189,500 in 2023.

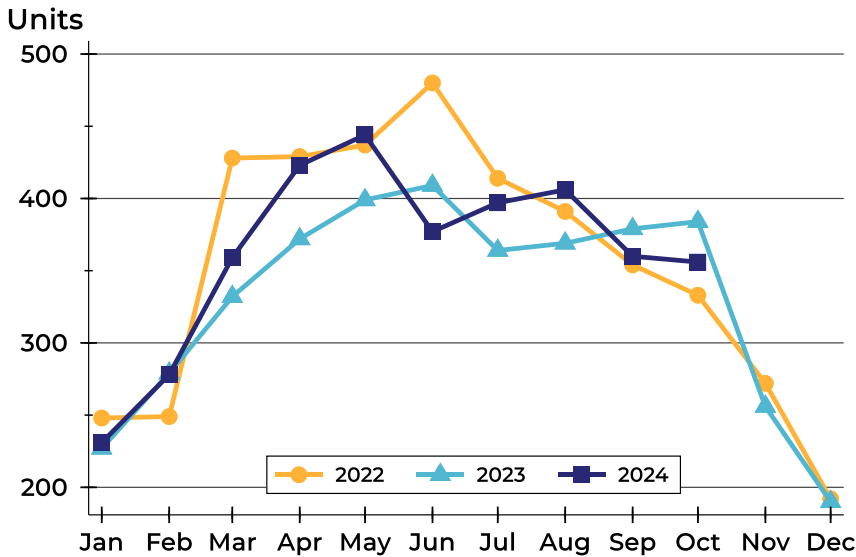
## History of New Listings





## Entire MLS System New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	248	227	<b>231</b>
February	249	279	<b>278</b>
March	428	332	<b>359</b>
April	429	372	<b>423</b>
May	437	399	<b>444</b>
June	480	409	<b>377</b>
July	414	364	<b>397</b>
August	391	369	<b>406</b>
September	354	379	<b>360</b>
October	333	384	<b>356</b>
November	272	256	
December	192	190	

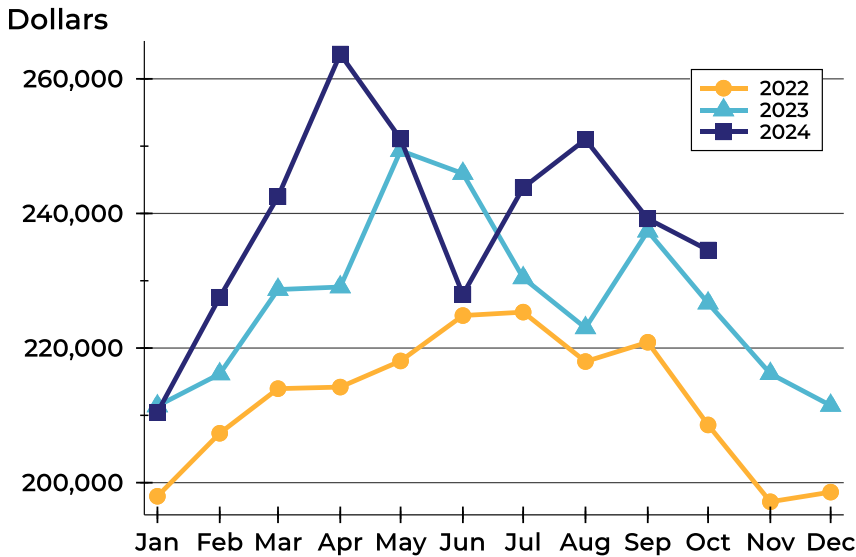
### New Listings by Price Range

Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.3%	15,000	15,000	0	0	100.0%	100.0%
\$25,000-\$49,999	9	2.5%	39,544	42,000	9	8	100.0%	100.0%
\$50,000-\$99,999	47	13.2%	78,462	81,000	16	15	97.9%	100.0%
\$100,000-\$124,999	18	5.1%	112,547	115,000	12	10	99.4%	100.0%
\$125,000-\$149,999	30	8.4%	136,092	135,000	13	9	98.7%	100.0%
\$150,000-\$174,999	33	9.3%	160,536	159,900	12	7	99.6%	100.0%
\$175,000-\$199,999	32	9.0%	187,056	188,725	11	7	98.2%	100.0%
\$200,000-\$249,999	46	12.9%	227,584	226,750	13	11	98.7%	100.0%
\$250,000-\$299,999	52	14.6%	276,174	275,750	14	13	99.5%	100.0%
\$300,000-\$399,999	49	13.8%	347,331	348,000	17	15	99.0%	100.0%
\$400,000-\$499,999	24	6.7%	443,922	439,000	12	9	99.9%	100.0%
\$500,000-\$749,999	13	3.7%	600,958	569,900	19	15	99.6%	100.0%
\$750,000-\$999,999	2	0.6%	869,000	869,000	14	14	99.8%	99.8%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



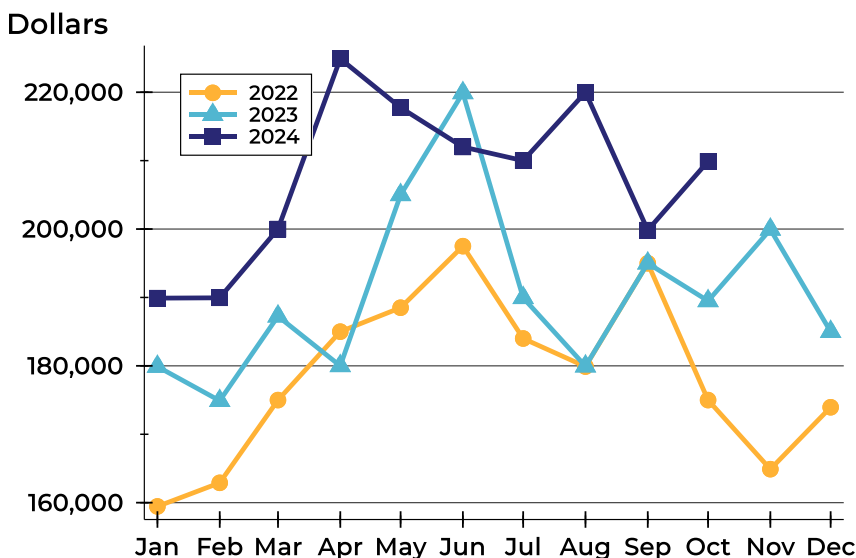
# Entire MLS System New Listings Analysis

## Average Price



Month	2022	2023	2024
January	197,975	211,390	<b>210,454</b>
February	207,340	216,149	<b>227,550</b>
March	213,967	228,692	<b>242,488</b>
April	214,200	229,073	<b>263,684</b>
May	218,085	249,334	<b>251,070</b>
June	224,830	245,928	<b>227,955</b>
July	225,340	230,427	<b>243,835</b>
August	217,996	223,000	<b>250,982</b>
September	220,862	237,367	<b>239,205</b>
October	208,577	226,674	<b>234,563</b>
November	197,161	216,193	
December	198,595	211,468	

## Median Price



Month	2022	2023	2024
January	159,450	179,900	<b>189,900</b>
February	162,900	174,900	<b>189,950</b>
March	175,000	187,250	<b>200,000</b>
April	185,000	180,000	<b>224,900</b>
May	188,500	205,000	<b>217,750</b>
June	197,500	219,900	<b>212,000</b>
July	184,000	189,950	<b>210,000</b>
August	179,900	179,950	<b>220,000</b>
September	195,000	195,000	<b>199,839</b>
October	175,000	189,500	<b>209,900</b>
November	164,900	199,950	
December	173,950	185,000	



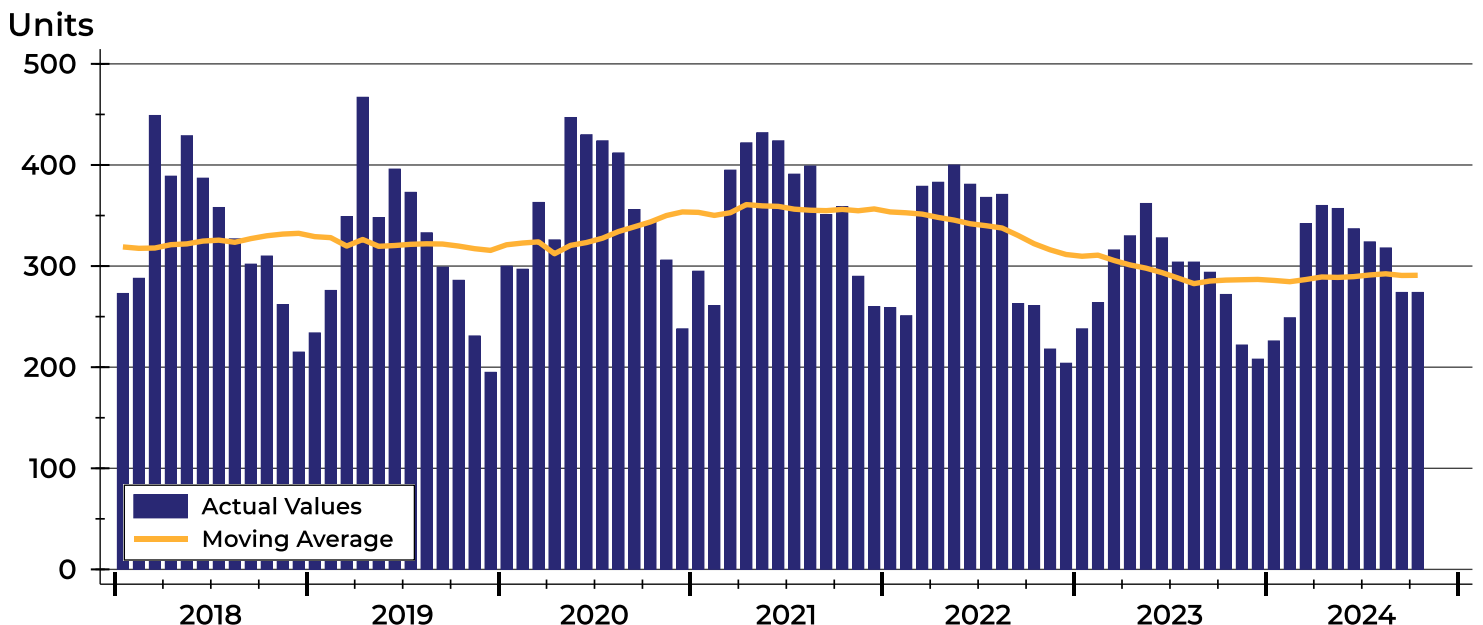
## Entire MLS System Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		<b>274</b>	272	0.7%	<b>3,061</b>	3,012	1.6%
Volume (1,000s)		<b>68,786</b>	58,410	17.8%	<b>720,714</b>	662,156	8.8%
Average	Sale Price	<b>251,042</b>	214,744	16.9%	<b>235,451</b>	219,839	7.1%
	Days on Market	<b>30</b>	21	42.9%	<b>26</b>	19	36.8%
	Percent of Original	<b>96.4%</b>	95.4%	1.0%	<b>96.9%</b>	97.8%	-0.9%
Median	Sale Price	<b>214,975</b>	184,500	16.5%	<b>204,900</b>	185,900	10.2%
	Days on Market	<b>10</b>	8	25.0%	<b>6</b>	5	20.0%
	Percent of Original	<b>100.0%</b>	97.4%	2.7%	<b>100.0%</b>	100.0%	0.0%

A total of 274 contracts for sale were written in the Sunflower multiple listing service during the month of October, up from 272 in 2023. The median list price of these homes was \$214,975, up from \$184,500 the prior year.

Half of the homes that went under contract in October were on the market less than 10 days, compared to 8 days in October 2023.

## History of Contracts Written

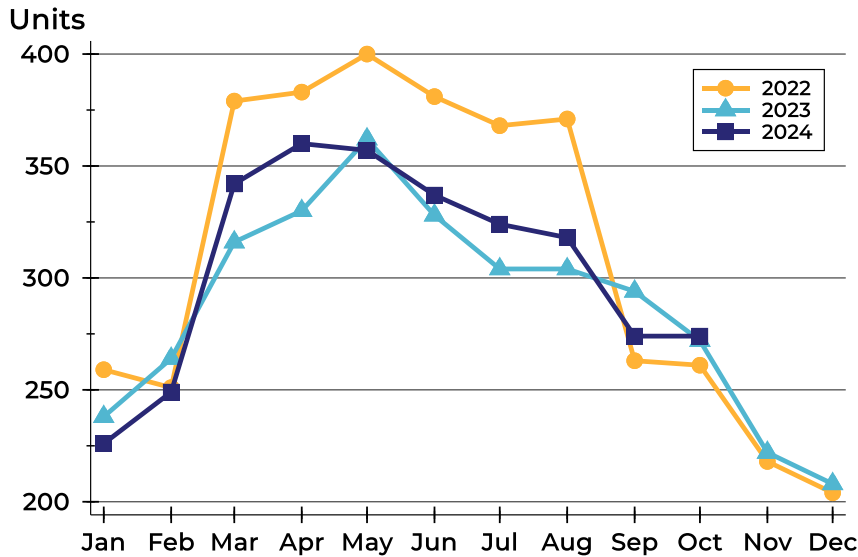






## Entire MLS System Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	259	238	<b>226</b>
February	251	264	<b>249</b>
March	379	316	<b>342</b>
April	383	330	<b>360</b>
May	400	362	<b>357</b>
June	381	328	<b>337</b>
July	368	304	<b>324</b>
August	371	304	<b>318</b>
September	263	294	<b>274</b>
October	261	272	<b>274</b>
November	218	222	
December	204	208	

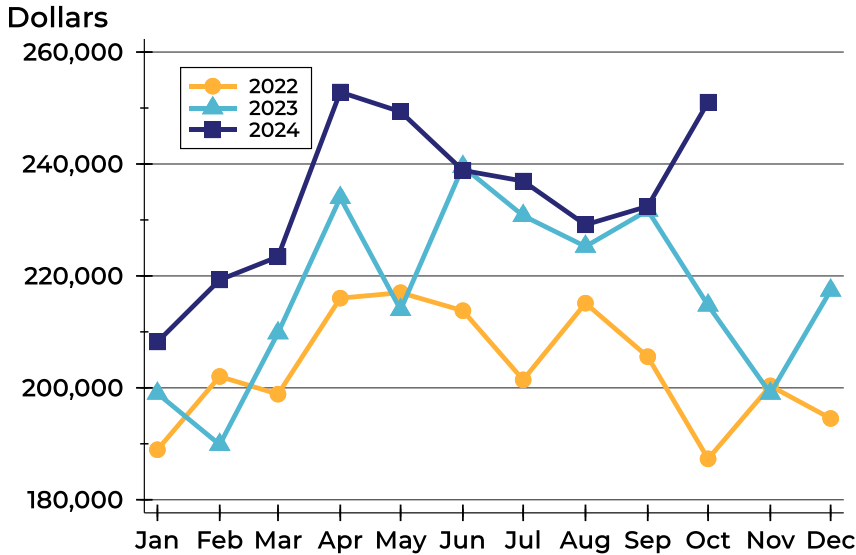
### Contracts Written by Price Range

Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.4%	15,000	15,000	0	0	100.0%	100.0%
\$25,000-\$49,999	8	2.9%	39,335	39,500	35	8	88.4%	100.0%
\$50,000-\$99,999	22	8.0%	79,314	85,000	24	6	95.0%	100.0%
\$100,000-\$124,999	8	2.9%	112,188	112,000	16	8	98.8%	100.0%
\$125,000-\$149,999	28	10.2%	134,739	134,500	35	15	96.9%	100.0%
\$150,000-\$174,999	32	11.7%	160,263	159,000	30	17	96.8%	100.0%
\$175,000-\$199,999	28	10.2%	187,571	188,000	18	5	97.3%	100.0%
\$200,000-\$249,999	35	12.8%	224,336	224,900	24	9	96.2%	100.0%
\$250,000-\$299,999	41	15.0%	276,605	277,500	30	12	97.4%	100.0%
\$300,000-\$399,999	34	12.4%	340,940	332,500	20	9	97.0%	100.0%
\$400,000-\$499,999	19	6.9%	460,587	449,500	41	9	97.0%	100.0%
\$500,000-\$749,999	14	5.1%	615,486	609,950	72	52	94.6%	98.3%
\$750,000-\$999,999	4	1.5%	877,000	894,500	85	81	91.0%	95.6%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



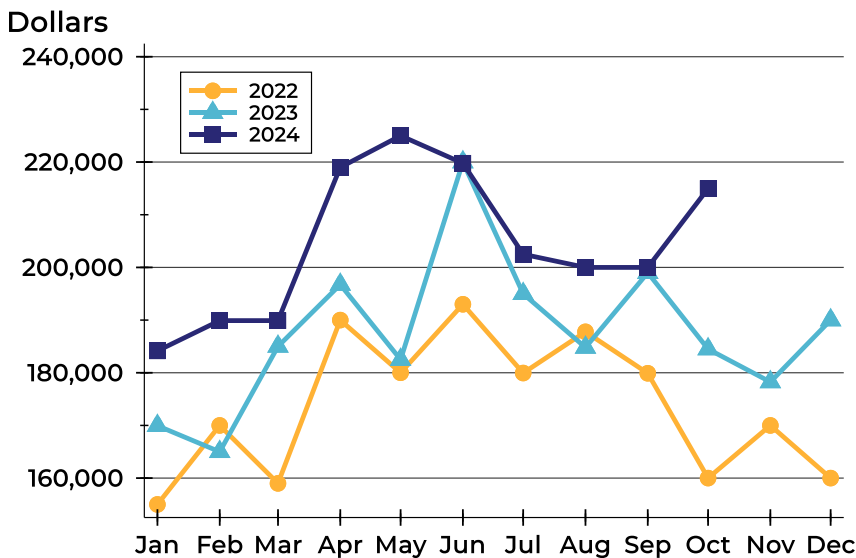
# Entire MLS System Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	188,936	199,005	<b>208,210</b>
February	202,031	189,853	<b>219,294</b>
March	198,870	209,791	<b>223,423</b>
April	216,026	233,974	<b>252,849</b>
May	217,002	213,953	<b>249,337</b>
June	213,787	239,525	<b>238,859</b>
July	201,430	230,760	<b>236,941</b>
August	215,127	225,260	<b>229,139</b>
September	205,559	231,708	<b>232,441</b>
October	187,308	214,744	<b>251,042</b>
November	200,349	198,998	
December	194,526	217,411	

## Median Price

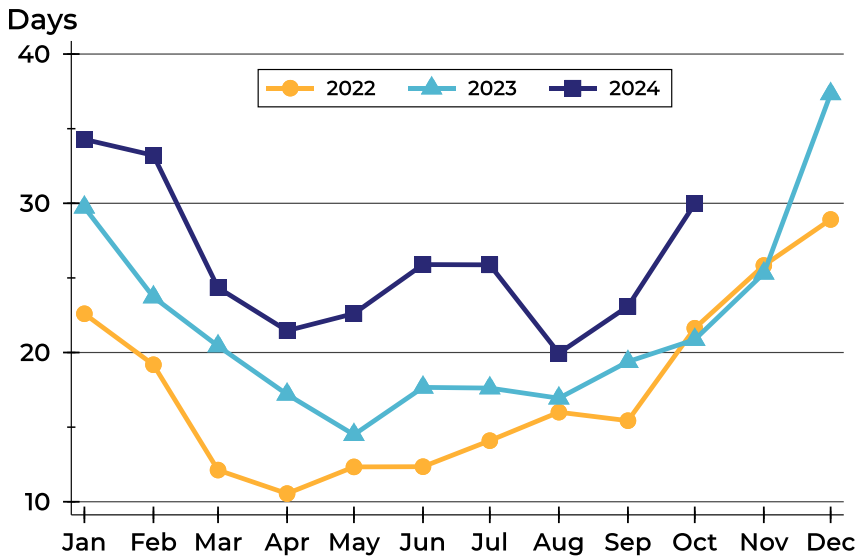


Month	2022	2023	2024
January	155,000	169,950	<b>184,150</b>
February	170,000	165,000	<b>189,900</b>
March	159,000	185,000	<b>189,900</b>
April	190,000	196,750	<b>219,000</b>
May	180,000	182,500	<b>225,000</b>
June	193,000	220,000	<b>219,777</b>
July	179,950	195,000	<b>202,500</b>
August	187,777	184,800	<b>200,000</b>
September	179,900	199,000	<b>200,000</b>
October	160,000	184,500	<b>214,975</b>
November	170,000	178,250	
December	160,000	190,000	



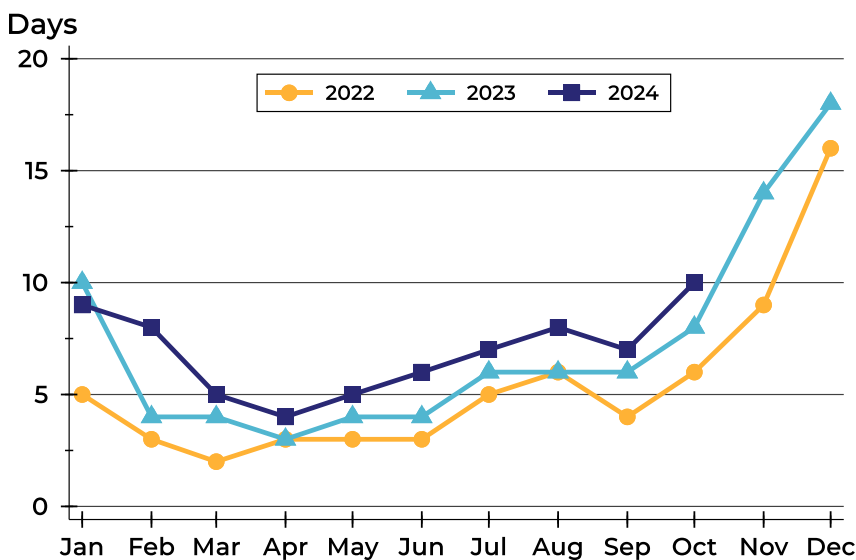
# Entire MLS System Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	23	30	<b>34</b>
February	19	24	<b>33</b>
March	12	20	<b>24</b>
April	11	17	<b>21</b>
May	12	14	<b>23</b>
June	12	18	<b>26</b>
July	14	18	<b>26</b>
August	16	17	<b>20</b>
September	15	19	<b>23</b>
October	22	21	<b>30</b>
November	26	25	
December	29	37	

## Median DOM



Month	2022	2023	2024
January	5	10	<b>9</b>
February	3	4	<b>8</b>
March	2	4	<b>5</b>
April	3	3	<b>4</b>
May	3	4	<b>5</b>
June	3	4	<b>6</b>
July	5	6	<b>7</b>
August	6	6	<b>8</b>
September	4	6	<b>7</b>
October	6	8	<b>10</b>
November	9	14	
December	16	18	



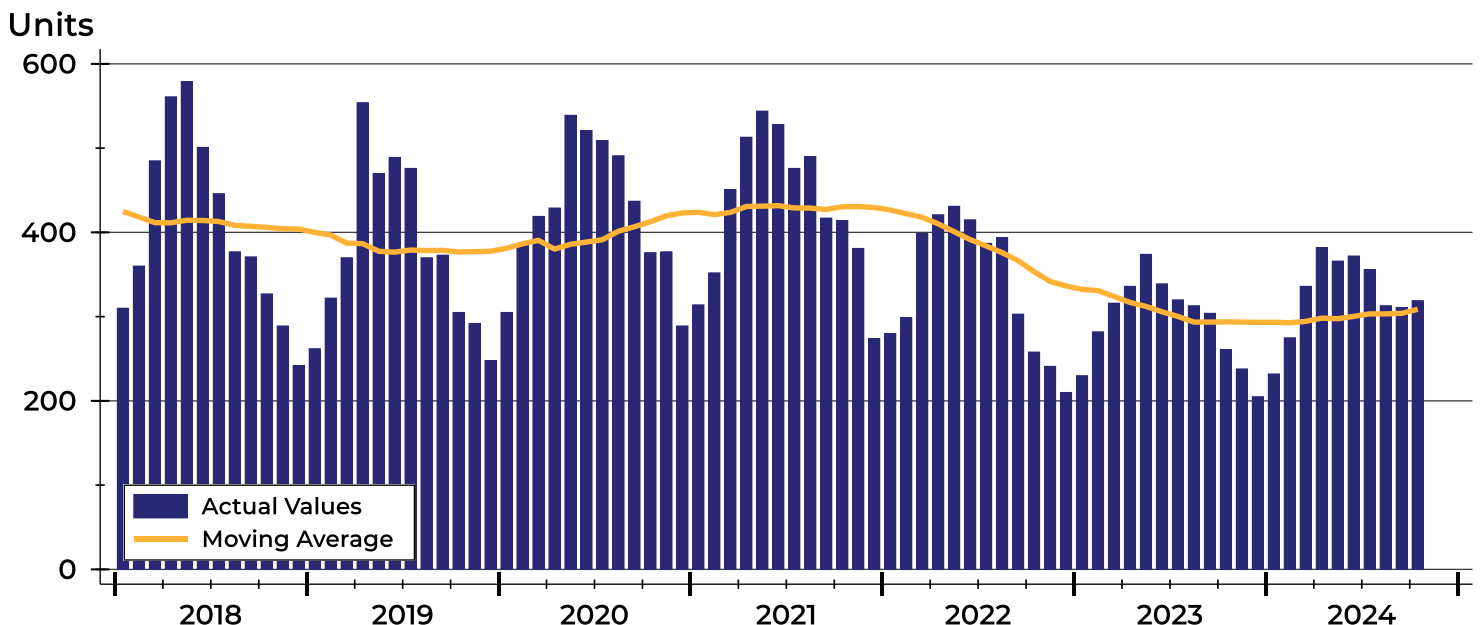
## Entire MLS System Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		<b>319</b>	261	22.2%
Volume (1,000s)		<b>82,050</b>	56,014	46.5%
Average	List Price	<b>257,211</b>	214,614	19.8%
	Days on Market	<b>29</b>	22	31.8%
	Percent of Original	<b>97.3%</b>	97.6%	-0.3%
Median	List Price	<b>219,900</b>	189,000	16.3%
	Days on Market	<b>11</b>	9	22.2%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 319 listings in the Sunflower multiple listing service had contracts pending at the end of October, up from 261 contracts pending at the end of October 2023.

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.

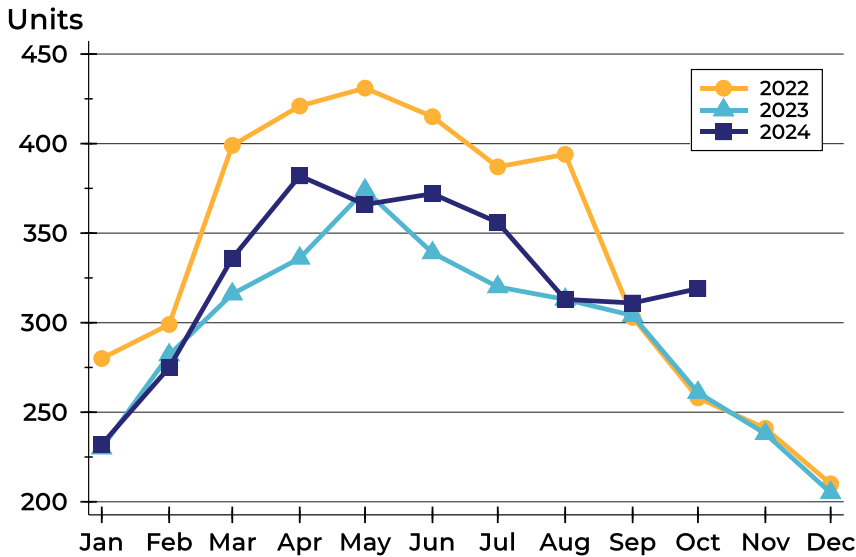
### History of Pending Contracts





## Entire MLS System Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	280	230	<b>232</b>
February	299	282	<b>275</b>
March	399	316	<b>336</b>
April	421	336	<b>382</b>
May	431	374	<b>366</b>
June	415	339	<b>372</b>
July	387	320	<b>356</b>
August	394	313	<b>313</b>
September	303	304	<b>311</b>
October	258	261	<b>319</b>
November	241	238	
December	210	205	

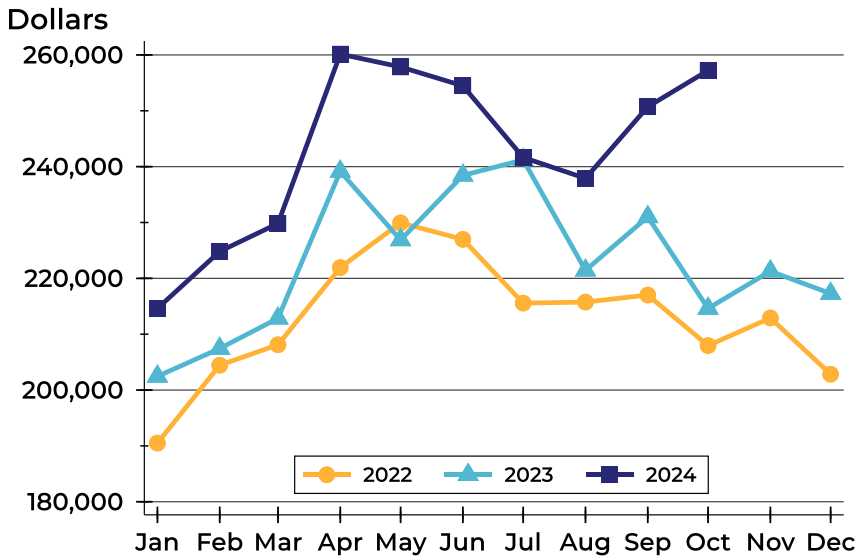
### Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.3%	16,500	16,500	0	0	100.0%	100.0%
\$25,000-\$49,999	4	1.3%	37,225	36,950	9	8	100.0%	100.0%
\$50,000-\$99,999	21	6.6%	77,805	74,900	28	13	96.4%	100.0%
\$100,000-\$124,999	12	3.8%	116,075	118,250	19	9	97.9%	100.0%
\$125,000-\$149,999	31	9.7%	135,861	135,000	29	7	97.8%	100.0%
\$150,000-\$174,999	37	11.6%	161,151	159,900	29	17	97.2%	100.0%
\$175,000-\$199,999	36	11.3%	186,966	185,500	22	7	97.4%	100.0%
\$200,000-\$249,999	44	13.8%	224,781	224,900	24	9	97.6%	100.0%
\$250,000-\$299,999	52	16.3%	276,996	279,450	33	15	97.4%	100.0%
\$300,000-\$399,999	39	12.2%	339,383	330,000	25	10	97.0%	100.0%
\$400,000-\$499,999	22	6.9%	458,509	449,250	34	11	98.2%	100.0%
\$500,000-\$749,999	15	4.7%	595,180	569,900	55	14	96.7%	100.0%
\$750,000-\$999,999	4	1.3%	877,000	894,500	85	81	91.1%	95.6%
\$1,000,000 and up	1	0.3%	1,900,000	1,900,000	1	1	100.0%	100.0%



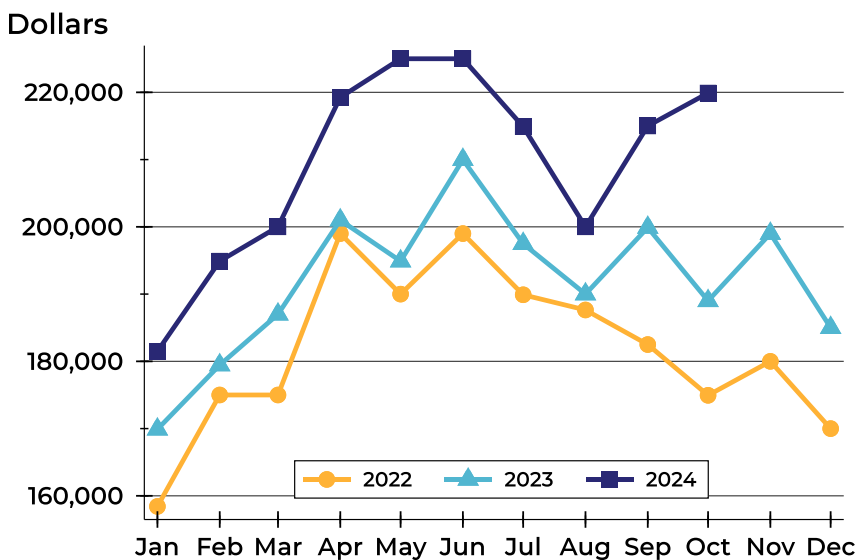
## Entire MLS System Pending Contracts Analysis

### Average Price



Month	2022	2023	2024
January	190,513	202,450	<b>214,610</b>
February	204,443	207,439	<b>224,817</b>
March	208,113	212,853	<b>229,833</b>
April	221,932	239,144	<b>260,158</b>
May	229,938	226,876	<b>257,850</b>
June	226,987	238,431	<b>254,478</b>
July	215,573	241,219	<b>241,646</b>
August	215,755	221,444	<b>237,901</b>
September	217,017	231,005	<b>250,722</b>
October	207,962	214,614	<b>257,211</b>
November	212,909	221,280	
December	202,836	217,278	

### Median Price

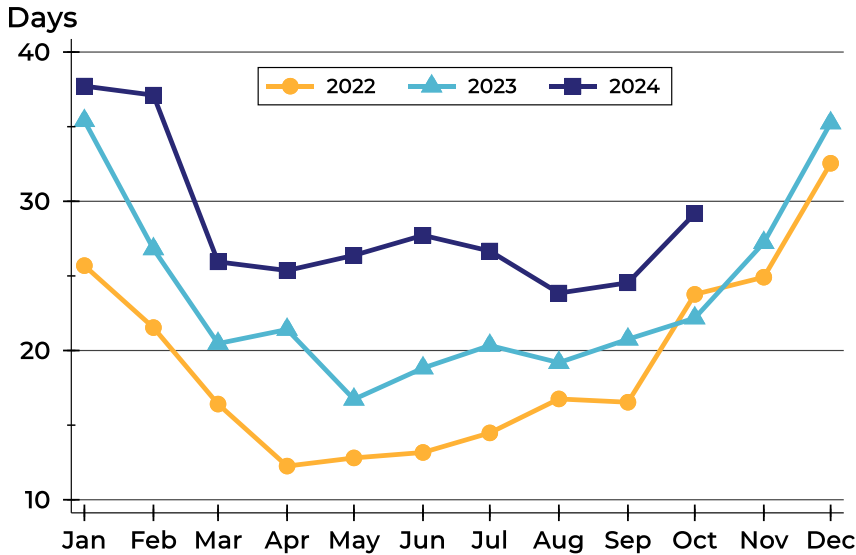


Month	2022	2023	2024
January	158,425	169,900	<b>181,490</b>
February	175,000	179,450	<b>194,900</b>
March	175,000	187,000	<b>200,000</b>
April	199,000	201,000	<b>219,250</b>
May	190,000	194,900	<b>225,000</b>
June	199,000	210,000	<b>225,000</b>
July	189,900	197,500	<b>214,900</b>
August	187,639	190,000	<b>200,000</b>
September	182,500	199,900	<b>215,000</b>
October	174,950	189,000	<b>219,900</b>
November	180,000	199,000	
December	170,000	185,000	



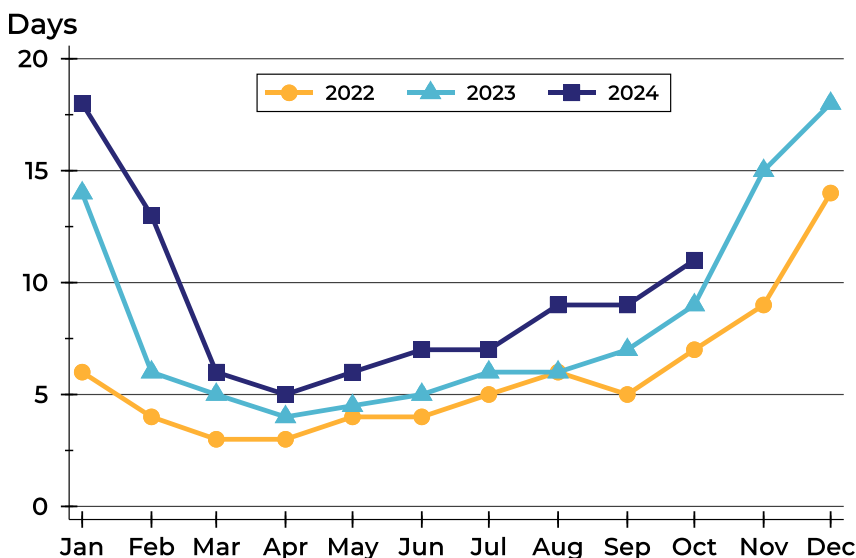
## Entire MLS System Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	26	35	<b>38</b>
February	22	27	<b>37</b>
March	16	20	<b>26</b>
April	12	21	<b>25</b>
May	13	17	<b>26</b>
June	13	19	<b>28</b>
July	14	20	<b>27</b>
August	17	19	<b>24</b>
September	17	21	<b>25</b>
October	24	22	<b>29</b>
November	25	27	
December	33	35	

### Median DOM



Month	2022	2023	2024
January	6	14	<b>18</b>
February	4	6	<b>13</b>
March	3	5	<b>6</b>
April	3	4	<b>5</b>
May	4	5	<b>6</b>
June	4	5	<b>7</b>
July	5	6	<b>7</b>
August	6	6	<b>9</b>
September	5	7	<b>9</b>
October	7	9	<b>11</b>
November	9	15	
December	14	18	



**October  
2024**

# Sunflower MLS Statistics



## Coffey County Housing Report



### Market Overview

#### Coffey County Home Sales Rose in October

Total home sales in Coffey County rose by 100.0% last month to 4 units, compared to 2 units in October 2023. Total sales volume was \$1.0 million, up 89.1% from a year earlier.

The median sale price in October was \$237,500, down from \$275,000 a year earlier. Homes that sold in October were typically on the market for 22 days and sold for 92.9% of their list prices.

#### Coffey County Active Listings Down at End of October

The total number of active listings in Coffey County at the end of October was 11 units, down from 12 at the same point in 2023. This represents a 2.4 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$245,000.

During October, a total of 6 contracts were written up from 2 in October 2023. At the end of the month, there were 6 contracts still pending.

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### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)





**October  
2024**

# Sunflower MLS Statistics



## Coffey County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>4</b>	<b>2</b>	<b>6</b>	<b>49</b>	<b>49</b>	<b>49</b>
Change from prior year		100.0%	-66.7%	-25.0%	0.0%	0.0%	-30.0%
<b>Active Listings</b>		<b>11</b>	<b>12</b>	<b>14</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-8.3%	-14.3%	-6.7%			
<b>Months' Supply</b>		<b>2.4</b>	<b>2.4</b>	<b>2.7</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		0.0%	-11.1%	22.7%			
<b>New Listings</b>		<b>6</b>	<b>5</b>	<b>5</b>	<b>66</b>	<b>56</b>	<b>63</b>
Change from prior year		20.0%	0.0%	25.0%	17.9%	-11.1%	-18.2%
<b>Contracts Written</b>		<b>6</b>	<b>2</b>	<b>6</b>	<b>53</b>	<b>46</b>	<b>53</b>
Change from prior year		200.0%	-66.7%	50.0%	15.2%	-13.2%	-26.4%
<b>Pending Contracts</b>		<b>6</b>	<b>2</b>	<b>5</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		200.0%	-60.0%	-37.5%			
<b>Sales Volume (1,000s)</b>		<b>1,040</b>	<b>550</b>	<b>897</b>	<b>10,697</b>	<b>8,409</b>	<b>8,270</b>
Change from prior year		89.1%	-38.7%	-44.5%	27.2%	1.7%	-17.3%
Average	<b>Sale Price</b>	<b>260,000</b>	<b>275,000</b>	<b>149,567</b>	<b>218,299</b>	<b>171,612</b>	<b>168,772</b>
	Change from prior year	-5.5%	83.9%	-26.0%	27.2%	1.7%	18.2%
	<b>List Price of Actives</b>	<b>246,918</b>	<b>203,750</b>	<b>216,886</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	21.2%	-6.1%	52.4%			
	<b>Days on Market</b>	<b>51</b>	<b>24</b>	<b>41</b>	<b>50</b>	<b>37</b>	<b>53</b>
Change from prior year	112.5%	-41.5%	-14.6%	35.1%	-30.2%	-31.2%	
<b>Percent of List</b>	<b>93.3%</b>	<b>100.0%</b>	<b>98.2%</b>	<b>94.0%</b>	<b>94.5%</b>	<b>96.5%</b>	
Change from prior year	-6.7%	1.8%	1.3%	-0.5%	-2.1%	1.8%	
<b>Percent of Original</b>	<b>92.0%</b>	<b>100.0%</b>	<b>97.1%</b>	<b>92.5%</b>	<b>91.9%</b>	<b>94.5%</b>	
Change from prior year	-8.0%	3.0%	1.4%	0.7%	-2.8%	2.6%	
Median	<b>Sale Price</b>	<b>237,500</b>	<b>275,000</b>	<b>115,750</b>	<b>210,000</b>	<b>150,000</b>	<b>163,000</b>
	Change from prior year	-13.6%	137.6%	-31.7%	40.0%	-8.0%	30.4%
	<b>List Price of Actives</b>	<b>245,000</b>	<b>177,250</b>	<b>234,250</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	38.2%	-24.3%	58.8%			
	<b>Days on Market</b>	<b>22</b>	<b>24</b>	<b>19</b>	<b>20</b>	<b>10</b>	<b>17</b>
Change from prior year	-8.3%	26.3%	-24.0%	100.0%	-41.2%	-26.1%	
<b>Percent of List</b>	<b>92.9%</b>	<b>100.0%</b>	<b>97.5%</b>	<b>95.7%</b>	<b>95.9%</b>	<b>97.8%</b>	
Change from prior year	-7.1%	2.6%	-0.2%	-0.2%	-1.9%	0.0%	
<b>Percent of Original</b>	<b>90.3%</b>	<b>100.0%</b>	<b>97.5%</b>	<b>94.9%</b>	<b>94.8%</b>	<b>97.1%</b>	
Change from prior year	-9.7%	2.6%	0.9%	0.1%	-2.4%	1.4%	

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



## Coffey County Closed Listings Analysis

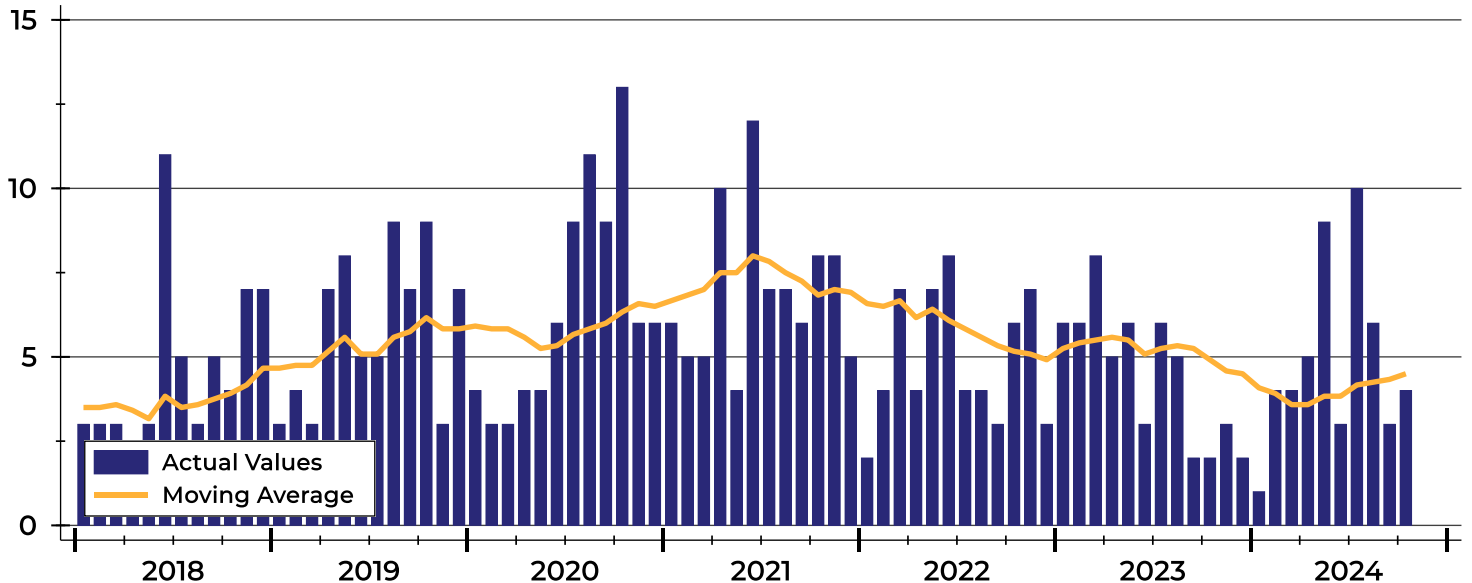
Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		<b>4</b>	2	100.0%	<b>49</b>	49	0.0%
Volume (1,000s)		<b>1,040</b>	550	89.1%	<b>10,697</b>	8,409	27.2%
Months' Supply		<b>2.4</b>	2.4	0.0%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>260,000</b>	275,000	-5.5%	<b>218,299</b>	171,612	27.2%
	Days on Market	<b>51</b>	24	112.5%	<b>50</b>	37	35.1%
	Percent of List	<b>93.3%</b>	100.0%	-6.7%	<b>94.0%</b>	94.5%	-0.5%
	Percent of Original	<b>92.0%</b>	100.0%	-8.0%	<b>92.5%</b>	91.9%	0.7%
Median	Sale Price	<b>237,500</b>	275,000	-13.6%	<b>210,000</b>	150,000	40.0%
	Days on Market	<b>22</b>	24	-8.3%	<b>20</b>	10	100.0%
	Percent of List	<b>92.9%</b>	100.0%	-7.1%	<b>95.7%</b>	95.9%	-0.2%
	Percent of Original	<b>90.3%</b>	100.0%	-9.7%	<b>94.9%</b>	94.8%	0.1%

A total of 4 homes sold in Coffey County in October, up from 2 units in October 2023. Total sales volume rose to \$1.0 million compared to \$0.6 million in the previous year.

The median sales price in October was \$237,500, down 13.6% compared to the prior year. Median days on market was 22 days, down from 35 days in September, and down from 24 in October 2023.

## History of Closed Listings

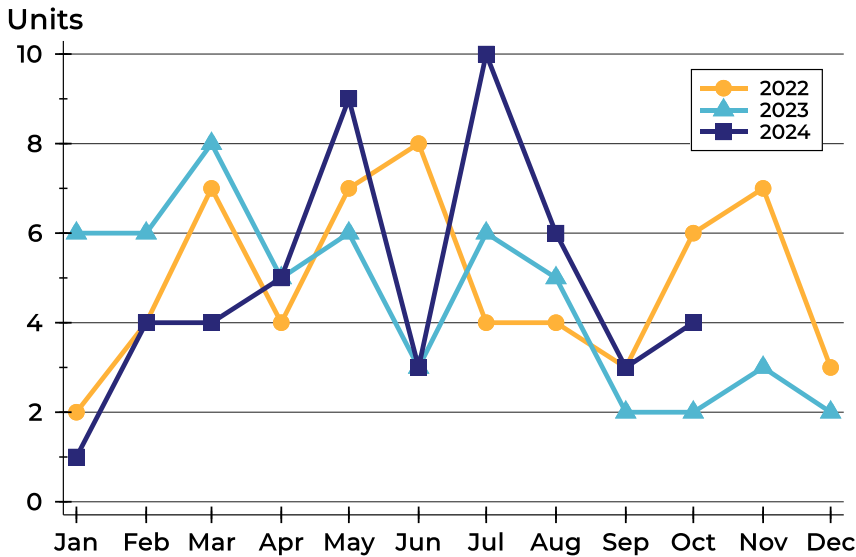
Units





## Coffey County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	2	6	1
February	4	6	4
March	7	8	4
April	4	5	5
May	7	6	9
June	8	3	3
July	4	6	10
August	4	5	6
September	3	2	3
October	6	2	4
November	7	3	
December	3	2	

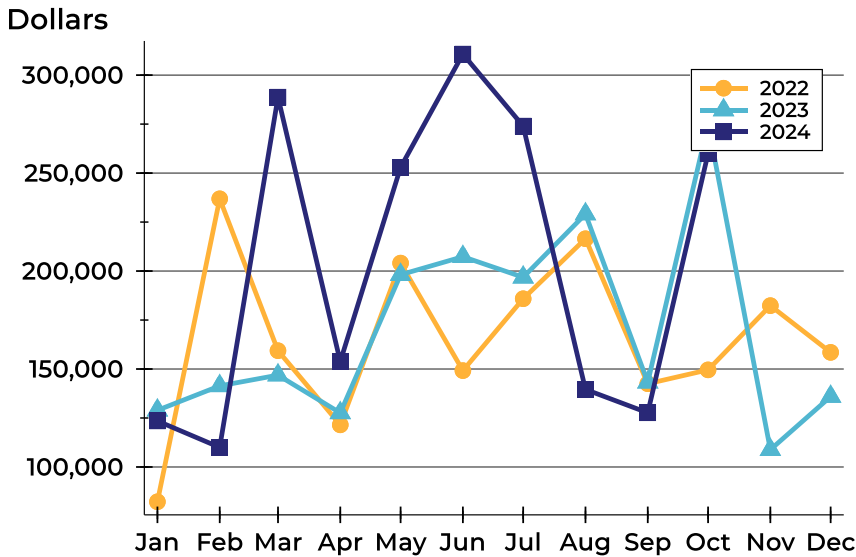
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	0	0.0%	N/A	N/A	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	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	N/A	N/A
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	1	25.0%	0.0	150,000	150,000	9	9	88.8%	88.8%	88.8%	88.8%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	1	25.0%	4.4	225,000	225,000	159	159	97.0%	97.0%	91.8%	91.8%
\$250,000-\$299,999	1	25.0%	0.0	250,000	250,000	0	0	100.0%	100.0%	100.0%	100.0%
\$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	1	25.0%	0.0	415,000	415,000	34	34	87.4%	87.4%	87.4%	87.4%
\$500,000-\$749,999	0	0.0%	N/A	N/A	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	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



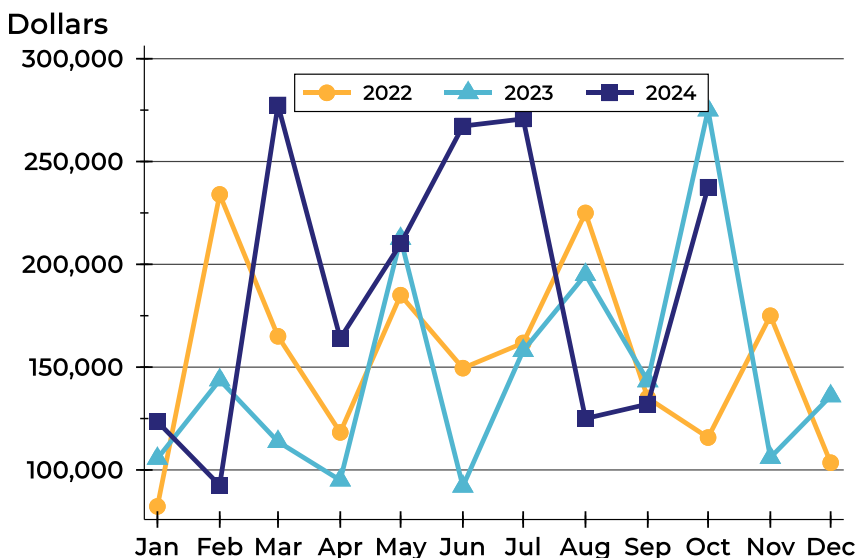
# Coffey County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	82,250	128,938	<b>123,500</b>
February	236,875	141,400	<b>110,000</b>
March	159,357	146,881	<b>288,750</b>
April	121,500	127,600	<b>153,800</b>
May	204,064	198,150	<b>252,944</b>
June	149,188	207,333	<b>310,750</b>
July	185,875	196,833	<b>273,990</b>
August	216,500	229,100	<b>139,583</b>
September	142,500	143,250	<b>127,667</b>
October	149,567	275,000	<b>260,000</b>
November	182,359	108,833	
December	158,505	135,950	

## Median Price

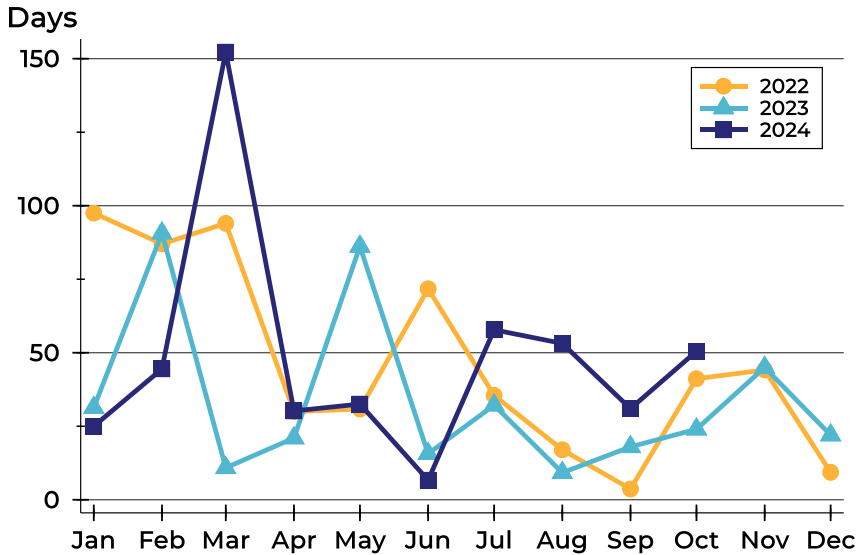


Month	2022	2023	2024
January	82,250	105,563	<b>123,500</b>
February	234,000	143,750	<b>92,500</b>
March	165,000	113,750	<b>277,500</b>
April	118,250	95,000	<b>164,000</b>
May	185,000	212,500	<b>210,000</b>
June	149,500	92,000	<b>267,250</b>
July	161,750	158,000	<b>270,750</b>
August	225,000	195,000	<b>125,000</b>
September	135,000	143,250	<b>132,000</b>
October	115,750	275,000	<b>237,500</b>
November	175,000	106,000	
December	103,516	135,950	



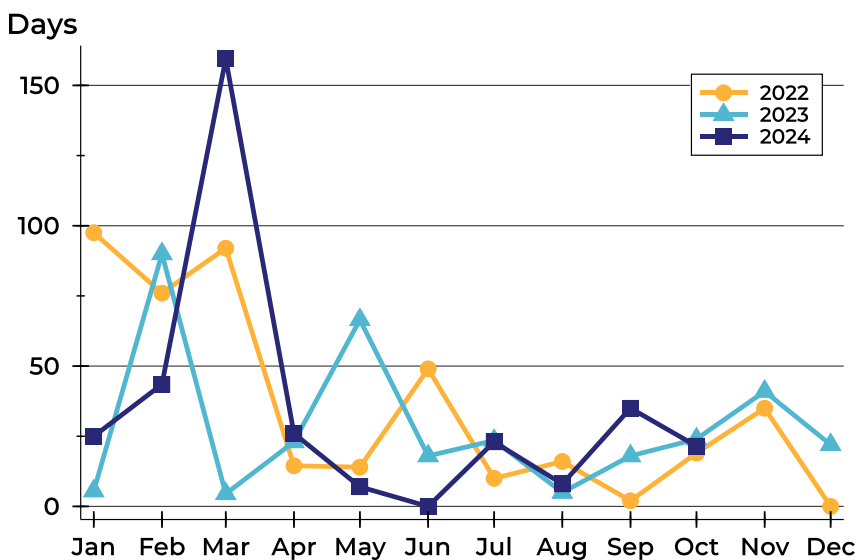
# Coffey County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	98	31	25
February	87	91	45
March	94	11	152
April	30	21	30
May	31	86	33
June	72	16	7
July	36	32	58
August	17	9	53
September	4	18	31
October	41	24	51
November	44	45	
December	9	22	

## Median DOM



Month	2022	2023	2024
January	98	6	25
February	76	90	44
March	92	5	160
April	15	23	26
May	14	67	7
June	49	18	N/A
July	10	24	23
August	16	5	8
September	2	18	35
October	19	24	22
November	35	41	
December	N/A	22	



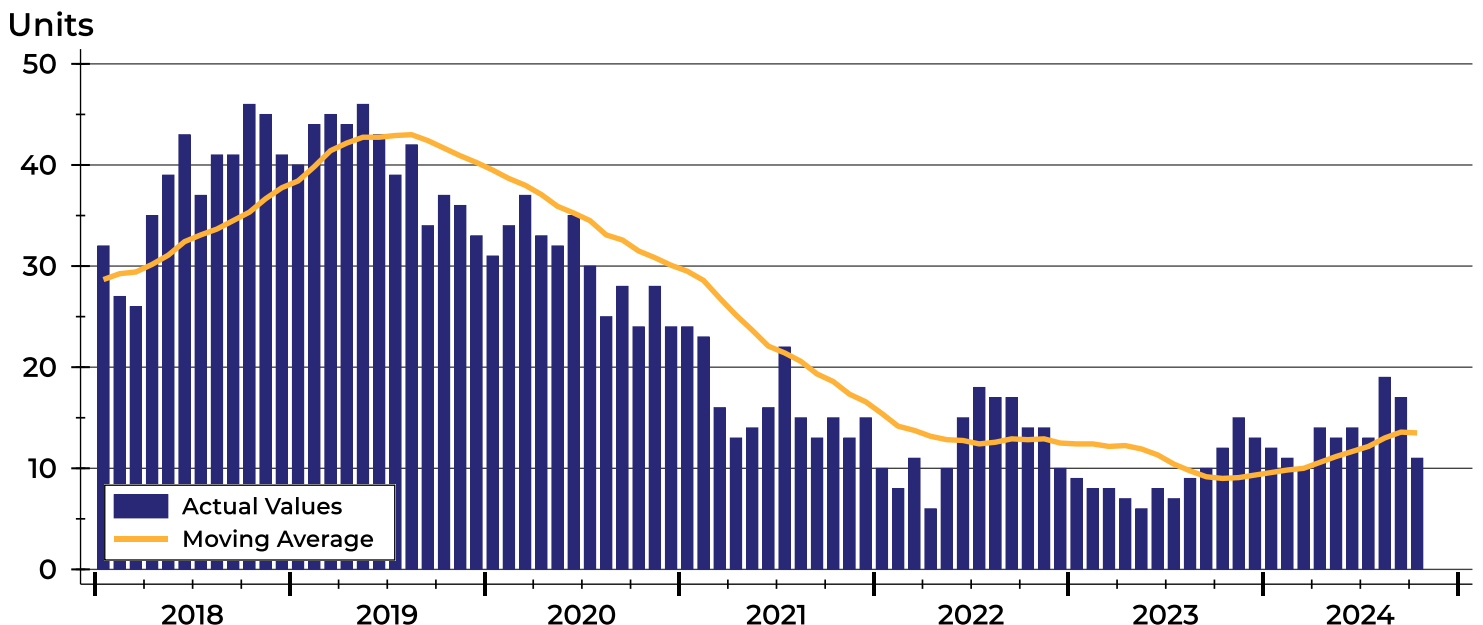
# Coffey County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		11	12	-8.3%
Volume (1,000s)		2,716	2,445	11.1%
Months' Supply		2.4	2.4	0.0%
Average	List Price	246,918	203,750	21.2%
	Days on Market	77	49	57.1%
	Percent of Original	97.3%	97.2%	0.1%
Median	List Price	245,000	177,250	38.2%
	Days on Market	79	47	68.1%
	Percent of Original	98.9%	97.5%	1.4%

A total of 11 homes were available for sale in Coffey County at the end of October. This represents a 2.4 months' supply of active listings.

The median list price of homes on the market at the end of October was \$245,000, up 38.2% from 2023. The typical time on market for active listings was 79 days, up from 47 days a year earlier.

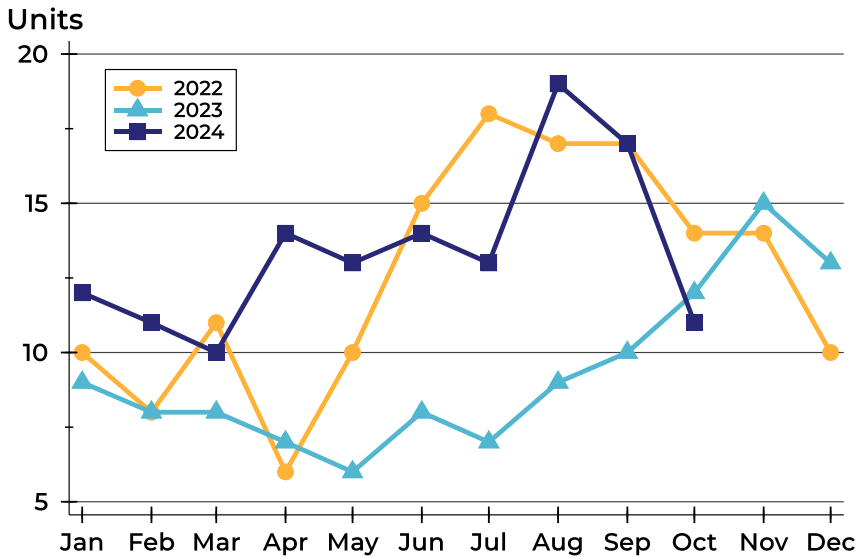
## History of Active Listings





## Coffey County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	10	9	12
February	8	8	11
March	11	8	10
April	6	7	14
May	10	6	13
June	15	8	14
July	18	7	13
August	17	9	19
September	17	10	17
October	14	12	11
November	14	15	
December	10	13	

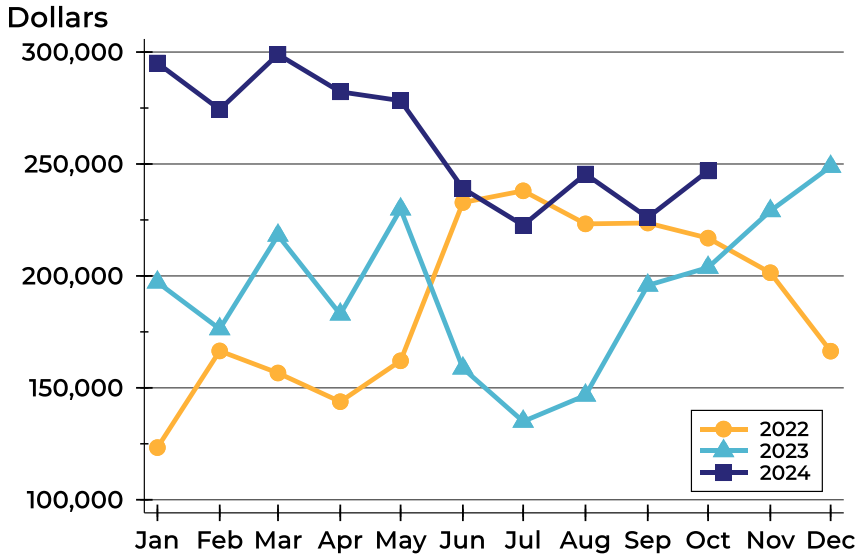
### Active Listings by Price Range

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	1	9.1%	N/A	105,000	105,000	70	70	100.0%	100.0%
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$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	18.2%	N/A	187,450	187,450	42	42	98.2%	98.2%
\$200,000-\$249,999	4	36.4%	4.4	233,475	235,000	73	88	99.5%	100.0%
\$250,000-\$299,999	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	4	36.4%	N/A	325,575	327,450	100	96	93.9%	94.5%
\$400,000-\$499,999	0	0.0%	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	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



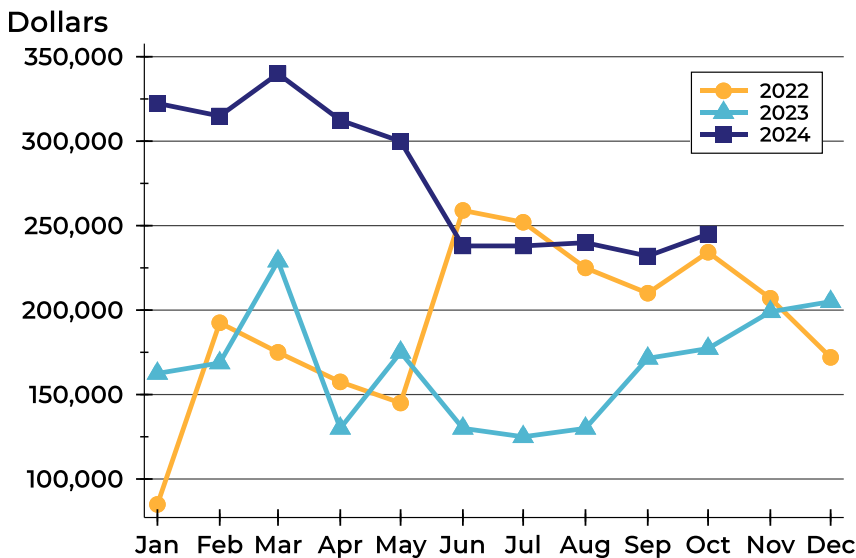
# Coffey County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	123,309	197,167	<b>295,108</b>
February	166,488	176,300	<b>274,345</b>
March	156,627	218,113	<b>298,980</b>
April	143,817	182,857	<b>282,236</b>
May	162,080	229,817	<b>278,292</b>
June	232,787	158,738	<b>239,093</b>
July	238,017	134,986	<b>222,631</b>
August	223,253	146,644	<b>245,511</b>
September	223,641	195,780	<b>226,065</b>
October	216,886	203,750	<b>246,918</b>
November	201,421	229,060	
December	166,380	248,846	

## Median Price



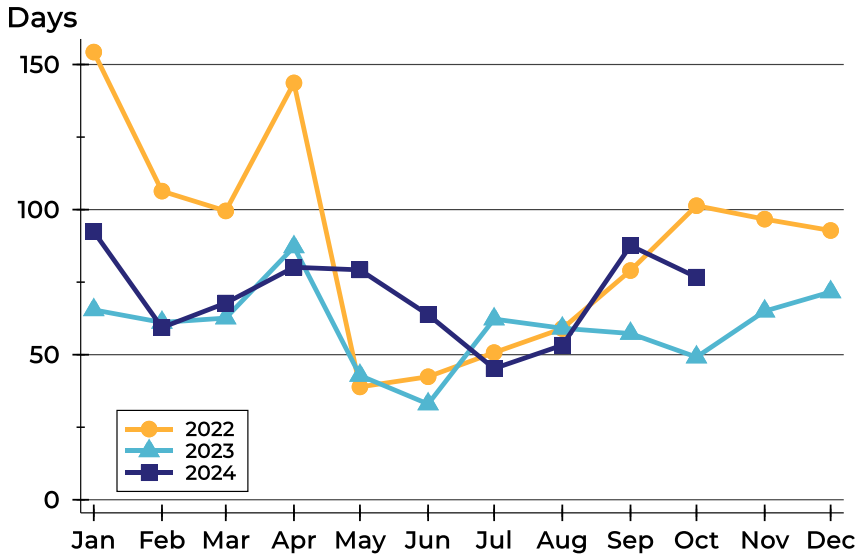
Month	2022	2023	2024
January	84,950	162,500	<b>322,400</b>
February	192,500	168,700	<b>314,900</b>
March	175,000	229,000	<b>339,950</b>
April	157,500	130,000	<b>312,450</b>
May	145,000	175,000	<b>299,900</b>
June	259,000	130,000	<b>238,000</b>
July	252,000	125,000	<b>238,000</b>
August	225,000	130,000	<b>239,900</b>
September	210,000	171,450	<b>232,000</b>
October	234,250	177,250	<b>245,000</b>
November	207,000	199,000	
December	172,000	205,000	





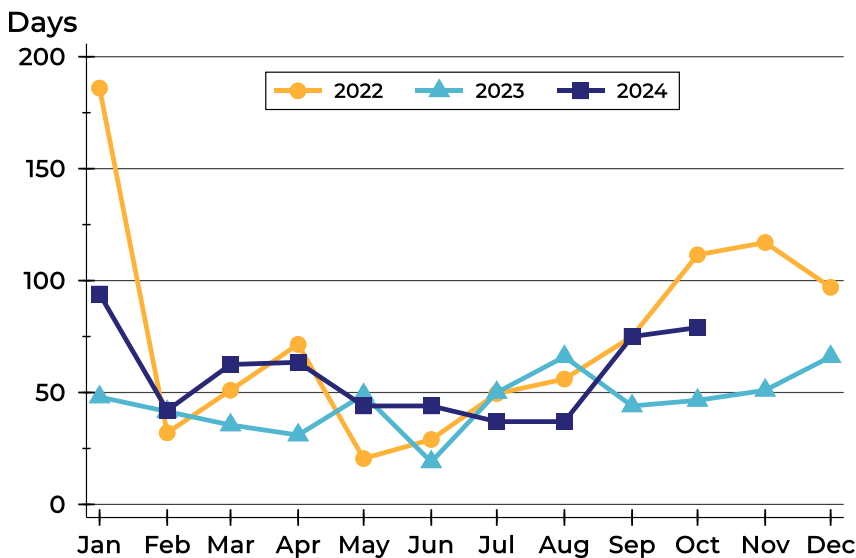
# Coffey County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	154	65	<b>92</b>
February	106	61	<b>59</b>
March	100	63	<b>68</b>
April	144	87	<b>80</b>
May	39	43	<b>79</b>
June	42	33	<b>64</b>
July	51	62	<b>45</b>
August	59	59	<b>53</b>
September	79	57	<b>88</b>
October	101	49	<b>77</b>
November	97	65	
December	93	72	

## Median DOM

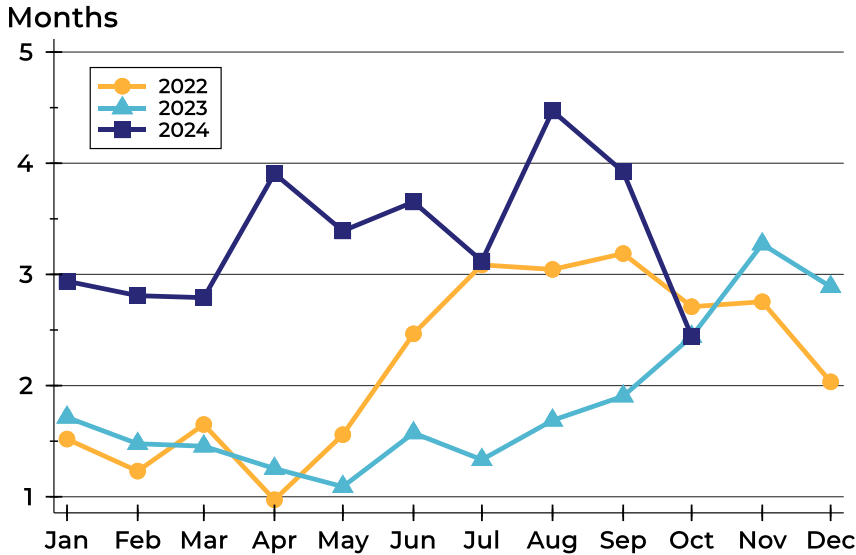


Month	2022	2023	2024
January	186	48	<b>94</b>
February	32	42	<b>42</b>
March	51	36	<b>63</b>
April	72	31	<b>64</b>
May	21	49	<b>44</b>
June	29	19	<b>44</b>
July	50	50	<b>37</b>
August	56	66	<b>37</b>
September	75	44	<b>75</b>
October	112	47	<b>79</b>
November	117	51	
December	97	66	



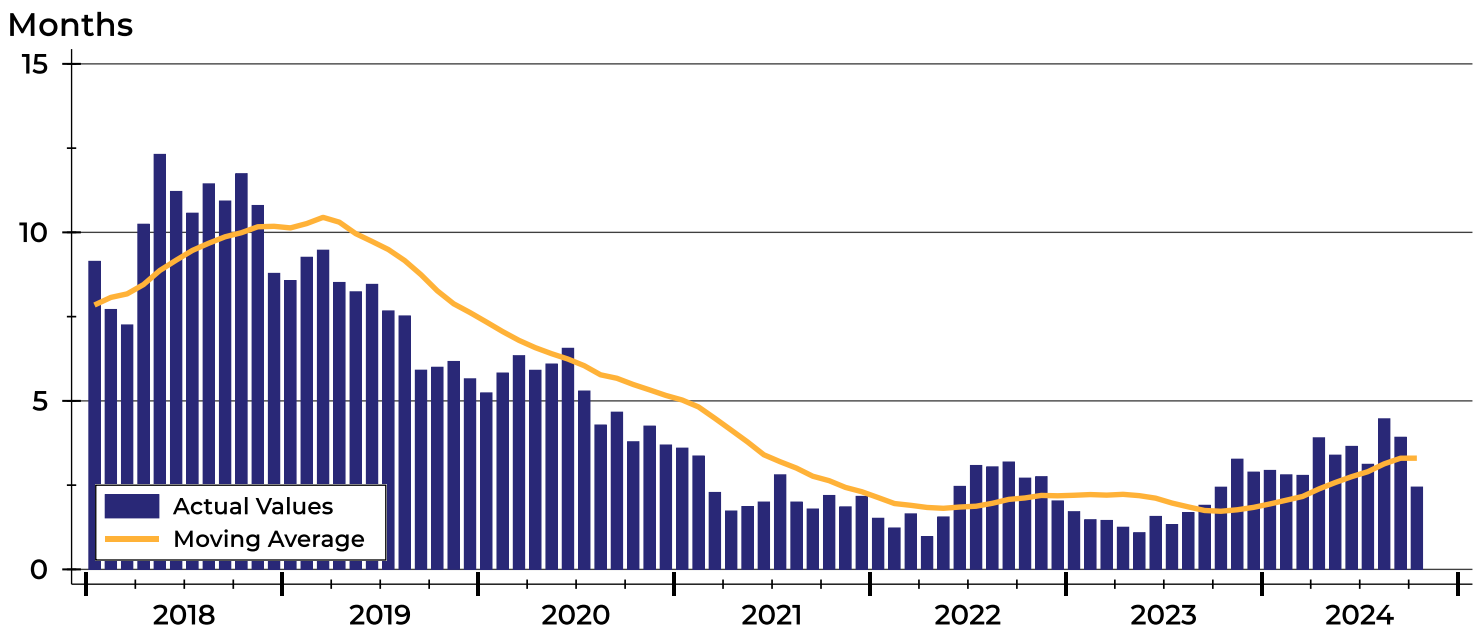
# Coffey County Months' Supply Analysis

## Months' Supply by Month



Month	2022	2023	2024
January	1.5	1.7	<b>2.9</b>
February	1.2	1.5	<b>2.8</b>
March	1.7	1.5	<b>2.8</b>
April	1.0	1.3	<b>3.9</b>
May	1.6	1.1	<b>3.4</b>
June	2.5	1.6	<b>3.7</b>
July	3.1	1.3	<b>3.1</b>
August	3.0	1.7	<b>4.5</b>
September	3.2	1.9	<b>3.9</b>
October	2.7	2.4	<b>2.4</b>
November	2.8	3.3	
December	2.0	2.9	

## History of Month's Supply





## Coffey County New Listings Analysis

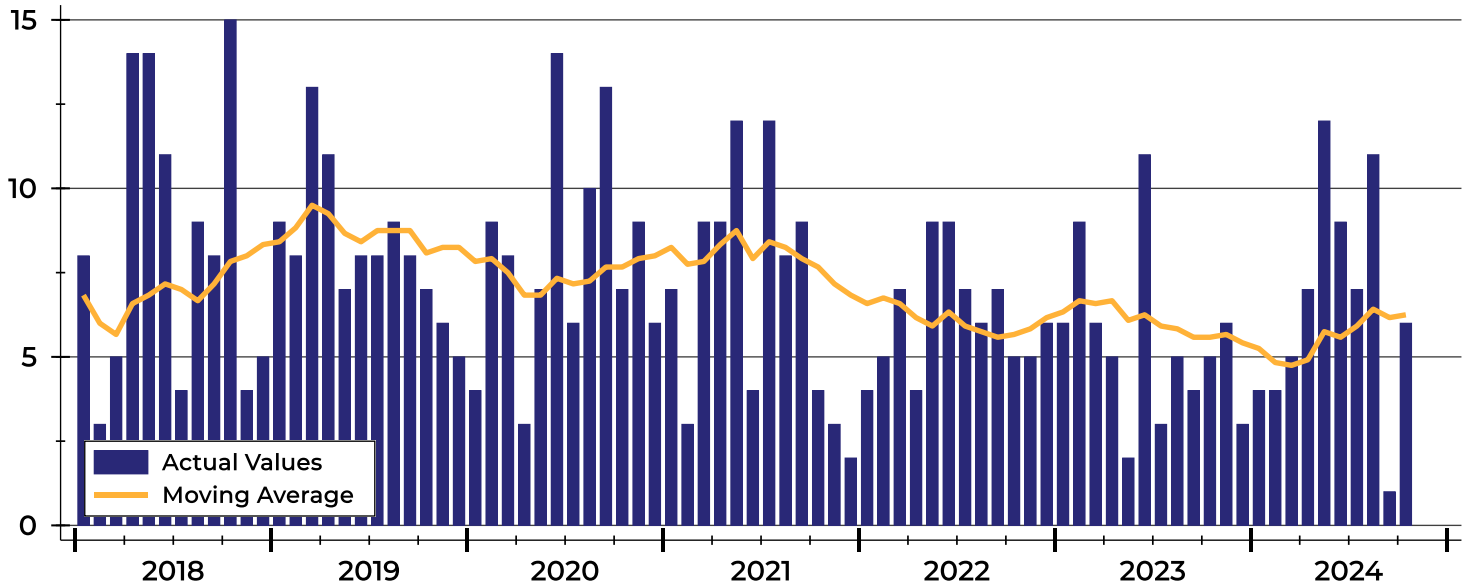
Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>6</b>	5	20.0%
	Volume (1,000s)	<b>957</b>	795	20.4%
	Average List Price	<b>159,483</b>	158,900	0.4%
	Median List Price	<b>162,450</b>	155,000	4.8%
Year-to-Date	New Listings	<b>66</b>	56	17.9%
	Volume (1,000s)	<b>14,810</b>	10,630	39.3%
	Average List Price	<b>224,392</b>	189,820	18.2%
	Median List Price	<b>212,000</b>	152,500	39.0%

A total of 6 new listings were added in Coffey County during October, up 20.0% from the same month in 2023. Year-to-date Coffey County has seen 66 new listings.

The median list price of these homes was \$162,450 up from \$155,000 in 2023.

## History of New Listings

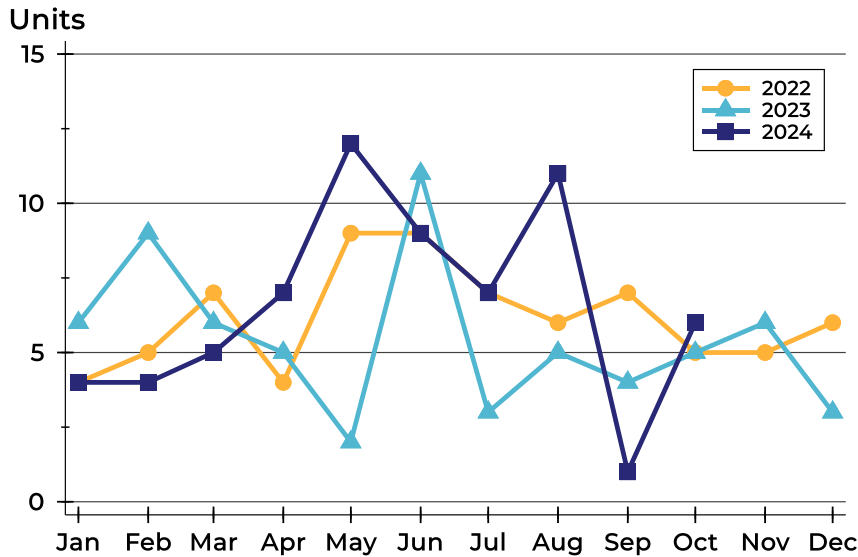
Units





## Coffey County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	4	6	4
February	5	9	4
March	7	6	5
April	4	5	7
May	9	2	12
June	9	11	9
July	7	3	7
August	6	5	11
September	7	4	1
October	5	5	6
November	5	6	
December	6	3	

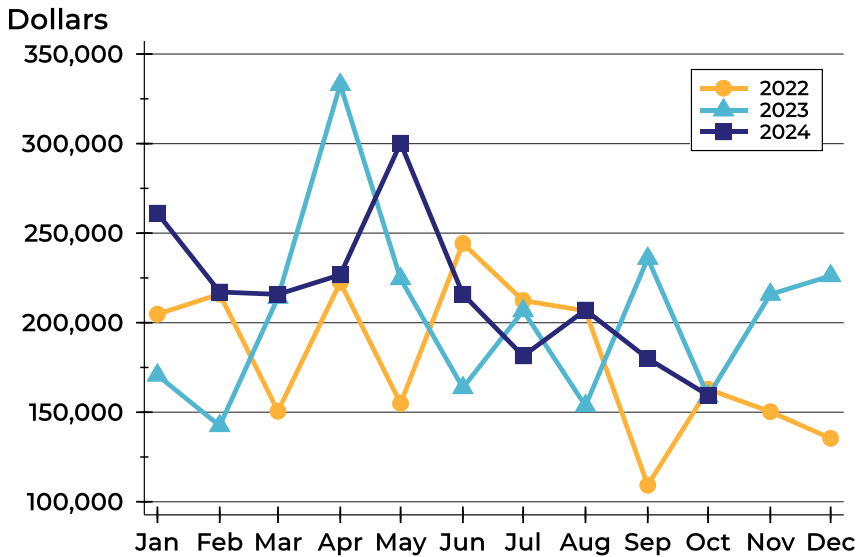
### New Listings by Price Range

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	1	16.7%	58,000	58,000	10	10	100.0%	100.0%
\$100,000-\$124,999	1	16.7%	110,000	110,000	3	3	100.0%	100.0%
\$125,000-\$149,999	1	16.7%	135,000	135,000	6	6	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	1	16.7%	189,900	189,900	25	25	97.4%	97.4%
\$200,000-\$249,999	1	16.7%	214,000	214,000	10	10	100.0%	100.0%
\$250,000-\$299,999	1	16.7%	250,000	250,000	0	0	100.0%	100.0%
\$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



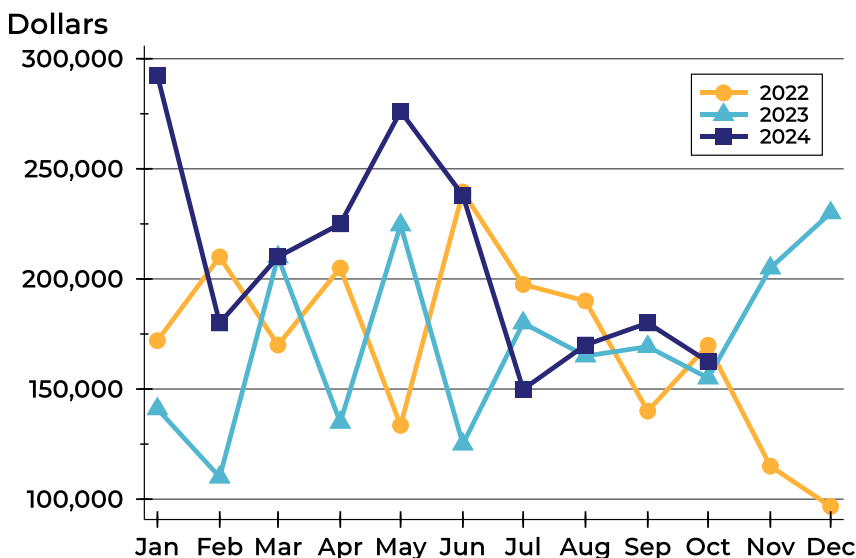
# Coffey County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	204,750	170,667	<b>261,175</b>
February	215,980	142,422	<b>217,125</b>
March	150,557	214,083	<b>215,800</b>
April	222,500	332,960	<b>226,714</b>
May	154,922	224,500	<b>300,254</b>
June	244,256	163,627	<b>215,867</b>
July	212,343	206,667	<b>181,457</b>
August	206,650	153,580	<b>207,064</b>
September	109,257	235,875	<b>180,000</b>
October	162,860	158,900	<b>159,483</b>
November	150,300	215,817	
December	135,400	226,167	

## Median Price



Month	2022	2023	2024
January	172,000	141,000	<b>292,400</b>
February	210,000	110,000	<b>180,000</b>
March	170,000	210,000	<b>210,000</b>
April	205,000	134,900	<b>225,000</b>
May	133,500	224,500	<b>276,125</b>
June	239,500	125,000	<b>237,900</b>
July	197,500	180,000	<b>149,900</b>
August	190,000	165,000	<b>170,000</b>
September	140,000	169,250	<b>180,000</b>
October	169,900	155,000	<b>162,450</b>
November	115,000	204,950	
December	96,700	230,000	



# Coffey County Contracts Written Analysis

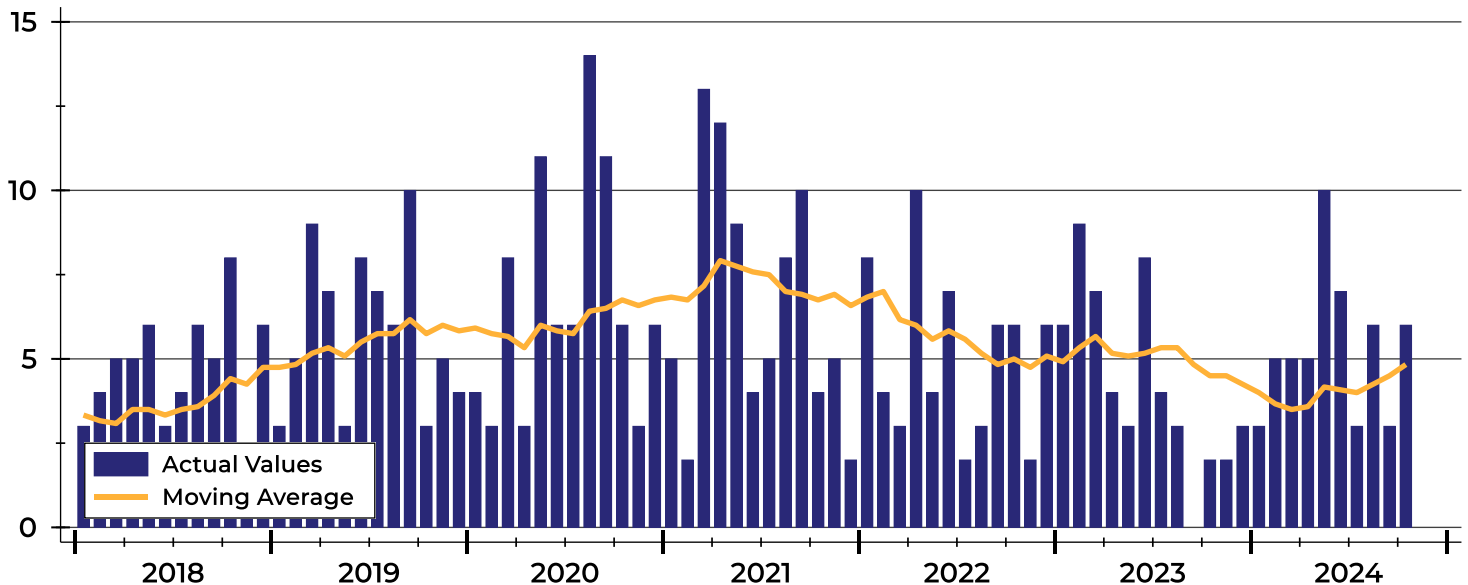
Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		6	2	200.0%	53	46	15.2%
Volume (1,000s)		1,011	186	443.5%	11,970	8,179	46.4%
Average	Sale Price	168,500	92,950	81.3%	225,842	177,798	27.0%
	Days on Market	83	60	38.3%	51	38	34.2%
	Percent of Original	92.8%	85.5%	8.5%	92.8%	91.5%	1.4%
Median	Sale Price	152,500	92,950	64.1%	210,000	147,500	42.4%
	Days on Market	73	60	21.7%	20	13	53.8%
	Percent of Original	93.1%	85.5%	8.9%	94.9%	94.4%	0.5%

A total of 6 contracts for sale were written in Coffey County during the month of October, up from 2 in 2023. The median list price of these homes was \$152,500, up from \$92,950 the prior year.

Half of the homes that went under contract in October were on the market less than 73 days, compared to 60 days in October 2023.

## History of Contracts Written

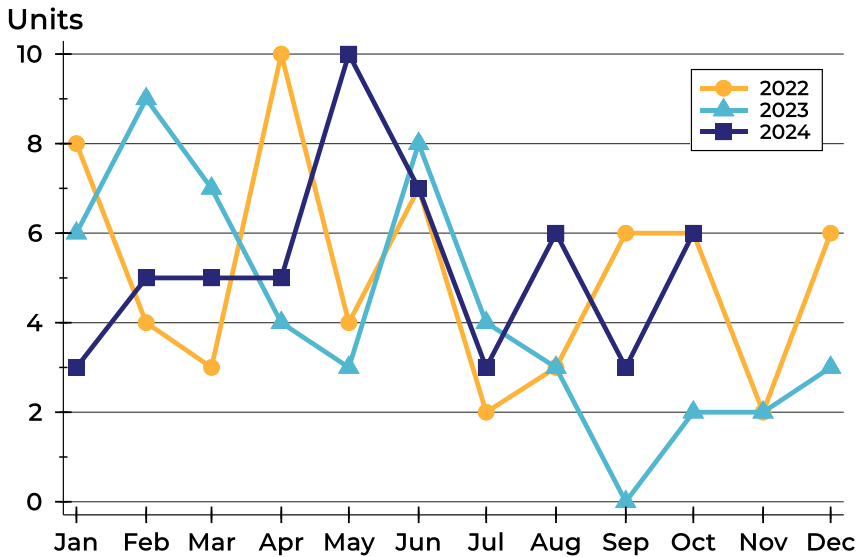
Units





## Coffey County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	8	6	3
February	4	9	5
March	3	7	5
April	10	4	5
May	4	3	10
June	7	8	7
July	2	4	3
August	3	3	6
September	6	N/A	3
October	6	2	6
November	2	2	
December	6	3	

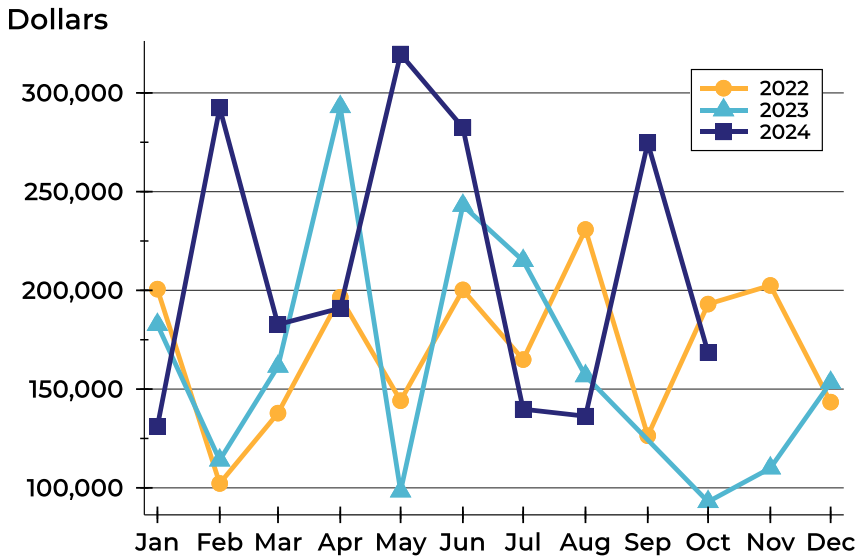
### Contracts Written by Price Range

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	1	16.7%	69,000	69,000	70	70	86.3%	86.3%
\$100,000-\$124,999	1	16.7%	110,000	110,000	3	3	100.0%	100.0%
\$125,000-\$149,999	1	16.7%	135,000	135,000	6	6	100.0%	100.0%
\$150,000-\$174,999	1	16.7%	170,000	170,000	75	75	94.4%	94.4%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	1	16.7%	232,000	232,000	159	159	91.8%	91.8%
\$250,000-\$299,999	1	16.7%	295,000	295,000	185	185	84.3%	84.3%
\$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



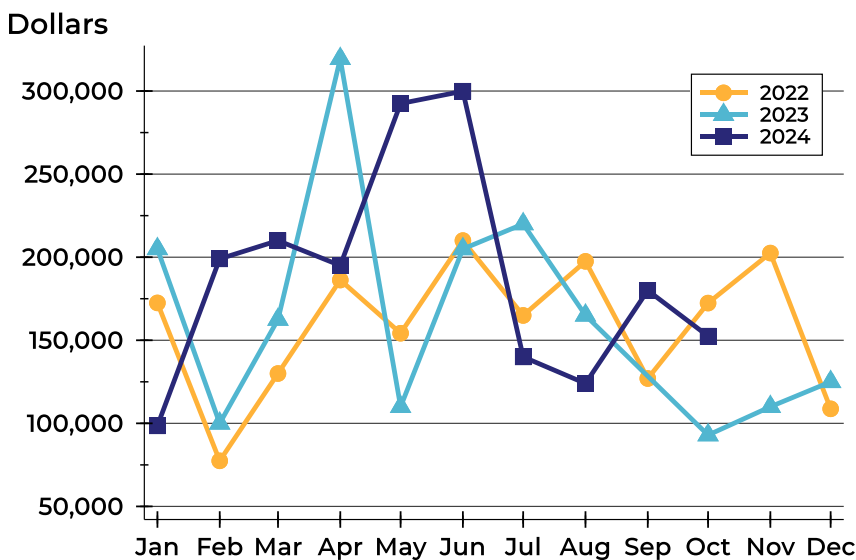
# Coffey County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	200,625	182,650	<b>131,133</b>
February	102,223	113,989	<b>292,400</b>
March	137,833	161,486	<b>182,700</b>
April	196,490	292,950	<b>191,000</b>
May	144,125	98,333	<b>319,665</b>
June	200,243	242,975	<b>282,414</b>
July	164,950	215,000	<b>139,833</b>
August	230,833	156,667	<b>136,283</b>
September	126,400	N/A	<b>274,667</b>
October	193,050	92,950	<b>168,500</b>
November	202,500	110,000	
December	143,417	153,300	

## Median Price



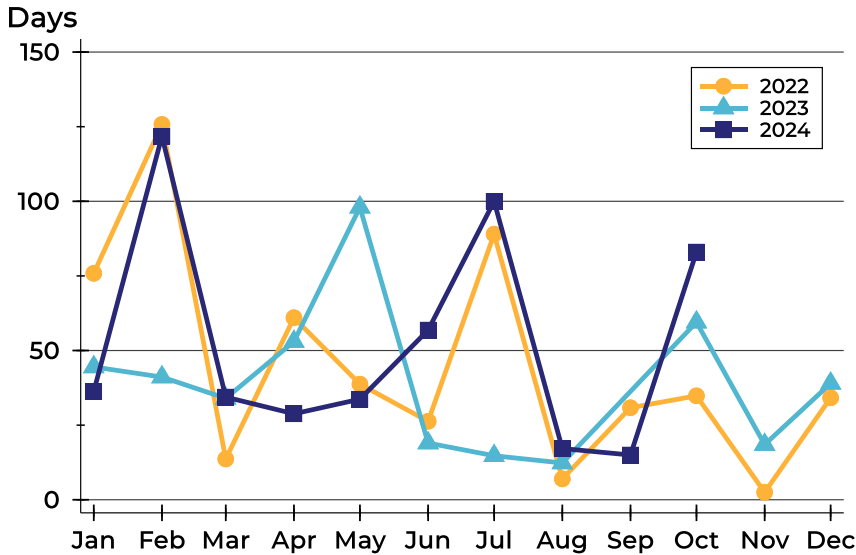
Month	2022	2023	2024
January	172,500	205,000	<b>98,500</b>
February	77,450	100,000	<b>199,000</b>
March	130,000	162,500	<b>210,000</b>
April	186,250	319,450	<b>195,000</b>
May	154,250	110,000	<b>292,500</b>
June	210,000	204,950	<b>299,900</b>
July	164,950	220,000	<b>140,000</b>
August	197,500	165,000	<b>124,000</b>
September	127,000	N/A	<b>180,000</b>
October	172,400	92,950	<b>152,500</b>
November	202,500	110,000	
December	108,750	125,000	





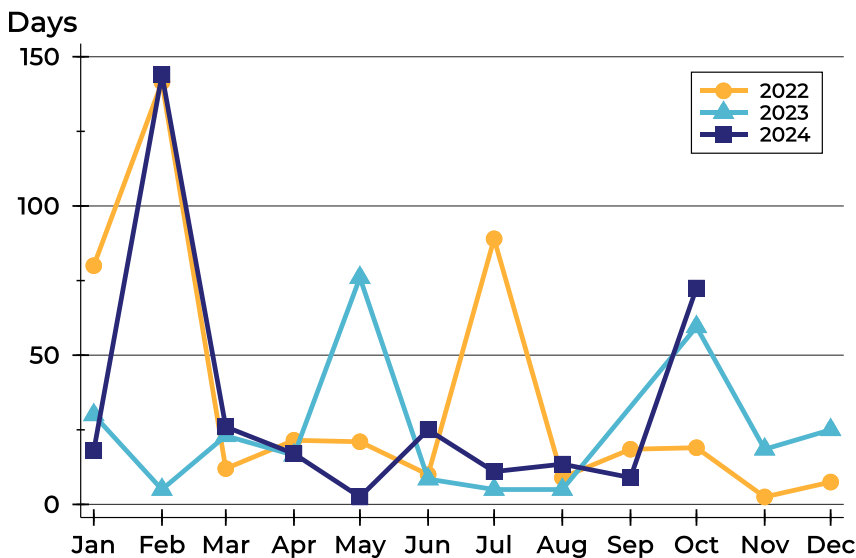
# Coffey County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	76	45	36
February	126	41	122
March	14	34	34
April	61	53	29
May	39	98	34
June	26	19	57
July	89	15	100
August	7	12	17
September	31	N/A	15
October	35	60	83
November	3	19	
December	34	39	

## Median DOM



Month	2022	2023	2024
January	80	30	18
February	142	5	144
March	12	23	26
April	22	17	17
May	21	76	3
June	10	9	25
July	89	5	11
August	9	5	14
September	19	N/A	9
October	19	60	73
November	3	19	
December	8	25	



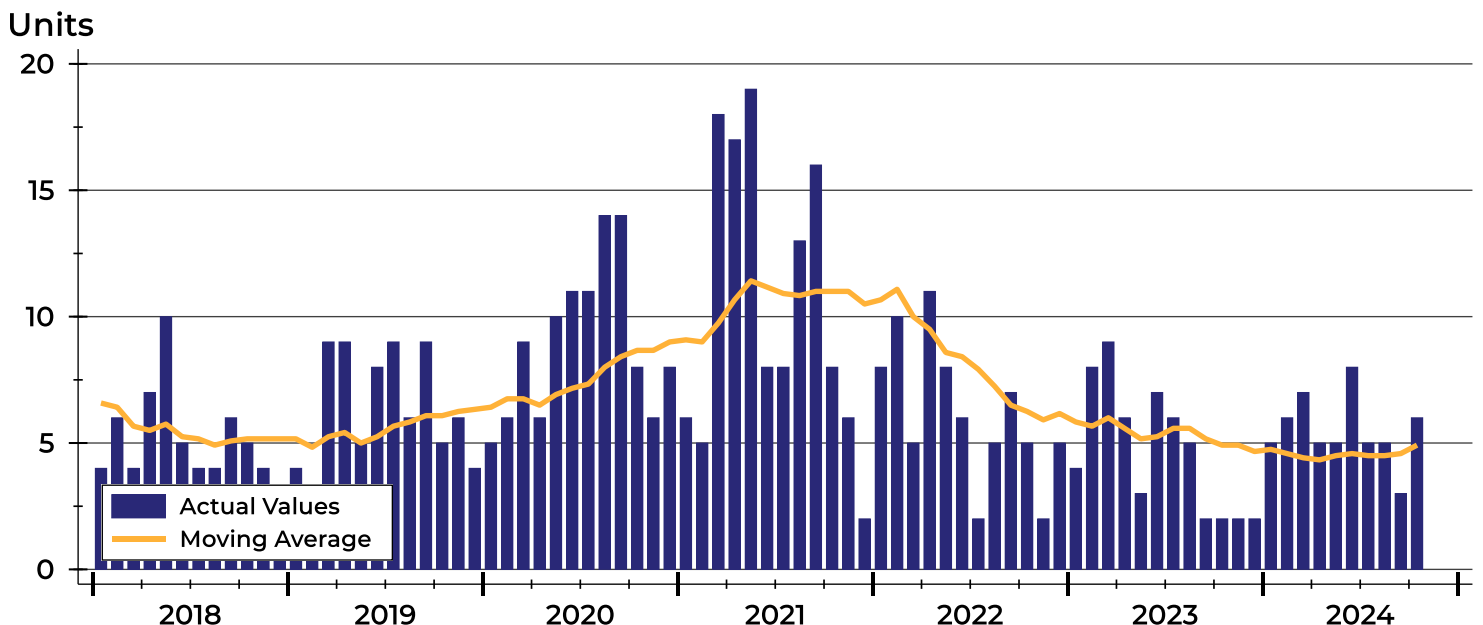
# Coffey County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		6	2	200.0%
Volume (1,000s)		959	186	415.6%
Average	List Price	159,833	92,950	72.0%
	Days on Market	57	60	-5.0%
	Percent of Original	94.2%	90.0%	4.7%
Median	List Price	152,500	92,950	64.1%
	Days on Market	38	60	-36.7%
	Percent of Original	97.2%	90.0%	8.0%

A total of 6 listings in Coffey County had contracts pending at the end of October, up from 2 contracts pending at the end of October 2023.

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.

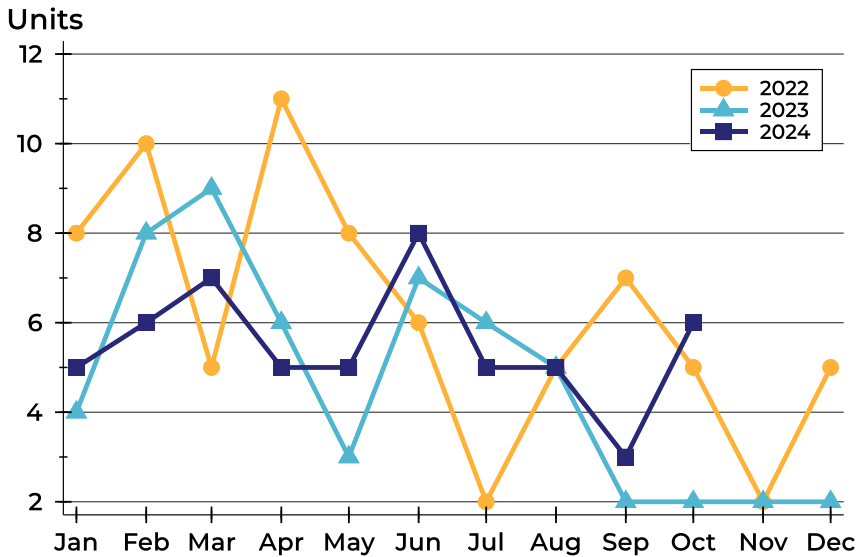
## History of Pending Contracts





## Coffey County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	8	4	5
February	10	8	6
March	5	9	7
April	11	6	5
May	8	3	5
June	6	7	8
July	2	6	5
August	5	5	5
September	7	2	3
October	5	2	6
November	2	2	
December	5	2	

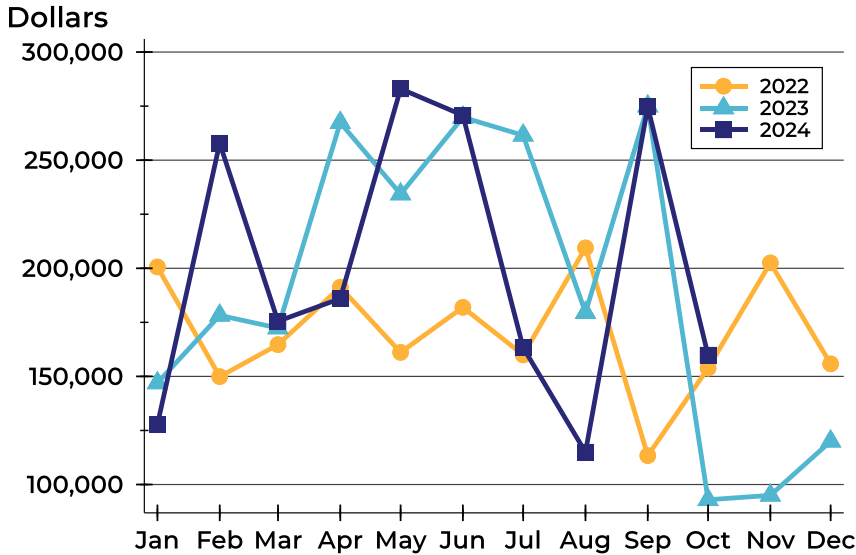
### Pending Contracts by Price Range

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	1	16.7%	69,000	69,000	70	70	86.3%	86.3%
\$100,000-\$124,999	1	16.7%	110,000	110,000	3	3	100.0%	100.0%
\$125,000-\$149,999	1	16.7%	135,000	135,000	6	6	100.0%	100.0%
\$150,000-\$174,999	1	16.7%	170,000	170,000	75	75	94.4%	94.4%
\$175,000-\$199,999	1	16.7%	180,000	180,000	2	2	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	1	16.7%	295,000	295,000	185	185	84.3%	84.3%
\$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



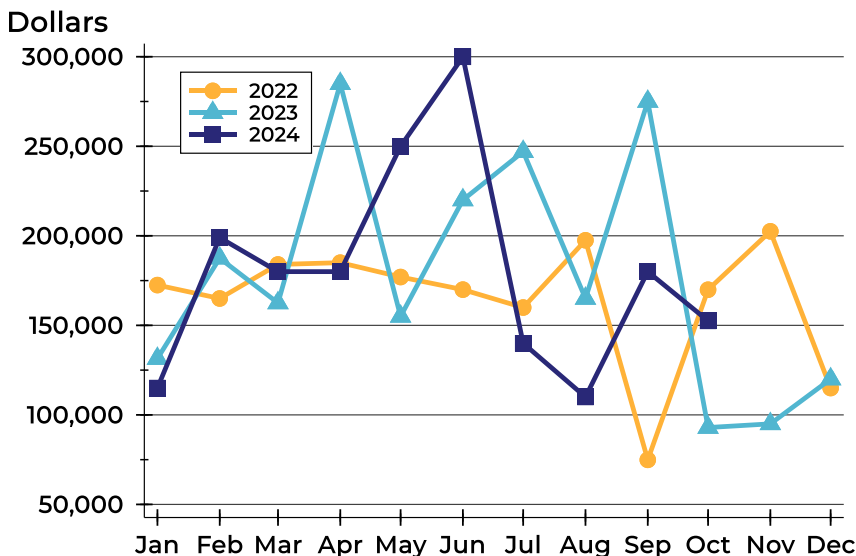
# Coffey County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	200,625	146,975	<b>127,680</b>
February	149,889	178,238	<b>257,833</b>
March	164,680	172,378	<b>175,500</b>
April	191,264	267,383	<b>186,000</b>
May	161,113	234,333	<b>283,000</b>
June	181,950	269,829	<b>270,738</b>
July	159,950	261,500	<b>163,300</b>
August	209,460	179,500	<b>114,960</b>
September	113,371	275,000	<b>274,667</b>
October	153,840	92,950	<b>159,833</b>
November	202,500	95,000	
December	155,800	120,000	

## Median Price

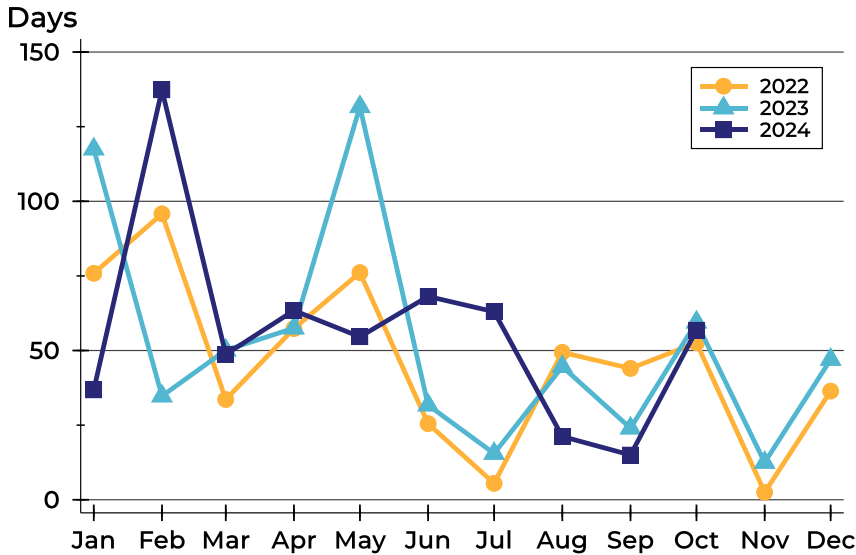


Month	2022	2023	2024
January	172,500	131,450	<b>115,000</b>
February	165,000	187,500	<b>199,000</b>
March	184,000	162,500	<b>180,000</b>
April	185,000	284,950	<b>180,000</b>
May	177,000	155,000	<b>250,000</b>
June	169,950	220,000	<b>299,950</b>
July	159,950	247,000	<b>140,000</b>
August	197,500	165,000	<b>110,000</b>
September	74,900	275,000	<b>180,000</b>
October	169,900	92,950	<b>152,500</b>
November	202,500	95,000	
December	115,000	120,000	



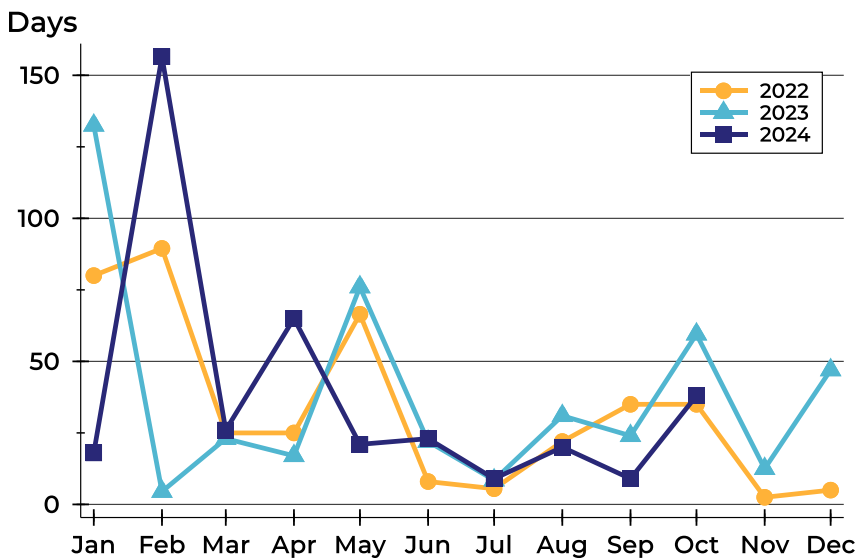
## Coffey County Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	76	118	<b>37</b>
February	96	35	<b>137</b>
March	34	50	<b>49</b>
April	57	58	<b>63</b>
May	76	132	<b>55</b>
June	26	32	<b>68</b>
July	6	16	<b>63</b>
August	49	45	<b>21</b>
September	44	24	<b>15</b>
October	53	60	<b>57</b>
November	3	13	
December	36	47	

### Median DOM



Month	2022	2023	2024
January	80	133	<b>18</b>
February	90	5	<b>157</b>
March	25	23	<b>26</b>
April	25	17	<b>65</b>
May	67	76	<b>21</b>
June	8	22	<b>23</b>
July	6	9	<b>9</b>
August	22	31	<b>20</b>
September	35	24	<b>9</b>
October	35	60	<b>38</b>
November	3	13	
December	5	47	



**October  
2024**

# Sunflower MLS Statistics



## Douglas County Housing Report



### Market Overview

#### Douglas County Home Sales Rose in October

Total home sales in Douglas County rose by 75.0% last month to 14 units, compared to 8 units in October 2023. Total sales volume was \$4.4 million, up 51.0% from a year earlier.

The median sale price in October was \$319,950, down from \$349,325 a year earlier. Homes that sold in October were typically on the market for 4 days and sold for 98.4% of their list prices.

#### Douglas County Active Listings Down at End of October

The total number of active listings in Douglas County at the end of October was 23 units, down from 24 at the same point in 2023. This represents a 1.9 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$324,900.

During October, a total of 12 contracts were written up from 9 in October 2023. At the end of the month, there were 16 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Douglas County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>14</b>	<b>8</b>	<b>12</b>	<b>128</b>	<b>132</b>	<b>146</b>
Change from prior year		75.0%	-33.3%	-20.0%	-3.0%	-9.6%	5.0%
<b>Active Listings</b>		<b>23</b>	<b>24</b>	<b>27</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-4.2%	-11.1%	3.8%			
<b>Months' Supply</b>		<b>1.9</b>	<b>1.9</b>	<b>1.8</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		0.0%	5.6%	0.0%			
<b>New Listings</b>		<b>18</b>	<b>18</b>	<b>10</b>	<b>168</b>	<b>163</b>	<b>181</b>
Change from prior year		0.0%	80.0%	-44.4%	3.1%	-9.9%	-0.5%
<b>Contracts Written</b>		<b>12</b>	<b>9</b>	<b>9</b>	<b>131</b>	<b>130</b>	<b>148</b>
Change from prior year		33.3%	0.0%	-50.0%	0.8%	-12.2%	-3.9%
<b>Pending Contracts</b>		<b>16</b>	<b>7</b>	<b>7</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		128.6%	0.0%	-12.5%			
<b>Sales Volume (1,000s)</b>		<b>4,404</b>	<b>2,917</b>	<b>4,681</b>	<b>42,568</b>	<b>44,708</b>	<b>48,684</b>
Change from prior year		51.0%	-37.7%	21.6%	-4.8%	-8.2%	20.0%
Average	<b>Sale Price</b>	<b>314,554</b>	<b>364,631</b>	<b>390,042</b>	<b>332,565</b>	<b>338,700</b>	<b>333,453</b>
	Change from prior year	-13.7%	-6.5%	52.0%	-1.8%	1.6%	14.2%
	<b>List Price of Actives</b>	<b>346,136</b>	<b>424,216</b>	<b>424,604</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-18.4%	-0.1%	21.4%			
	<b>Days on Market</b>	<b>26</b>	<b>27</b>	<b>19</b>	<b>27</b>	<b>24</b>	<b>16</b>
Change from prior year	-3.7%	42.1%	72.7%	12.5%	50.0%	45.5%	
<b>Percent of List</b>	<b>97.3%</b>	<b>99.9%</b>	<b>99.5%</b>	<b>98.9%</b>	<b>98.6%</b>	<b>101.4%</b>	
Change from prior year	-2.6%	0.4%	0.9%	0.3%	-2.8%	0.2%	
<b>Percent of Original</b>	<b>95.7%</b>	<b>97.2%</b>	<b>96.7%</b>	<b>98.2%</b>	<b>97.5%</b>	<b>100.2%</b>	
Change from prior year	-1.5%	0.5%	0.6%	0.7%	-2.7%	-0.4%	
Median	<b>Sale Price</b>	<b>319,950</b>	<b>349,325</b>	<b>375,000</b>	<b>307,000</b>	<b>325,110</b>	<b>295,500</b>
	Change from prior year	-8.4%	-6.8%	55.6%	-5.6%	10.0%	13.7%
	<b>List Price of Actives</b>	<b>324,900</b>	<b>334,700</b>	<b>389,900</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-2.9%	-14.2%	35.6%			
	<b>Days on Market</b>	<b>4</b>	<b>14</b>	<b>12</b>	<b>7</b>	<b>6</b>	<b>6</b>
Change from prior year	-71.4%	16.7%	200.0%	16.7%	0.0%	100.0%	
<b>Percent of List</b>	<b>98.4%</b>	<b>100.0%</b>	<b>99.6%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	-1.6%	0.4%	0.5%	0.0%	0.0%	-0.2%	
<b>Percent of Original</b>	<b>96.4%</b>	<b>98.1%</b>	<b>98.5%</b>	<b>98.9%</b>	<b>99.5%</b>	<b>100.0%</b>	
Change from prior year	-1.7%	-0.4%	-0.6%	-0.6%	-0.5%	0.0%	

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



## Douglas County Closed Listings Analysis

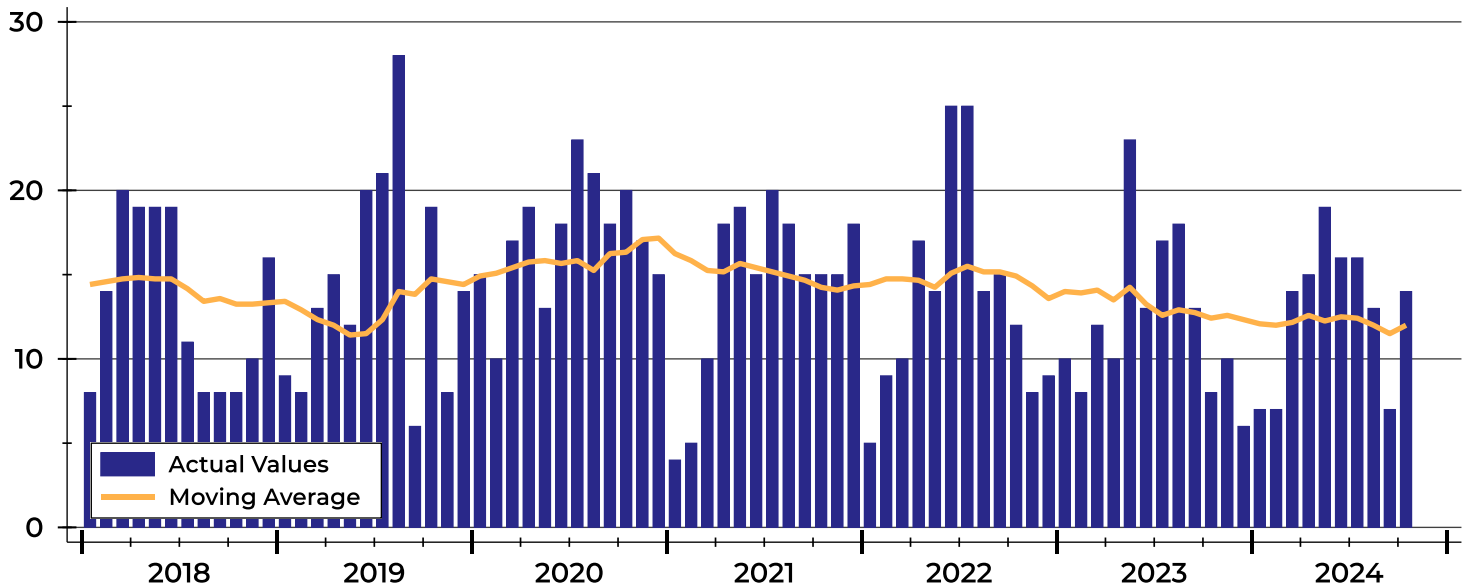
Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		<b>14</b>	8	75.0%	<b>128</b>	132	-3.0%
Volume (1,000s)		<b>4,404</b>	2,917	51.0%	<b>42,568</b>	44,708	-4.8%
Months' Supply		<b>1.9</b>	1.9	0.0%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>314,554</b>	364,631	-13.7%	<b>332,565</b>	338,700	-1.8%
	Days on Market	<b>26</b>	27	-3.7%	<b>27</b>	24	12.5%
	Percent of List	<b>97.3%</b>	99.9%	-2.6%	<b>98.9%</b>	98.6%	0.3%
	Percent of Original	<b>95.7%</b>	97.2%	-1.5%	<b>98.2%</b>	97.5%	0.7%
Median	Sale Price	<b>319,950</b>	349,325	-8.4%	<b>307,000</b>	325,110	-5.6%
	Days on Market	<b>4</b>	14	-71.4%	<b>7</b>	6	16.7%
	Percent of List	<b>98.4%</b>	100.0%	-1.6%	<b>100.0%</b>	100.0%	0.0%
	Percent of Original	<b>96.4%</b>	98.1%	-1.7%	<b>98.9%</b>	99.5%	-0.6%

A total of 14 homes sold in Douglas County in October, up from 8 units in October 2023. Total sales volume rose to \$4.4 million compared to \$2.9 million in the previous year.

The median sales price in October was \$319,950, down 8.4% compared to the prior year. Median days on market was 4 days, down from 38 days in September, and down from 14 in October 2023.

## History of Closed Listings

Units

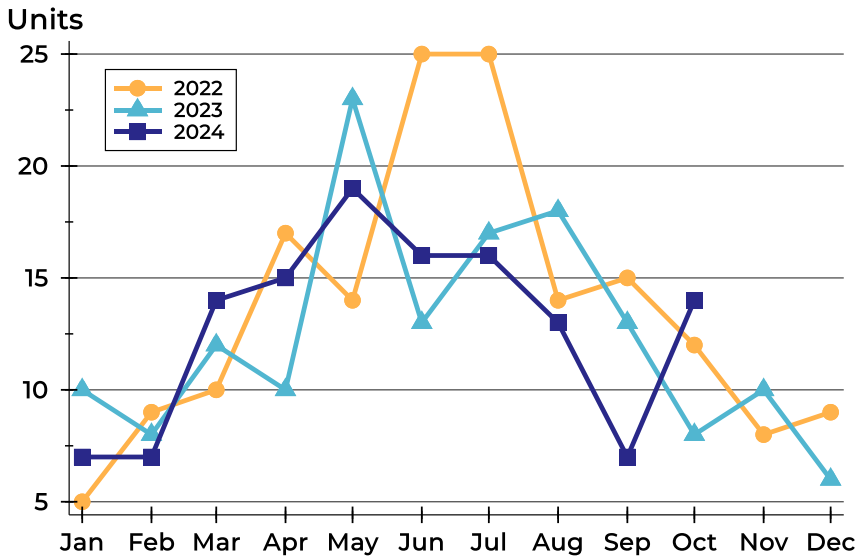






## Douglas County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	5	10	7
February	9	8	7
March	10	12	14
April	17	10	15
May	14	23	19
June	25	13	16
July	25	17	16
August	14	18	13
September	15	13	7
October	12	8	14
November	8	10	8
December	9	6	6

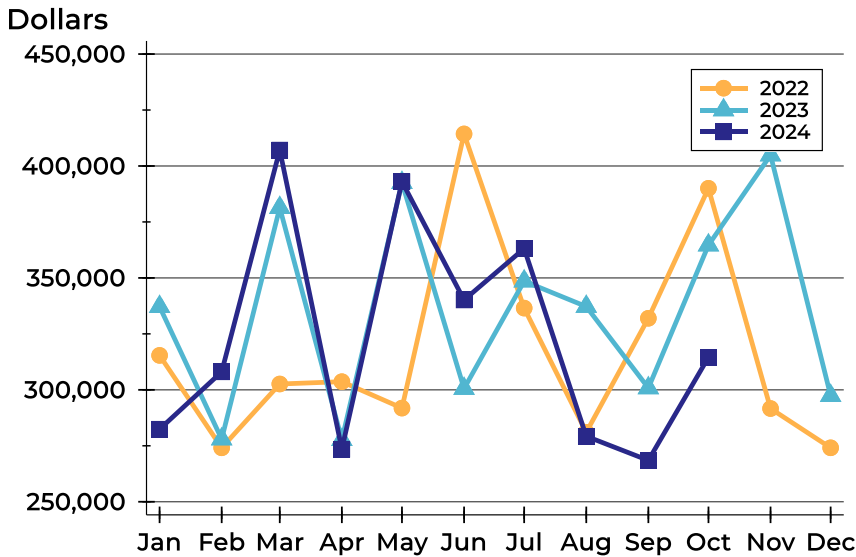
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	0	0.0%	N/A	N/A	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	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	N/A	N/A
\$125,000-\$149,999	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	1	7.1%	0.0	160,000	160,000	15	15	84.7%	84.7%	84.7%	84.7%
\$175,000-\$199,999	2	14.3%	2.4	191,181	191,181	0	0	97.6%	97.6%	97.6%	97.6%
\$200,000-\$249,999	1	7.1%	1.0	240,500	240,500	3	3	102.3%	102.3%	102.3%	102.3%
\$250,000-\$299,999	1	7.1%	2.6	260,000	260,000	0	0	100.0%	100.0%	100.0%	100.0%
\$300,000-\$399,999	6	42.9%	2.8	344,317	342,500	27	5	97.1%	97.1%	95.7%	96.1%
\$400,000-\$499,999	3	21.4%	1.6	431,667	425,000	61	53	98.9%	99.1%	94.6%	95.3%
\$500,000-\$749,999	0	0.0%	N/A	N/A	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	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



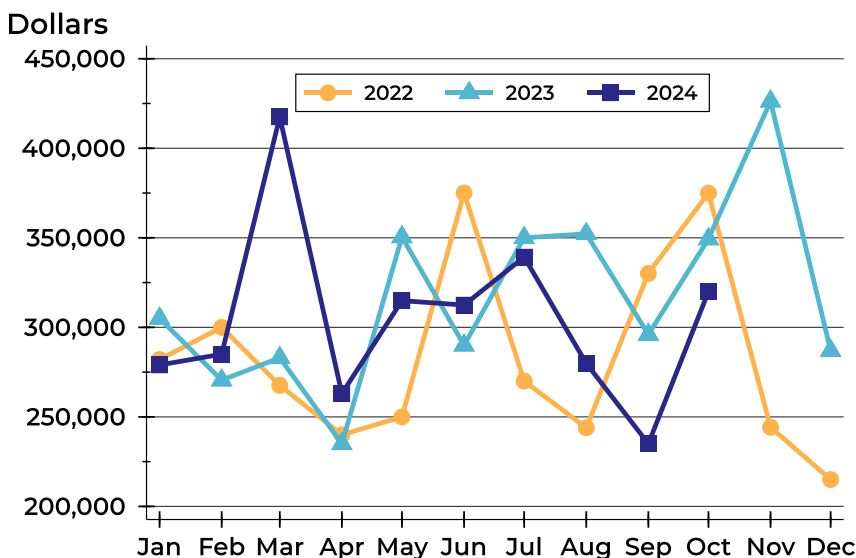
# Douglas County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	315,400	337,150	<b>282,421</b>
February	274,111	278,000	<b>308,036</b>
March	302,610	381,375	<b>407,118</b>
April	303,650	277,700	<b>273,490</b>
May	291,857	392,566	<b>393,011</b>
June	414,334	300,569	<b>340,147</b>
July	336,523	348,550	<b>363,116</b>
August	281,029	337,211	<b>279,269</b>
September	331,973	300,827	<b>268,486</b>
October	390,042	364,631	<b>314,554</b>
November	291,657	404,865	
December	274,100	297,400	

## Median Price

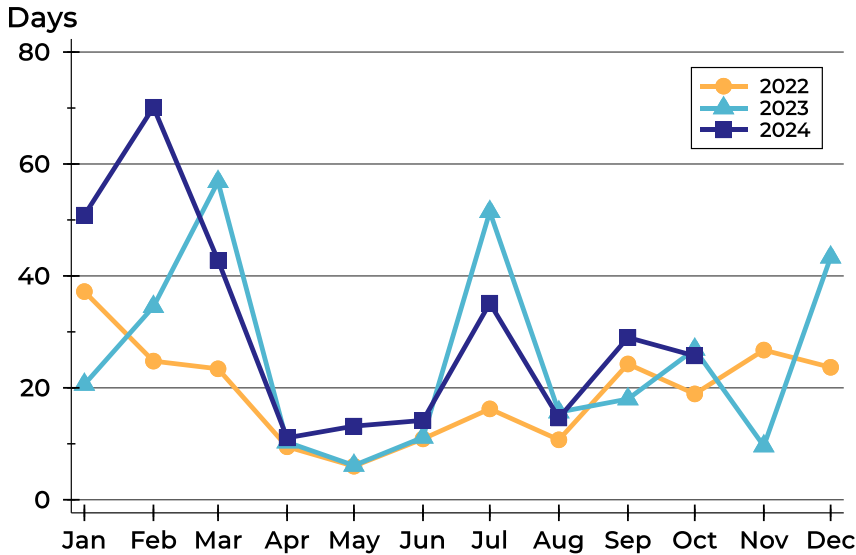


Month	2022	2023	2024
January	282,000	305,000	<b>279,000</b>
February	300,000	270,500	<b>285,000</b>
March	267,648	283,000	<b>417,500</b>
April	240,000	235,000	<b>263,000</b>
May	250,000	350,500	<b>314,900</b>
June	375,000	290,000	<b>312,450</b>
July	270,000	350,000	<b>339,250</b>
August	243,900	352,250	<b>279,900</b>
September	330,100	296,000	<b>235,000</b>
October	375,000	349,325	<b>319,950</b>
November	244,226	426,250	
December	215,000	287,000	



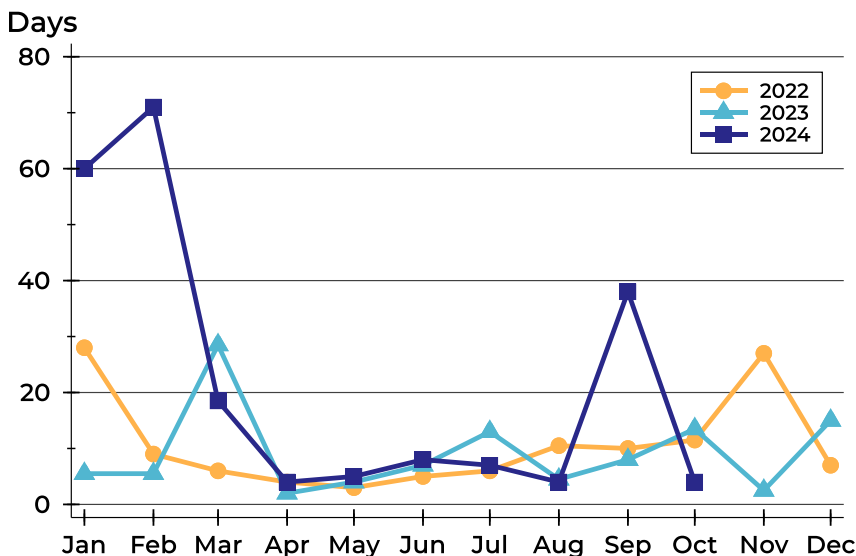
## Douglas County Closed Listings Analysis

### Average DOM



Month	2022	2023	2024
January	37	21	51
February	25	35	70
March	23	57	43
April	9	10	11
May	6	6	13
June	11	11	14
July	16	51	35
August	11	16	15
September	24	18	29
October	19	27	26
November	27	10	
December	24	43	

### Median DOM



Month	2022	2023	2024
January	28	6	60
February	9	6	71
March	6	29	19
April	4	2	4
May	3	4	5
June	5	7	8
July	6	13	7
August	11	5	4
September	10	8	38
October	12	14	4
November	27	3	
December	7	15	



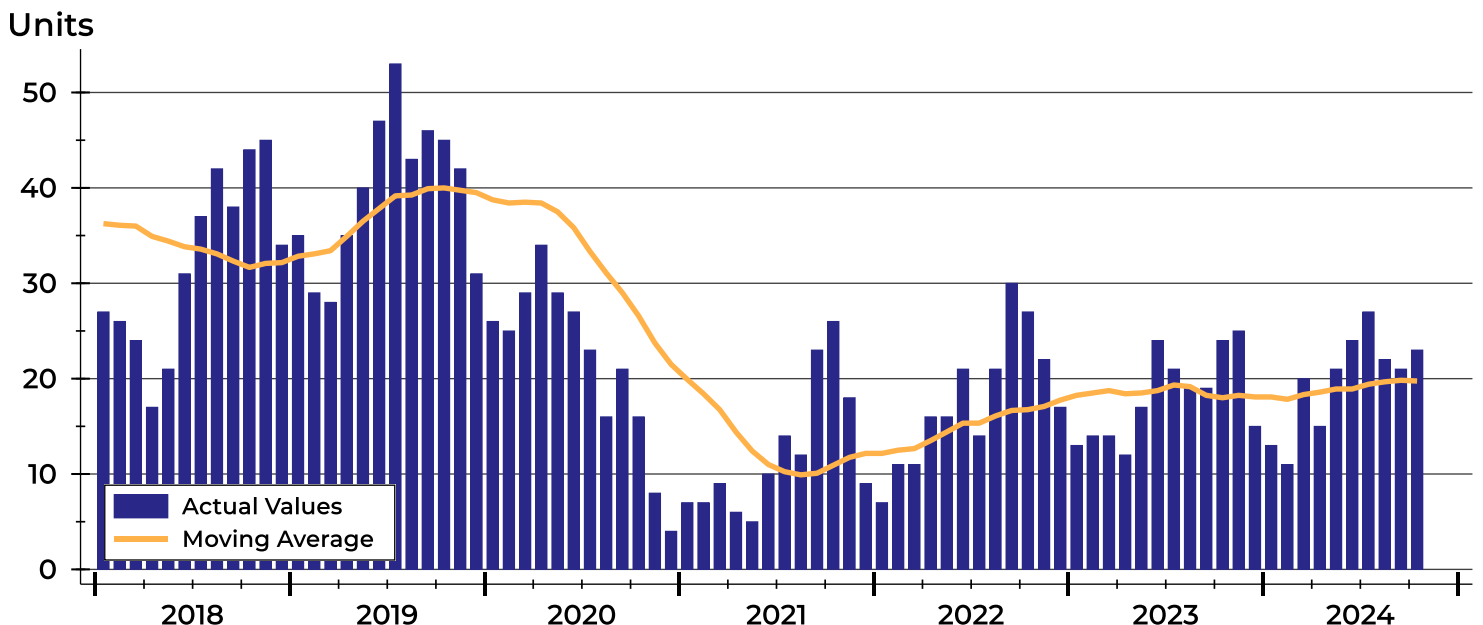
# Douglas County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		23	24	-4.2%
Volume (1,000s)		7,961	10,181	-21.8%
Months' Supply		1.9	1.9	0.0%
Average	List Price	346,136	424,216	-18.4%
	Days on Market	61	58	5.2%
	Percent of Original	97.2%	98.4%	-1.2%
Median	List Price	324,900	334,700	-2.9%
	Days on Market	29	33	-12.1%
	Percent of Original	100.0%	100.0%	0.0%

A total of 23 homes were available for sale in Douglas County at the end of October. This represents a 1.9 months' supply of active listings.

The median list price of homes on the market at the end of October was \$324,900, down 2.9% from 2023. The typical time on market for active listings was 29 days, down from 33 days a year earlier.

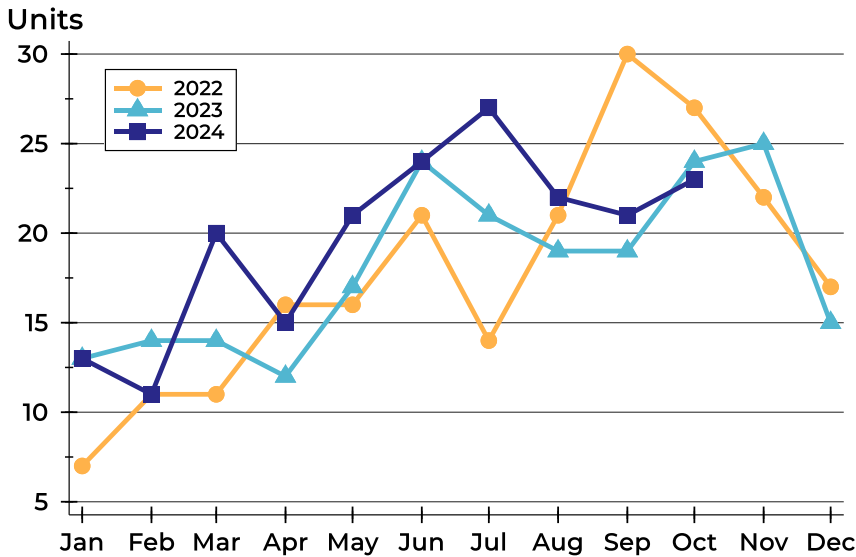
## History of Active Listings





## Douglas County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	7	13	<b>13</b>
February	11	14	<b>11</b>
March	11	14	<b>20</b>
April	16	12	<b>15</b>
May	16	17	<b>21</b>
June	21	24	<b>24</b>
July	14	21	<b>27</b>
August	21	19	<b>22</b>
September	30	19	<b>21</b>
October	27	24	<b>23</b>
November	22	25	
December	17	15	

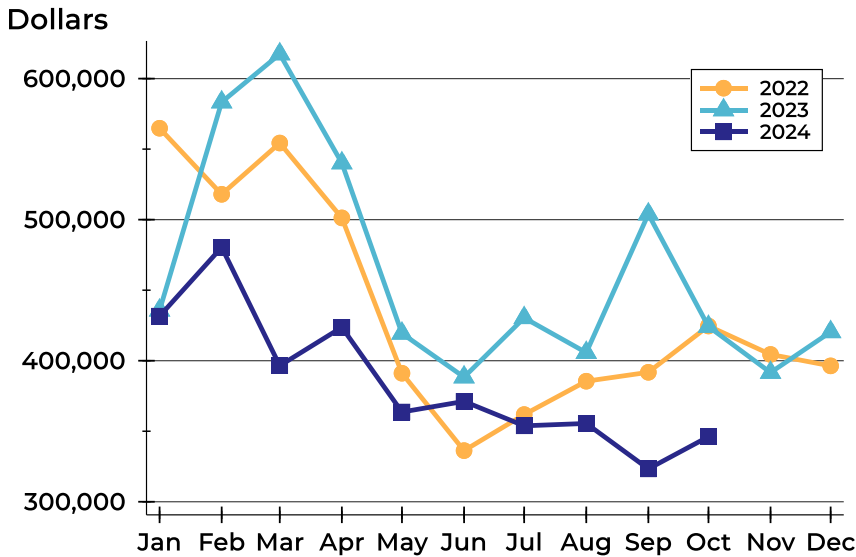
### Active Listings by Price Range

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	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$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	1	4.3%	2.4	186,000	186,000	112	112	97.4%	97.4%
\$200,000-\$249,999	2	8.7%	1.0	226,950	226,950	122	122	94.6%	94.6%
\$250,000-\$299,999	6	26.1%	2.6	283,000	290,000	67	30	95.2%	99.1%
\$300,000-\$399,999	9	39.1%	2.8	351,939	349,900	35	27	98.7%	100.0%
\$400,000-\$499,999	3	13.0%	1.6	449,333	435,000	13	3	100.0%	100.0%
\$500,000-\$749,999	2	8.7%	N/A	553,889	553,889	146	146	94.2%	94.2%
\$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



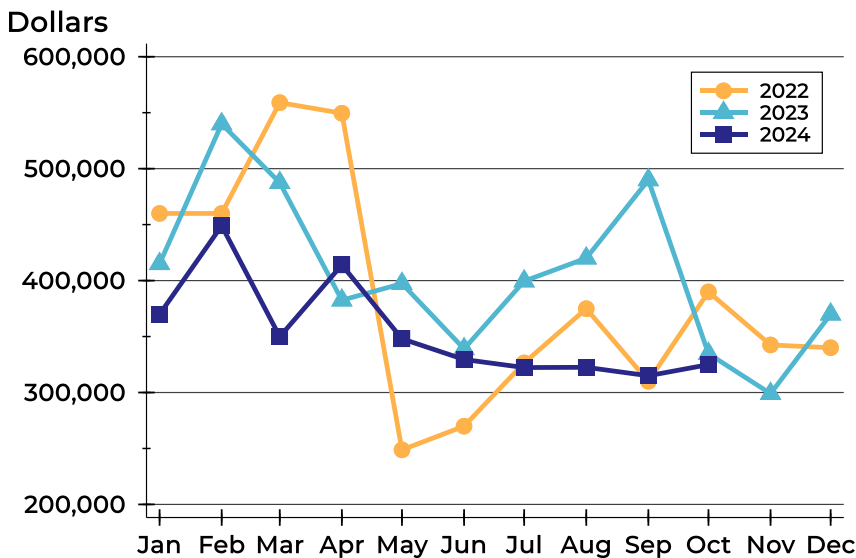
## Douglas County Active Listings Analysis

### Average Price



Month	2022	2023	2024
January	564,814	435,738	<b>431,604</b>
February	517,973	583,329	<b>480,427</b>
March	554,341	617,400	<b>396,468</b>
April	501,256	540,133	<b>423,697</b>
May	391,125	419,378	<b>363,640</b>
June	336,252	388,364	<b>371,185</b>
July	361,820	430,408	<b>353,846</b>
August	385,476	405,745	<b>355,529</b>
September	391,790	503,907	<b>323,316</b>
October	424,604	424,216	<b>346,136</b>
November	404,441	391,598	
December	396,341	420,437	

### Median Price

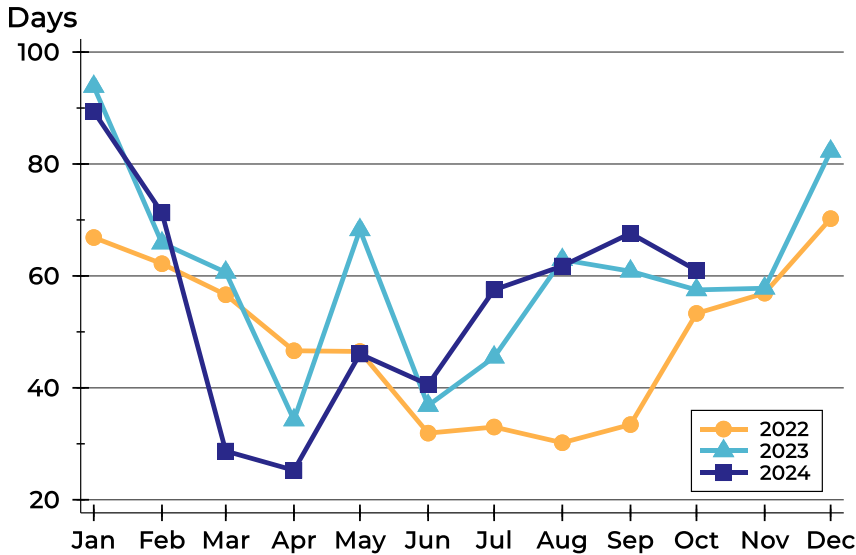


Month	2022	2023	2024
January	460,000	415,000	<b>369,900</b>
February	460,000	539,950	<b>449,000</b>
March	559,000	487,450	<b>349,900</b>
April	549,500	382,450	<b>414,000</b>
May	248,750	397,300	<b>348,000</b>
June	269,900	339,000	<b>329,500</b>
July	326,450	399,500	<b>322,300</b>
August	374,900	420,000	<b>322,500</b>
September	310,000	489,900	<b>315,000</b>
October	389,900	334,700	<b>324,900</b>
November	342,500	299,000	
December	340,000	369,900	



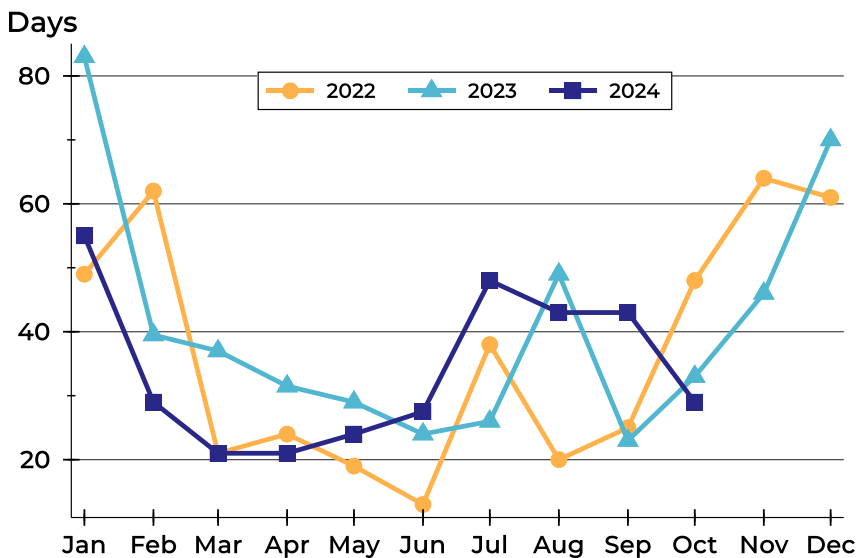
## Douglas County Active Listings Analysis

### Average DOM



Month	2022	2023	2024
January	67	94	89
February	62	66	71
March	57	61	29
April	47	34	25
May	47	68	46
June	32	37	41
July	33	45	58
August	30	63	62
September	33	61	68
October	53	58	61
November	57	58	
December	70	82	

### Median DOM

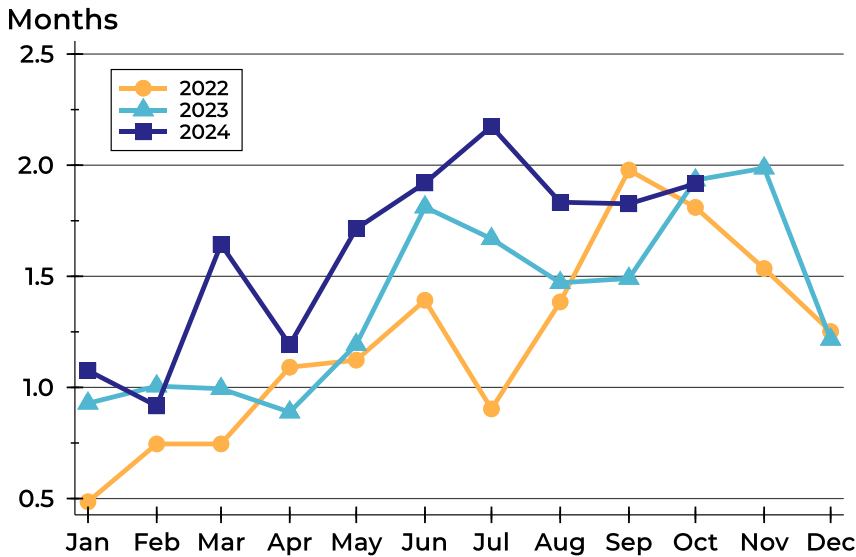


Month	2022	2023	2024
January	49	83	55
February	62	40	29
March	21	37	21
April	24	32	21
May	19	29	24
June	13	24	28
July	38	26	48
August	20	49	43
September	25	23	43
October	48	33	29
November	64	46	
December	61	70	



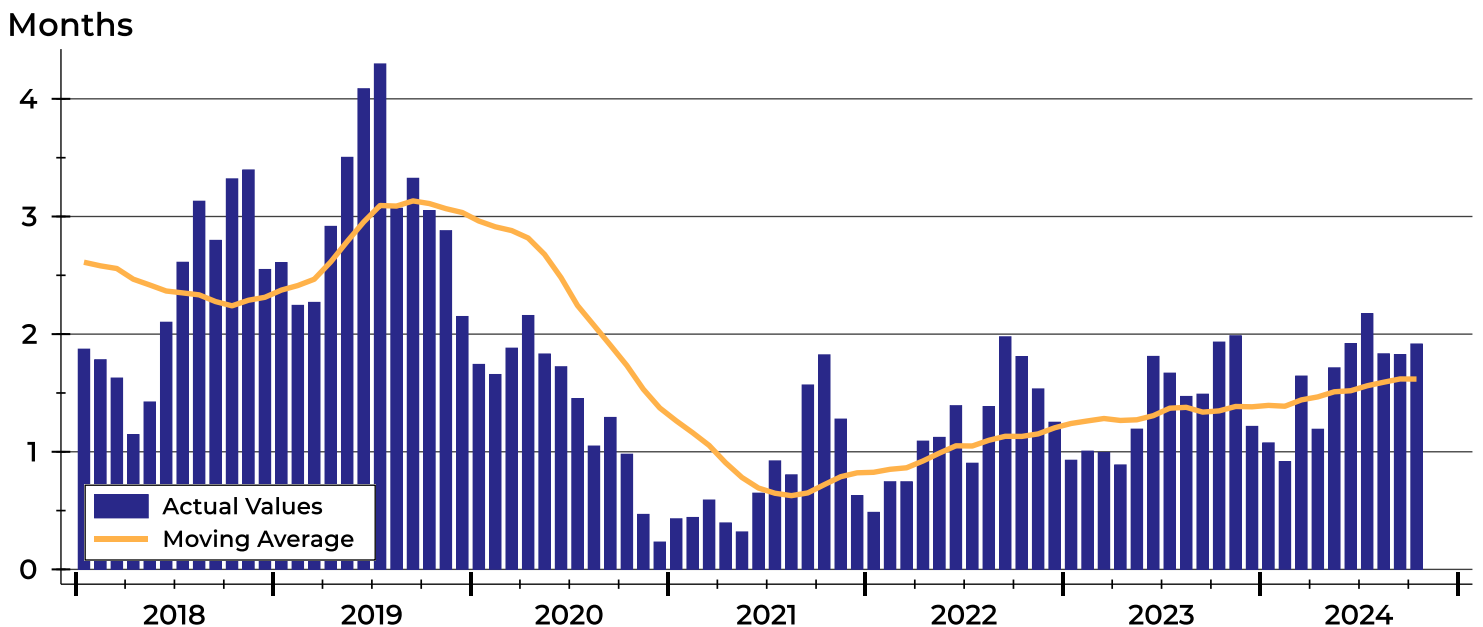
## Douglas County Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.5	0.9	1.1
February	0.7	1.0	0.9
March	0.7	1.0	1.6
April	1.1	0.9	1.2
May	1.1	1.2	1.7
June	1.4	1.8	1.9
July	0.9	1.7	2.2
August	1.4	1.5	1.8
September	2.0	1.5	1.8
October	1.8	1.9	1.9
November	1.5	2.0	1.5
December	1.3	1.2	1.2

### History of Month's Supply







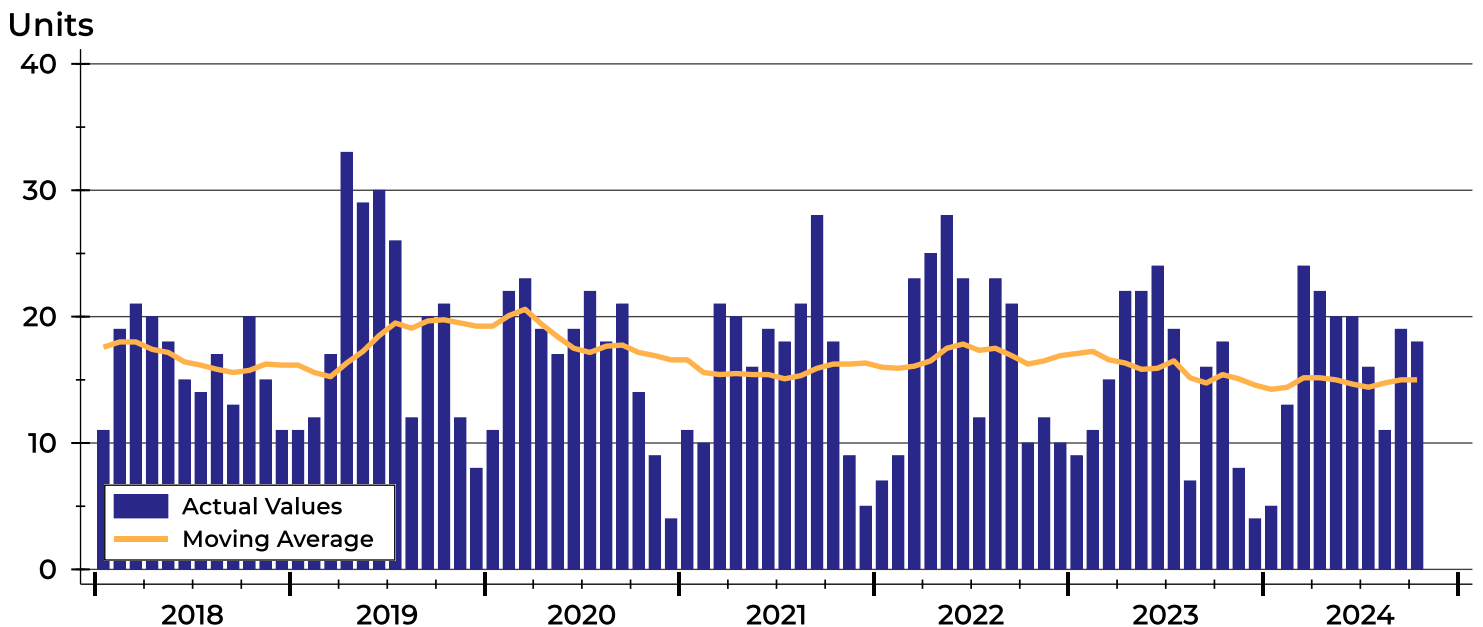
## Douglas County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>18</b>	18	0.0%
	Volume (1,000s)	<b>5,777</b>	6,402	-9.8%
	Average List Price	<b>320,947</b>	355,683	-9.8%
	Median List Price	<b>317,400</b>	339,750	-6.6%
Year-to-Date	New Listings	<b>168</b>	163	3.1%
	Volume (1,000s)	<b>57,169</b>	60,716	-5.8%
	Average List Price	<b>340,291</b>	372,489	-8.6%
	Median List Price	<b>317,250</b>	342,000	-7.2%

A total of 18 new listings were added in Douglas County during October, the same figure as reported in 2023. Year-to-date Douglas County has seen 168 new listings.

The median list price of these homes was \$317,400 down from \$339,750 in 2023.

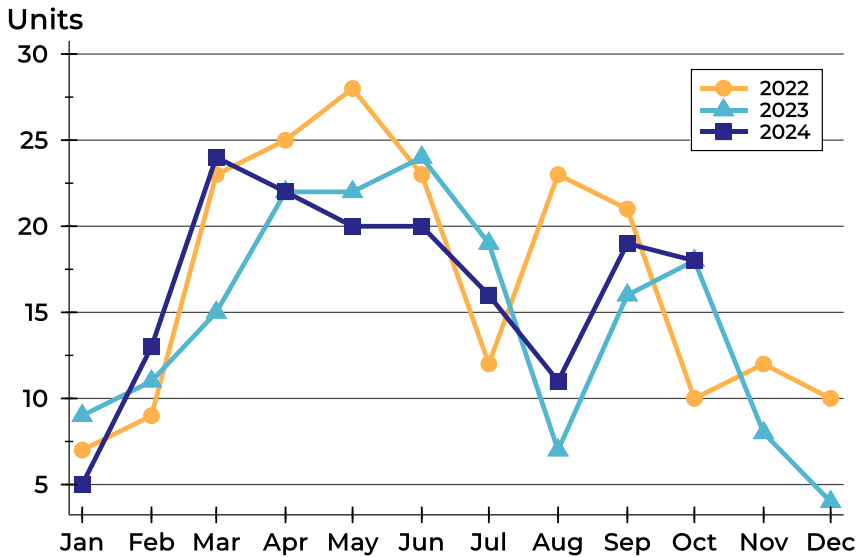
## History of New Listings





## Douglas County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	7	9	5
February	9	11	13
March	23	15	24
April	25	22	22
May	28	22	20
June	23	24	20
July	12	19	16
August	23	7	11
September	21	16	19
October	10	18	18
November	12	8	
December	10	4	

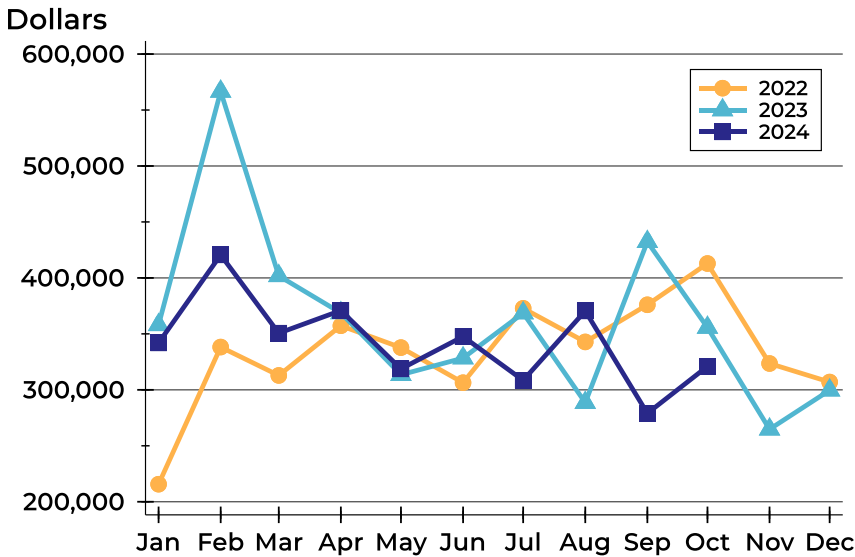
### New Listings by Price Range

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	5.6%	146,300	146,300	2	2	99.8%	99.8%
\$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	3	16.7%	227,800	228,500	16	17	100.0%	100.0%
\$250,000-\$299,999	4	22.2%	282,750	288,500	22	24	97.8%	100.0%
\$300,000-\$399,999	7	38.9%	349,764	349,900	20	23	98.9%	100.0%
\$400,000-\$499,999	3	16.7%	456,000	435,000	7	7	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



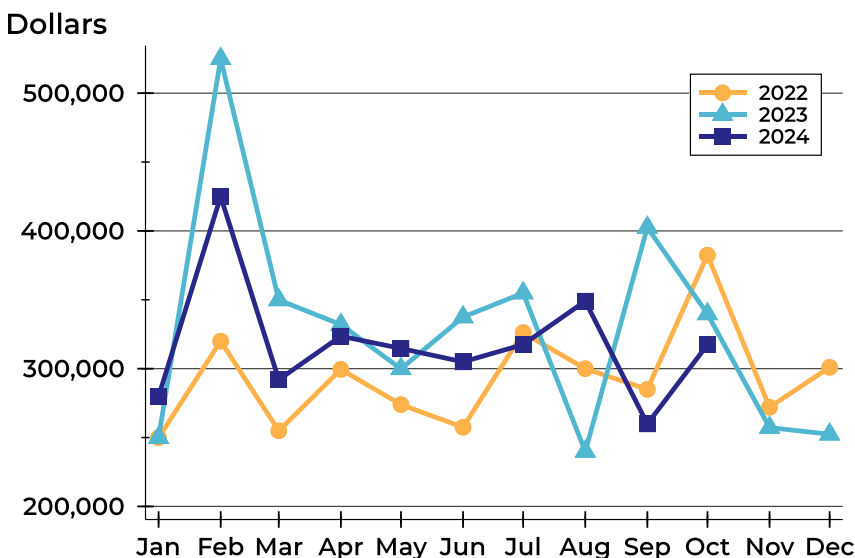
## Douglas County New Listings Analysis

### Average Price



Month	2022	2023	2024
January	215,700	358,089	<b>341,920</b>
February	338,233	566,618	<b>420,600</b>
March	312,877	401,847	<b>350,625</b>
April	357,280	368,714	<b>370,895</b>
May	337,738	313,506	<b>318,743</b>
June	306,378	328,375	<b>347,625</b>
July	372,849	368,593	<b>308,500</b>
August	342,817	288,557	<b>370,493</b>
September	376,000	432,319	<b>278,998</b>
October	412,880	355,683	<b>320,947</b>
November	323,550	264,775	
December	306,970	299,663	

### Median Price



Month	2022	2023	2024
January	249,900	250,000	<b>279,900</b>
February	320,000	525,000	<b>425,000</b>
March	254,900	349,900	<b>292,000</b>
April	299,500	332,000	<b>323,600</b>
May	273,930	299,900	<b>314,700</b>
June	257,500	337,500	<b>304,950</b>
July	326,200	354,900	<b>317,500</b>
August	300,000	239,900	<b>349,000</b>
September	285,000	402,500	<b>259,900</b>
October	382,450	339,750	<b>317,400</b>
November	272,000	257,250	
December	301,000	252,400	



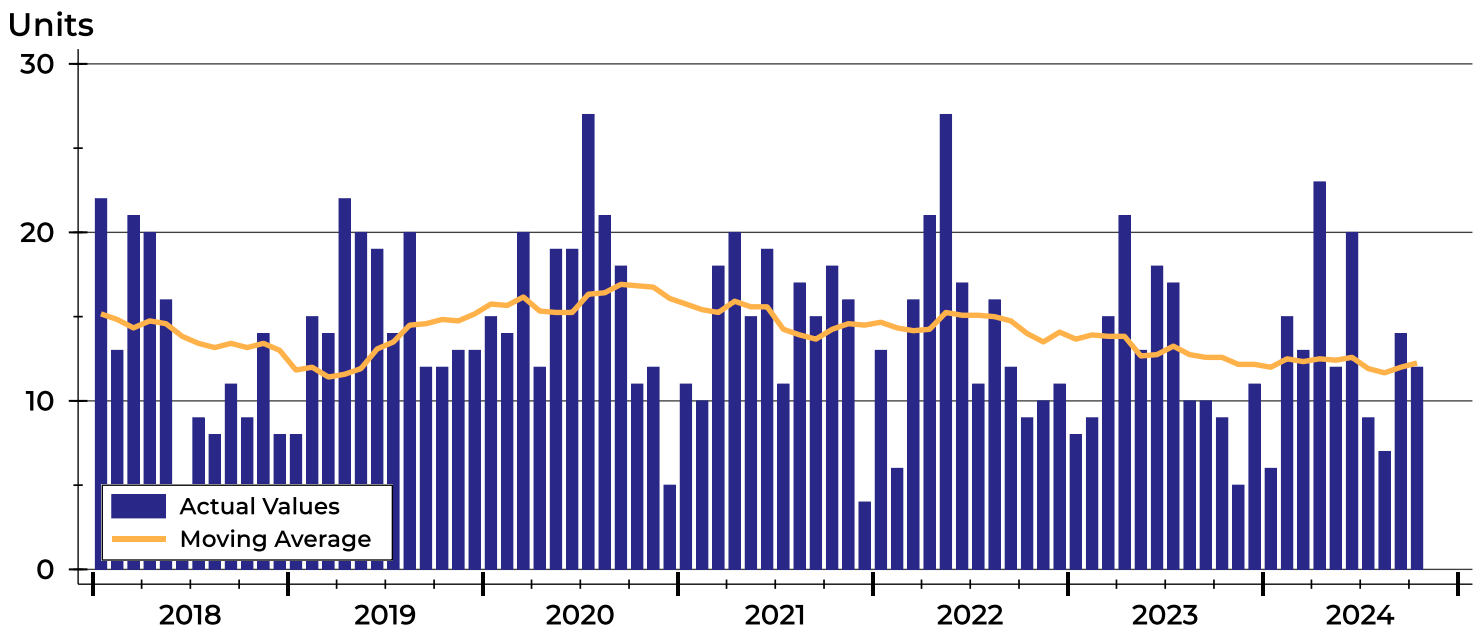
# Douglas County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		12	9	33.3%	131	130	0.8%
Volume (1,000s)		3,192	3,904	-18.2%	43,364	45,430	-4.5%
Average	Sale Price	266,021	433,761	-38.7%	331,021	349,460	-5.3%
	Days on Market	17	10	70.0%	24	23	4.3%
	Percent of Original	98.2%	99.8%	-1.6%	98.5%	98.0%	0.5%
Median	Sale Price	252,200	429,000	-41.2%	310,000	327,450	-5.3%
	Days on Market	8	0	N/A	6	6	0.0%
	Percent of Original	99.9%	100.0%	-0.1%	99.8%	100.0%	-0.2%

A total of 12 contracts for sale were written in Douglas County during the month of October, up from 9 in 2023. The median list price of these homes was \$252,200, down from \$429,000 the prior year.

Half of the homes that went under contract in October were on the market less than 8 days, compared to 0 days in October 2023.

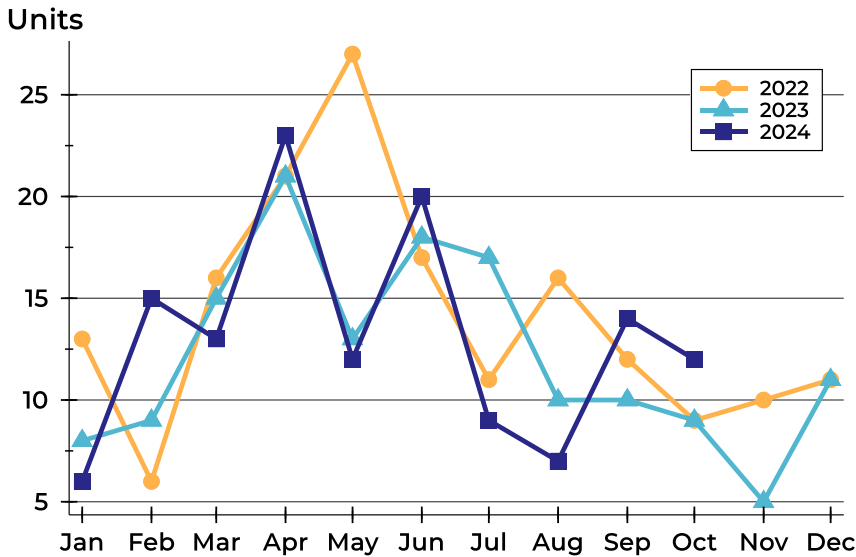
## History of Contracts Written





## Douglas County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	13	8	6
February	6	9	15
March	16	15	13
April	21	21	23
May	27	13	12
June	17	18	20
July	11	17	9
August	16	10	7
September	12	10	14
October	9	9	12
November	10	5	
December	11	11	

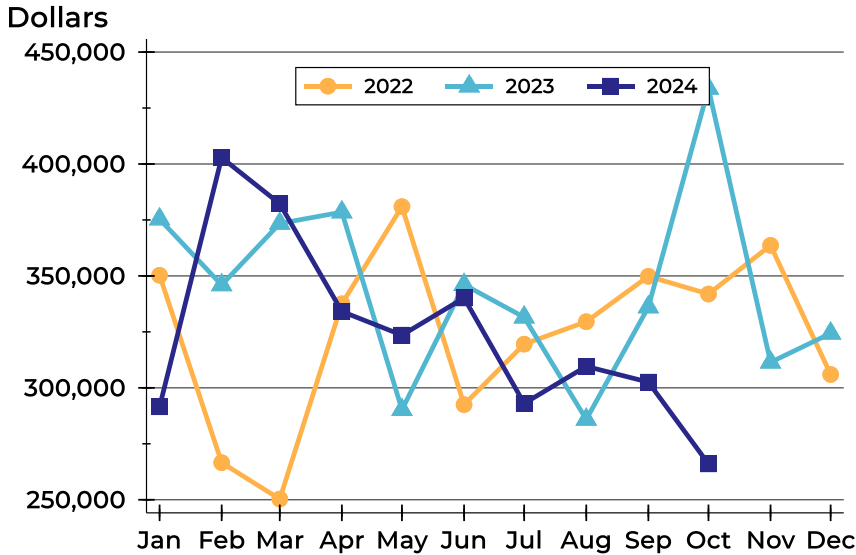
### Contracts Written by Price Range

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	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	2	16.7%	138,100	138,100	7	7	99.9%	99.9%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	1	8.3%	195,000	195,000	3	3	100.0%	100.0%
\$200,000-\$249,999	3	25.0%	218,117	214,950	36	29	97.0%	97.7%
\$250,000-\$299,999	2	16.7%	278,450	278,450	19	19	95.1%	95.1%
\$300,000-\$399,999	3	25.0%	358,267	349,900	11	6	99.1%	100.0%
\$400,000-\$499,999	1	8.3%	435,000	435,000	7	7	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



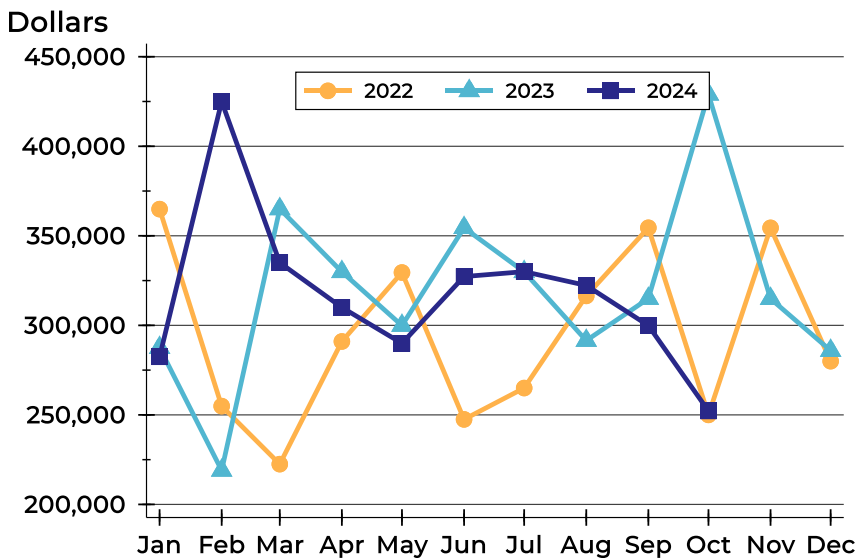
## Douglas County Contracts Written Analysis

### Average Price



Month	2022	2023	2024
January	350,285	375,375	<b>291,533</b>
February	266,583	345,967	<b>402,837</b>
March	250,336	373,447	<b>382,246</b>
April	337,552	378,505	<b>334,122</b>
May	380,954	290,231	<b>323,542</b>
June	292,494	346,106	<b>340,155</b>
July	319,518	331,544	<b>293,022</b>
August	329,549	285,900	<b>309,586</b>
September	349,833	336,080	<b>302,562</b>
October	341,911	433,761	<b>266,021</b>
November	363,650	311,415	
December	305,973	324,341	

### Median Price

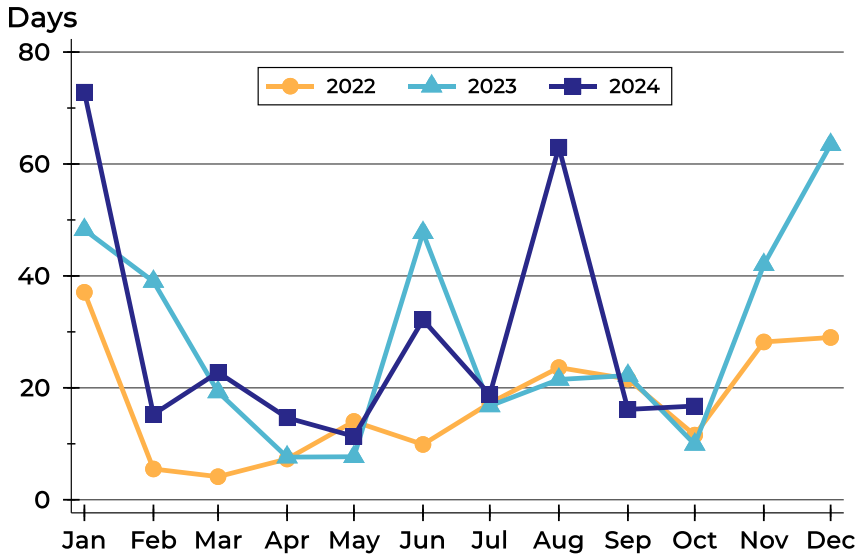


Month	2022	2023	2024
January	364,900	287,500	<b>282,450</b>
February	254,900	219,000	<b>425,000</b>
March	222,500	365,000	<b>335,000</b>
April	291,000	329,900	<b>310,000</b>
May	329,500	299,900	<b>289,950</b>
June	247,500	354,500	<b>327,250</b>
July	265,000	329,900	<b>330,000</b>
August	316,450	291,500	<b>322,300</b>
September	354,500	314,950	<b>299,900</b>
October	250,000	429,000	<b>252,200</b>
November	354,450	314,900	
December	280,000	285,900	



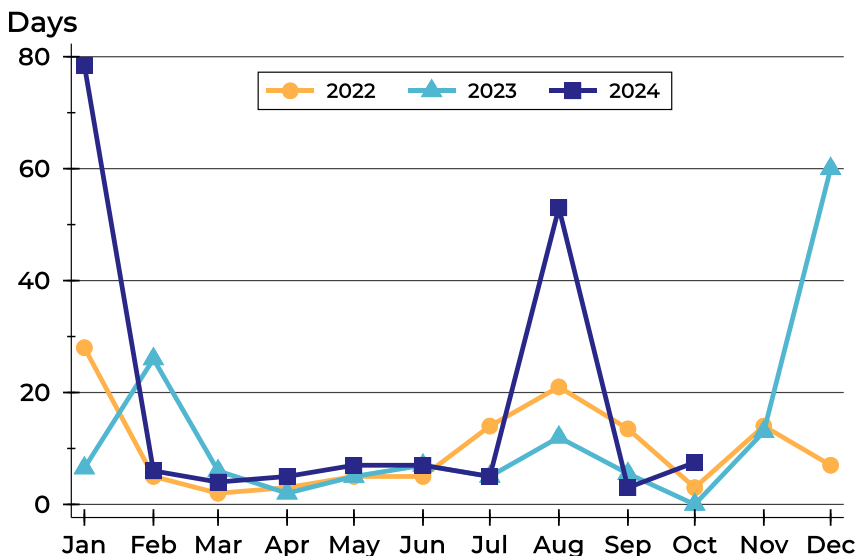
## Douglas County Contracts Written Analysis

### Average DOM



Month	2022	2023	2024
January	37	48	<b>73</b>
February	6	39	<b>15</b>
March	4	19	<b>23</b>
April	7	8	<b>15</b>
May	14	8	<b>11</b>
June	10	48	<b>32</b>
July	17	17	<b>19</b>
August	24	22	<b>63</b>
September	22	22	<b>16</b>
October	12	10	<b>17</b>
November	28	42	
December	29	63	

### Median DOM



Month	2022	2023	2024
January	28	7	<b>79</b>
February	5	26	<b>6</b>
March	2	6	<b>4</b>
April	3	2	<b>5</b>
May	5	5	<b>7</b>
June	5	7	<b>7</b>
July	14	5	<b>5</b>
August	21	12	<b>53</b>
September	14	6	<b>3</b>
October	3	N/A	<b>8</b>
November	14	13	
December	7	60	



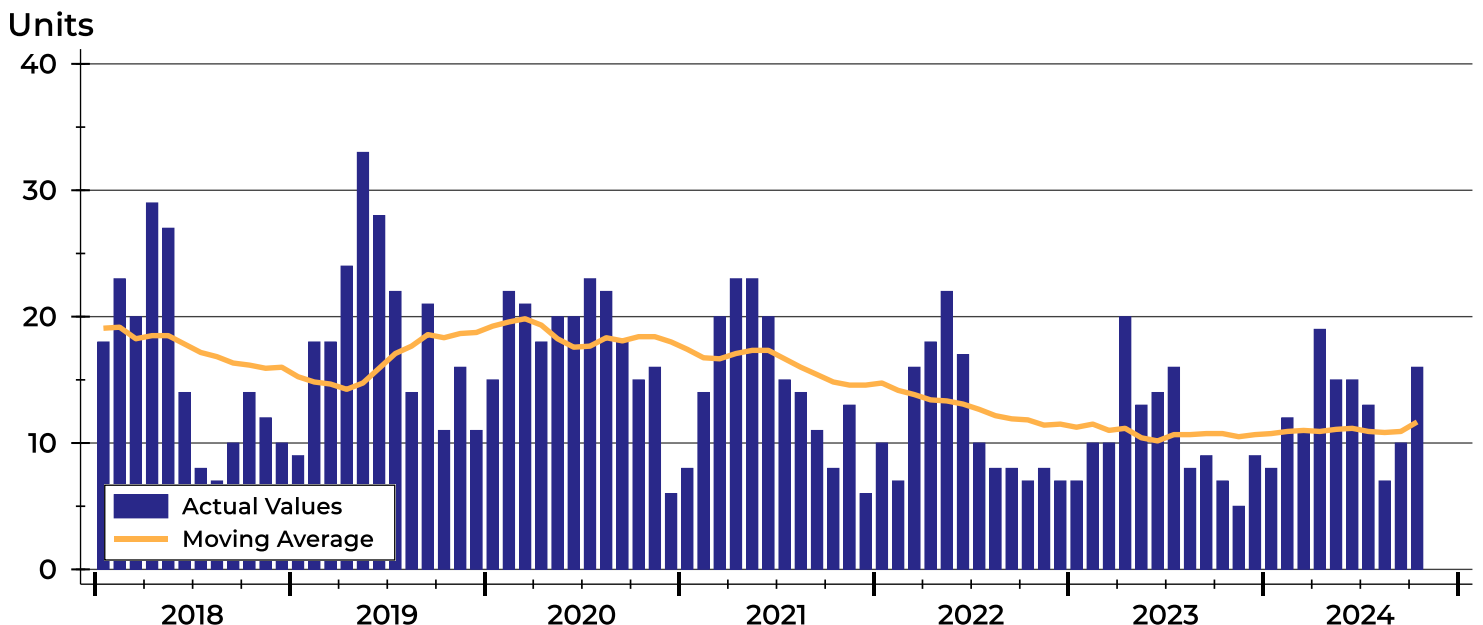
## Douglas County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		<b>16</b>	7	128.6%
Volume (1,000s)		<b>4,210</b>	2,409	74.8%
Average	List Price	<b>263,097</b>	344,100	-23.5%
	Days on Market	<b>24</b>	12	100.0%
	Percent of Original	<b>98.6%</b>	99.7%	-1.1%
Median	List Price	<b>229,000</b>	330,000	-30.6%
	Days on Market	<b>10</b>	3	233.3%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 16 listings in Douglas County had contracts pending at the end of October, up from 7 contracts pending at the end of October 2023.

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

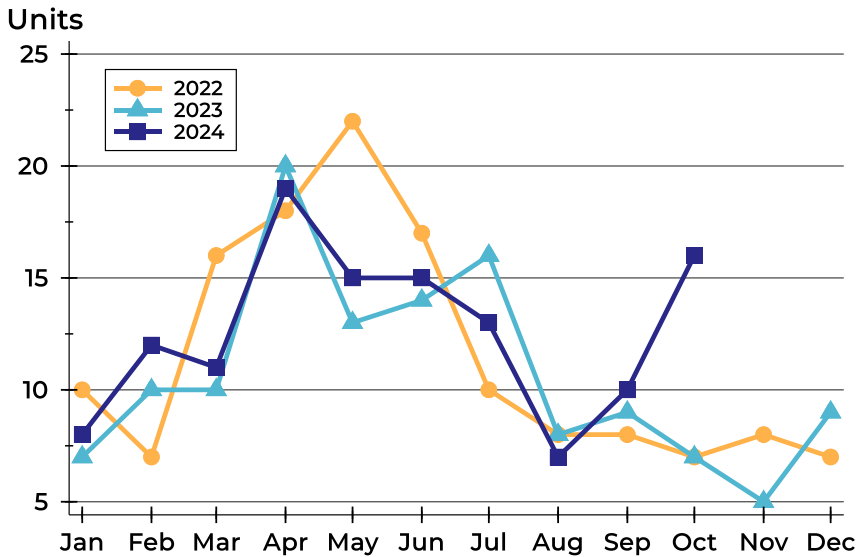






## Douglas County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	10	7	8
February	7	10	12
March	16	10	11
April	18	20	19
May	22	13	15
June	17	14	15
July	10	16	13
August	8	8	7
September	8	9	10
October	7	7	16
November	8	5	
December	7	9	

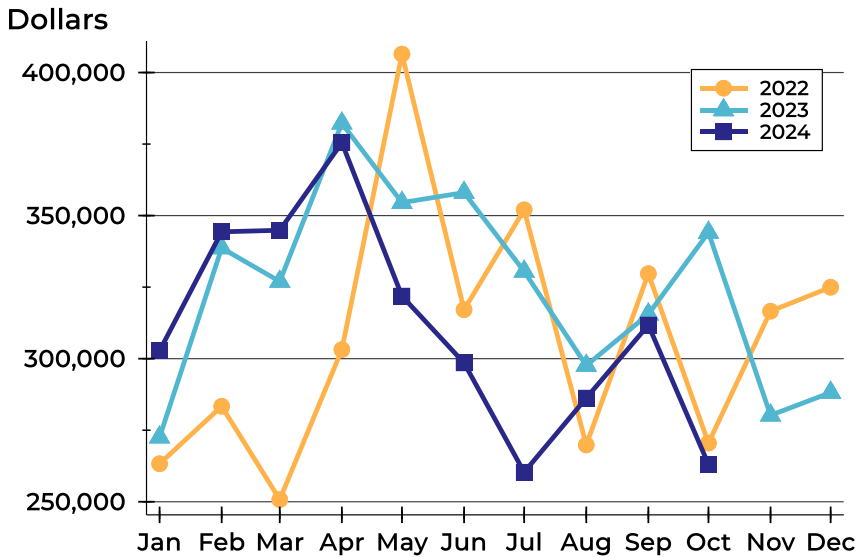
### Pending Contracts by Price Range

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	2	12.5%	138,100	138,100	7	7	100.0%	100.0%
\$150,000-\$174,999	1	6.3%	158,900	158,900	0	0	100.0%	100.0%
\$175,000-\$199,999	1	6.3%	195,000	195,000	3	3	100.0%	100.0%
\$200,000-\$249,999	5	31.3%	219,570	215,000	28	21	98.6%	100.0%
\$250,000-\$299,999	3	18.8%	278,933	279,900	18	16	96.7%	100.0%
\$300,000-\$399,999	2	12.5%	344,900	344,900	13	13	100.0%	100.0%
\$400,000-\$499,999	1	6.3%	435,000	435,000	7	7	100.0%	100.0%
\$500,000-\$749,999	1	6.3%	520,000	520,000	148	148	94.5%	94.5%
\$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



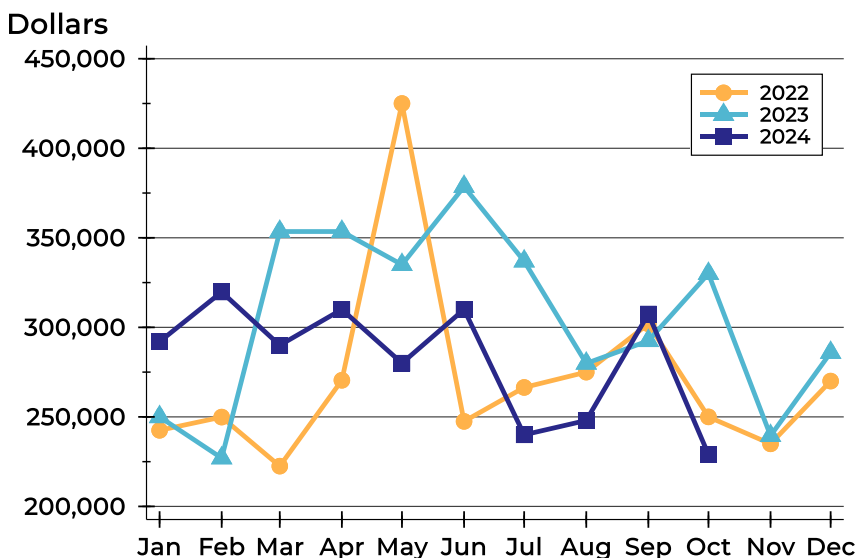
## Douglas County Pending Contracts Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	263,280	272,557	<b>302,775</b>
<b>February</b>	283,371	338,670	<b>344,338</b>
<b>March</b>	250,774	326,980	<b>344,882</b>
<b>April</b>	303,178	382,265	<b>375,463</b>
<b>May</b>	406,453	354,538	<b>321,893</b>
<b>June</b>	317,118	358,050	<b>298,527</b>
<b>July</b>	352,020	330,508	<b>260,338</b>
<b>August</b>	269,863	297,616	<b>286,243</b>
<b>September</b>	329,713	315,522	<b>311,760</b>
<b>October</b>	270,514	344,100	<b>263,097</b>
<b>November</b>	316,588	280,215	
<b>December</b>	324,971	288,172	

### Median Price

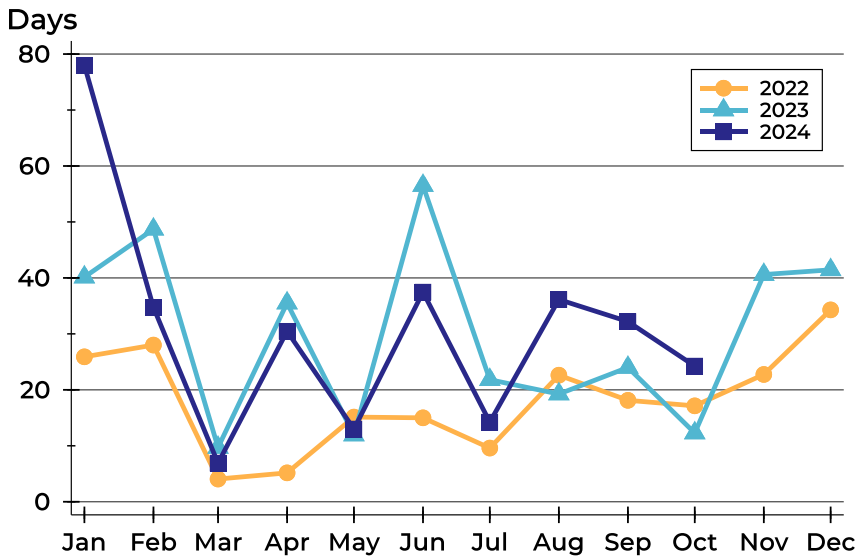


Month	2022	2023	2024
<b>January</b>	242,500	250,000	<b>292,000</b>
<b>February</b>	249,900	227,000	<b>319,750</b>
<b>March</b>	222,500	353,500	<b>290,000</b>
<b>April</b>	270,450	353,500	<b>310,000</b>
<b>May</b>	425,000	335,000	<b>280,000</b>
<b>June</b>	247,500	378,600	<b>310,000</b>
<b>July</b>	266,450	336,950	<b>240,000</b>
<b>August</b>	275,000	279,875	<b>248,000</b>
<b>September</b>	301,950	292,500	<b>307,450</b>
<b>October</b>	250,000	330,000	<b>229,000</b>
<b>November</b>	234,950	239,500	
<b>December</b>	270,000	285,900	



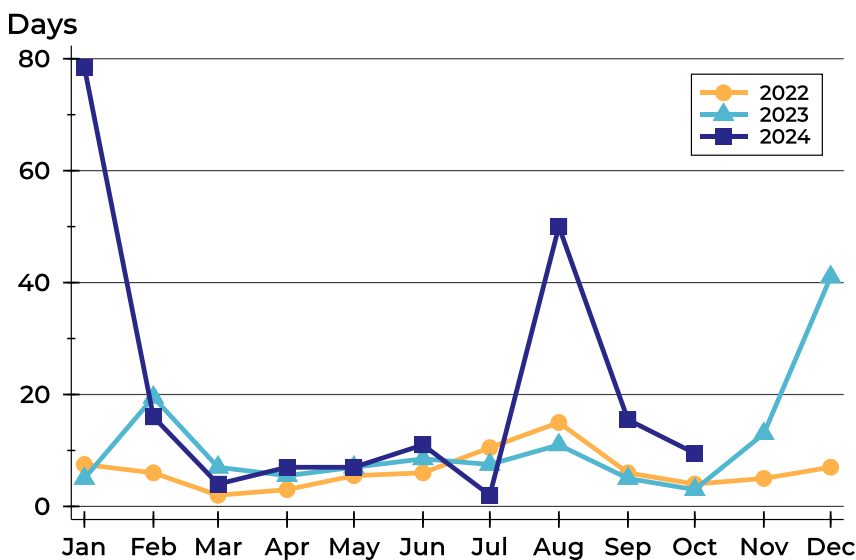
## Douglas County Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	26	40	<b>78</b>
February	28	49	<b>35</b>
March	4	10	<b>7</b>
April	5	36	<b>30</b>
May	15	12	<b>13</b>
June	15	57	<b>37</b>
July	10	22	<b>14</b>
August	23	19	<b>36</b>
September	18	24	<b>32</b>
October	17	12	<b>24</b>
November	23	41	
December	34	41	

### Median DOM



Month	2022	2023	2024
January	8	5	<b>79</b>
February	6	20	<b>16</b>
March	2	7	<b>4</b>
April	3	6	<b>7</b>
May	6	7	<b>7</b>
June	6	9	<b>11</b>
July	11	8	<b>2</b>
August	15	11	<b>50</b>
September	6	5	<b>16</b>
October	4	3	<b>10</b>
November	5	13	
December	7	41	



**October  
2024**

# Sunflower MLS Statistics



## Emporia Area Housing Report



### Market Overview

#### Emporia Area Home Sales Fell in October

Total home sales in the Emporia area fell last month to 39 units, compared to 40 units in October 2023. Total sales volume was \$7.2 million, down from a year earlier.

The median sale price in October was \$156,000, down from \$176,000 a year earlier. Homes that sold in October were typically on the market for 9 days and sold for 98.4% of their list prices.

#### Emporia Area Active Listings Up at End of October

The total number of active listings in the Emporia area at the end of October was 57 units, up from 54 at the same point in 2023. This represents a 1.8 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$199,900.

During October, a total of 39 contracts were written up from 32 in October 2023. At the end of the month, there were 50 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Emporia Area Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>39</b>	<b>40</b>	<b>47</b>	<b>319</b>	<b>350</b>	<b>409</b>
Change from prior year		-2.5%	-14.9%	6.8%	-8.9%	-14.4%	-6.2%
<b>Active Listings</b>		<b>57</b>	<b>54</b>	<b>44</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		5.6%	22.7%	-20.0%			
<b>Months' Supply</b>		<b>1.8</b>	<b>1.6</b>	<b>1.0</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		12.5%	60.0%	-23.1%			
<b>New Listings</b>		<b>49</b>	<b>43</b>	<b>33</b>	<b>421</b>	<b>430</b>	<b>448</b>
Change from prior year		14.0%	30.3%	-38.9%	-2.1%	-4.0%	-15.3%
<b>Contracts Written</b>		<b>39</b>	<b>32</b>	<b>28</b>	<b>344</b>	<b>366</b>	<b>401</b>
Change from prior year		21.9%	14.3%	-49.1%	-6.0%	-8.7%	-15.0%
<b>Pending Contracts</b>		<b>50</b>	<b>36</b>	<b>37</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		38.9%	-2.7%	-49.3%			
<b>Sales Volume (1,000s)</b>		<b>7,154</b>	<b>7,888</b>	<b>8,843</b>	<b>61,879</b>	<b>65,715</b>	<b>71,587</b>
Change from prior year		-9.3%	-10.8%	20.1%	-5.8%	-8.2%	6.8%
Average	<b>Sale Price</b>	<b>183,438</b>	<b>197,204</b>	<b>188,143</b>	<b>193,978</b>	<b>187,756</b>	<b>175,029</b>
	Change from prior year	-7.0%	4.8%	12.4%	3.3%	7.3%	13.9%
	<b>List Price of Actives</b>	<b>238,630</b>	<b>225,176</b>	<b>216,745</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	6.0%	3.9%	46.6%			
	<b>Days on Market</b>	<b>24</b>	<b>20</b>	<b>21</b>	<b>27</b>	<b>22</b>	<b>22</b>
Change from prior year	20.0%	-4.8%	5.0%	22.7%	0.0%	-29.0%	
	<b>Percent of List</b>	<b>96.8%</b>	<b>96.7%</b>	<b>96.2%</b>	<b>97.1%</b>	<b>97.3%</b>	<b>97.6%</b>
Change from prior year	0.1%	0.5%	-0.8%	-0.2%	-0.3%	0.9%	
	<b>Percent of Original</b>	<b>94.0%</b>	<b>95.2%</b>	<b>94.7%</b>	<b>95.5%</b>	<b>95.6%</b>	<b>96.1%</b>
Change from prior year	-1.3%	0.5%	-1.7%	-0.1%	-0.5%	0.6%	
Median	<b>Sale Price</b>	<b>156,000</b>	<b>176,000</b>	<b>155,000</b>	<b>174,000</b>	<b>165,000</b>	<b>149,000</b>
	Change from prior year	-11.4%	13.5%	-7.7%	5.5%	10.7%	6.8%
	<b>List Price of Actives</b>	<b>199,900</b>	<b>168,250</b>	<b>219,500</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	18.8%	-23.3%	69.0%			
	<b>Days on Market</b>	<b>9</b>	<b>7</b>	<b>8</b>	<b>8</b>	<b>6</b>	<b>7</b>
Change from prior year	28.6%	-12.5%	14.3%	33.3%	-14.3%	16.7%	
	<b>Percent of List</b>	<b>98.4%</b>	<b>98.7%</b>	<b>99.8%</b>	<b>98.7%</b>	<b>98.9%</b>	<b>99.3%</b>
Change from prior year	-0.3%	-1.1%	1.9%	-0.2%	-0.4%	0.6%	
	<b>Percent of Original</b>	<b>96.2%</b>	<b>96.8%</b>	<b>98.7%</b>	<b>97.9%</b>	<b>97.8%</b>	<b>98.3%</b>
Change from prior year	-0.6%	-1.9%	1.0%	0.1%	-0.5%	0.3%	

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



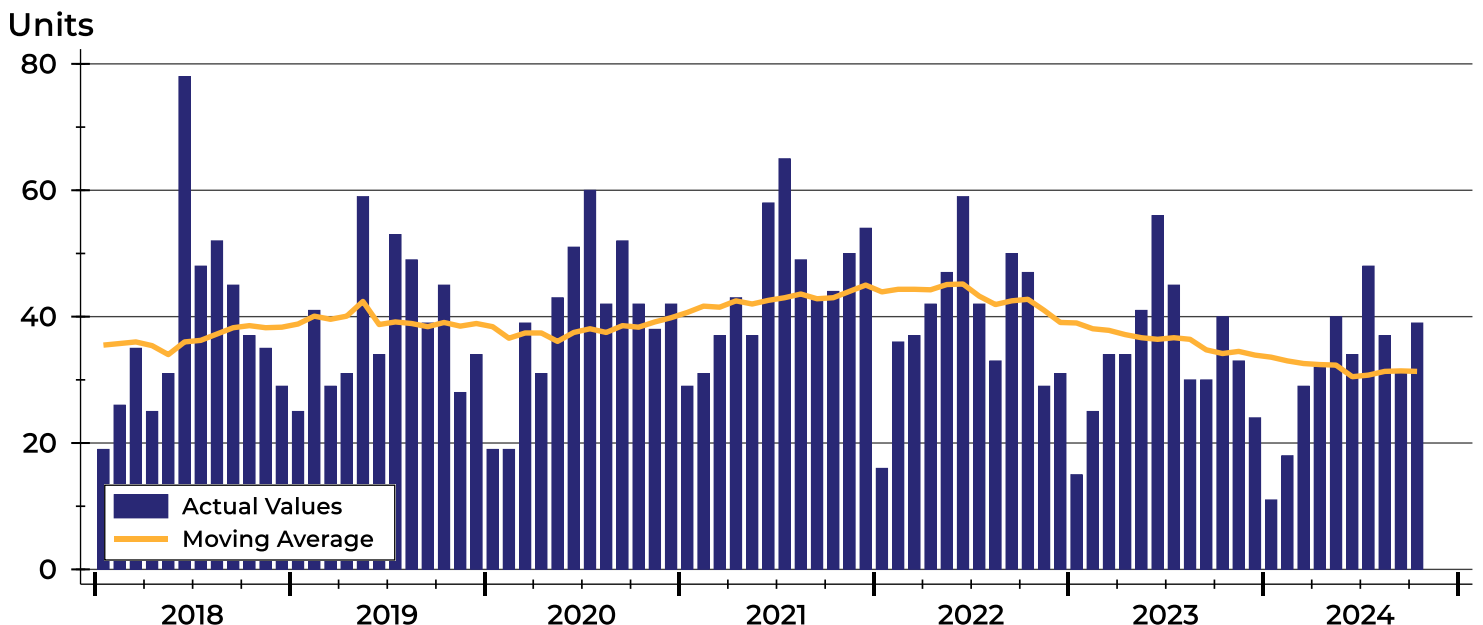
# Emporia Area Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		39	40	-2.5%	319	350	-8.9%
Volume (1,000s)		7,154	7,888	-9.3%	61,879	65,715	-5.8%
Months' Supply		1.8	1.6	12.5%	N/A	N/A	N/A
Average	Sale Price	183,438	197,204	-7.0%	193,978	187,756	3.3%
	Days on Market	24	20	20.0%	27	22	22.7%
	Percent of List	96.8%	96.7%	0.1%	97.1%	97.3%	-0.2%
	Percent of Original	94.0%	95.2%	-1.3%	95.5%	95.6%	-0.1%
Median	Sale Price	156,000	176,000	-11.4%	174,000	165,000	5.5%
	Days on Market	9	7	28.6%	8	6	33.3%
	Percent of List	98.4%	98.7%	-0.3%	98.7%	98.9%	-0.2%
	Percent of Original	96.2%	96.8%	-0.6%	97.9%	97.8%	0.1%

A total of 39 homes sold in the Emporia area in October, down from 40 units in October 2023. Total sales volume fell to \$7.2 million compared to \$7.9 million in the previous year.

The median sales price in October was \$156,000, down 11.4% compared to the prior year. Median days on market was 9 days, down from 15 days in September, but up from 7 in October 2023.

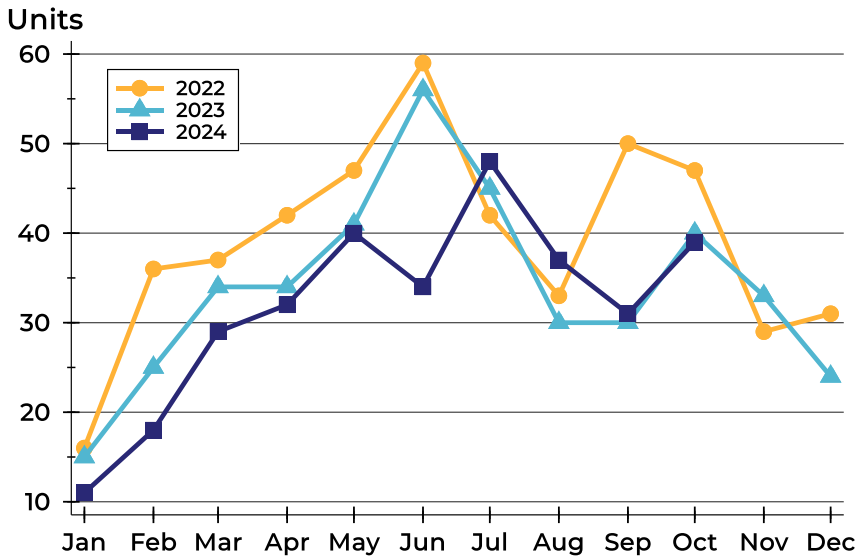
## History of Closed Listings





## Emporia Area Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	16	15	11
February	36	25	18
March	37	34	29
April	42	34	32
May	47	41	40
June	59	56	34
July	42	45	48
August	33	30	37
September	50	30	31
October	47	40	39
November	29	33	
December	31	24	

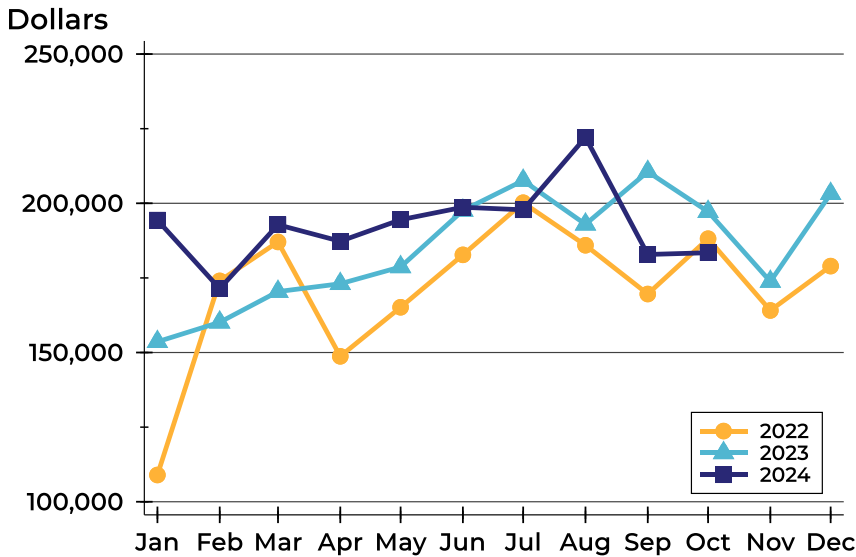
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
Below \$25,000	3	7.7%	0.0	14,167	15,000	0	0	99.3%	100.0%	99.3%	100.0%
\$25,000-\$49,999	3	7.7%	1.3	42,667	45,000	6	5	88.7%	89.0%	86.4%	89.0%
\$50,000-\$99,999	3	7.7%	1.9	77,300	74,900	52	25	92.2%	88.2%	89.1%	83.3%
\$100,000-\$124,999	4	10.3%	2.5	115,125	117,250	13	7	96.8%	100.0%	92.1%	93.6%
\$125,000-\$149,999	5	12.8%	0.8	131,380	129,000	27	22	99.2%	98.4%	90.2%	89.3%
\$150,000-\$174,999	6	15.4%	0.4	162,833	163,500	24	16	95.0%	94.8%	92.1%	90.8%
\$175,000-\$199,999	1	2.6%	3.1	185,000	185,000	4	4	100.3%	100.3%	100.3%	100.3%
\$200,000-\$249,999	5	12.8%	2.0	232,280	229,900	38	10	97.6%	97.5%	96.5%	97.5%
\$250,000-\$299,999	3	7.7%	2.0	272,000	276,000	13	1	100.8%	100.0%	100.1%	100.0%
\$300,000-\$399,999	3	7.7%	2.0	349,967	349,900	13	3	99.4%	99.7%	99.4%	99.7%
\$400,000-\$499,999	2	5.1%	4.0	435,000	435,000	21	21	98.5%	98.5%	98.5%	98.5%
\$500,000-\$749,999	1	2.6%	4.0	575,000	575,000	96	96	96.0%	96.0%	91.3%	91.3%
\$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



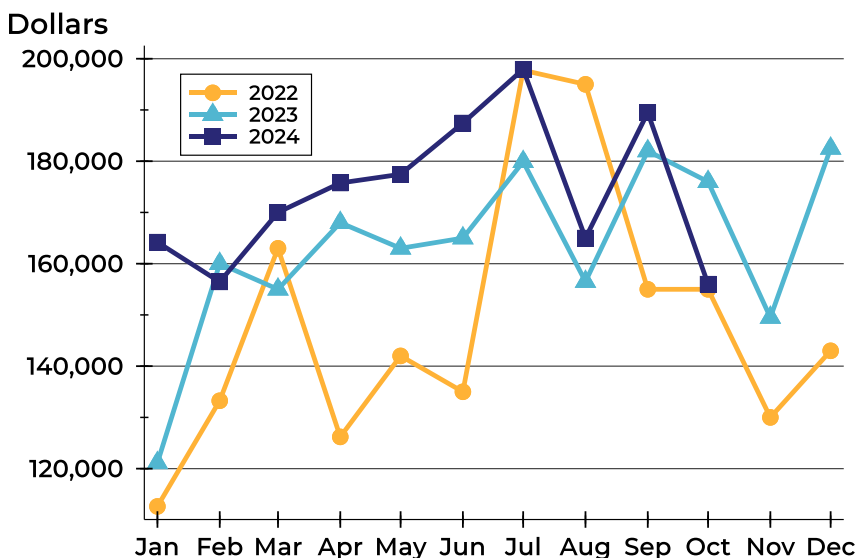
## Emporia Area Closed Listings Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	108,978	153,608	<b>194,373</b>
<b>February</b>	174,009	160,136	<b>171,404</b>
<b>March</b>	187,054	170,425	<b>192,817</b>
<b>April</b>	148,729	173,044	<b>187,284</b>
<b>May</b>	165,169	178,679	<b>194,490</b>
<b>June</b>	182,726	197,596	<b>198,674</b>
<b>July</b>	200,190	207,624	<b>197,827</b>
<b>August</b>	185,948	192,967	<b>222,109</b>
<b>September</b>	169,608	210,587	<b>182,850</b>
<b>October</b>	188,143	197,204	<b>183,438</b>
<b>November</b>	164,098	173,785	
<b>December</b>	178,955	203,217	

### Median Price



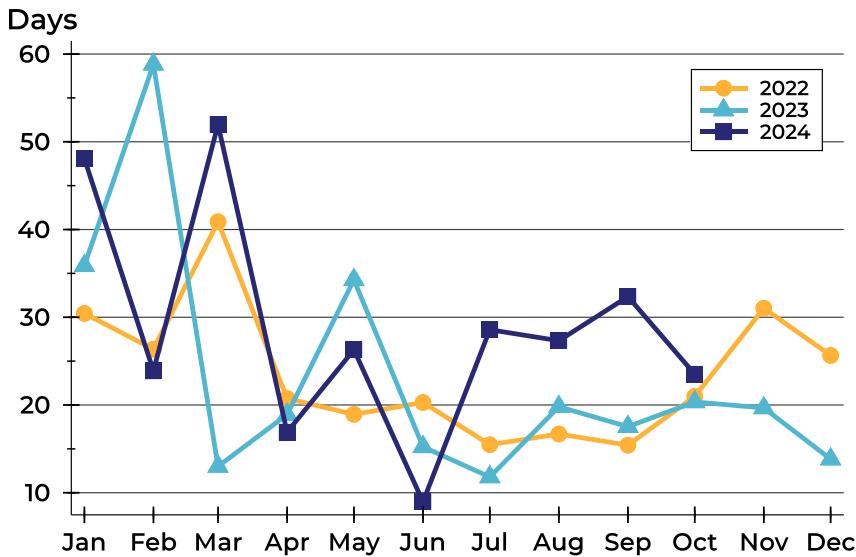
Month	2022	2023	2024
<b>January</b>	112,625	121,125	<b>164,200</b>
<b>February</b>	133,250	160,000	<b>156,450</b>
<b>March</b>	163,000	155,000	<b>170,000</b>
<b>April</b>	126,200	168,000	<b>175,750</b>
<b>May</b>	142,000	163,000	<b>177,450</b>
<b>June</b>	135,000	165,000	<b>187,450</b>
<b>July</b>	197,750	179,900	<b>197,950</b>
<b>August</b>	195,000	156,500	<b>165,000</b>
<b>September</b>	155,000	182,000	<b>189,500</b>
<b>October</b>	155,000	176,000	<b>156,000</b>
<b>November</b>	130,000	149,500	
<b>December</b>	143,000	182,500	





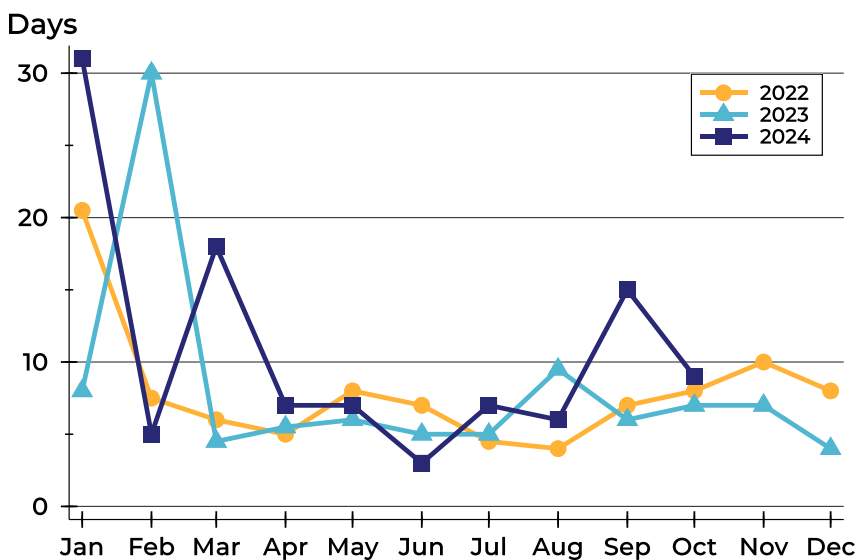
## Emporia Area Closed Listings Analysis

### Average DOM



Month	2022	2023	2024
January	30	36	<b>48</b>
February	26	59	<b>24</b>
March	41	13	<b>52</b>
April	21	19	<b>17</b>
May	19	34	<b>26</b>
June	20	15	<b>9</b>
July	15	12	<b>29</b>
August	17	20	<b>27</b>
September	15	18	<b>32</b>
October	21	20	<b>24</b>
November	31	20	
December	26	14	

### Median DOM



Month	2022	2023	2024
January	21	8	<b>31</b>
February	8	30	<b>5</b>
March	6	5	<b>18</b>
April	5	6	<b>7</b>
May	8	6	<b>7</b>
June	7	5	<b>3</b>
July	5	5	<b>7</b>
August	4	10	<b>6</b>
September	7	6	<b>15</b>
October	8	7	<b>9</b>
November	10	7	
December	8	4	



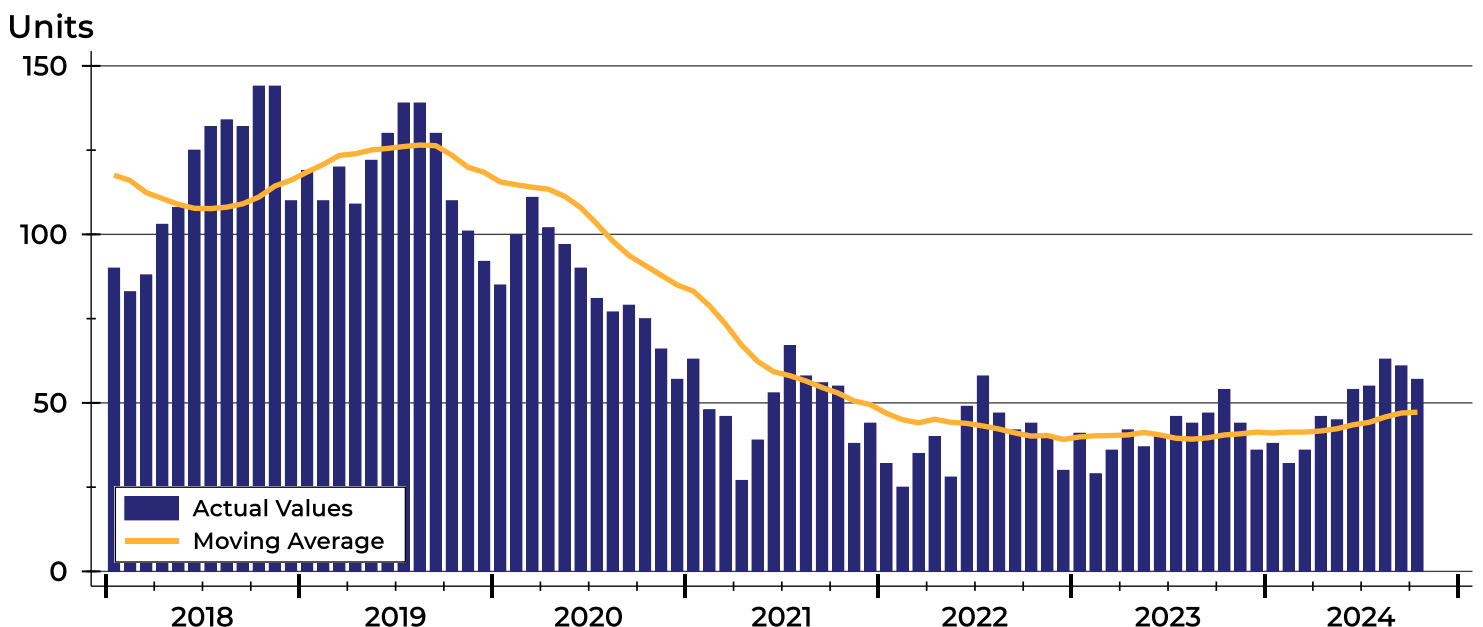
## Emporia Area Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>57</b>	54	5.6%
Volume (1,000s)		<b>13,602</b>	12,160	11.9%
Months' Supply		<b>1.8</b>	1.6	12.5%
Average	List Price	<b>238,630</b>	225,176	6.0%
	Days on Market	<b>47</b>	55	-14.5%
	Percent of Original	<b>96.5%</b>	96.6%	-0.1%
Median	List Price	<b>199,900</b>	168,250	18.8%
	Days on Market	<b>38</b>	42	-9.5%
	Percent of Original	<b>98.8%</b>	98.7%	0.1%

A total of 57 homes were available for sale in the Emporia area at the end of October. This represents a 1.8 months' supply of active listings.

The median list price of homes on the market at the end of October was \$199,900, up 18.8% from 2023. The typical time on market for active listings was 38 days, down from 42 days a year earlier.

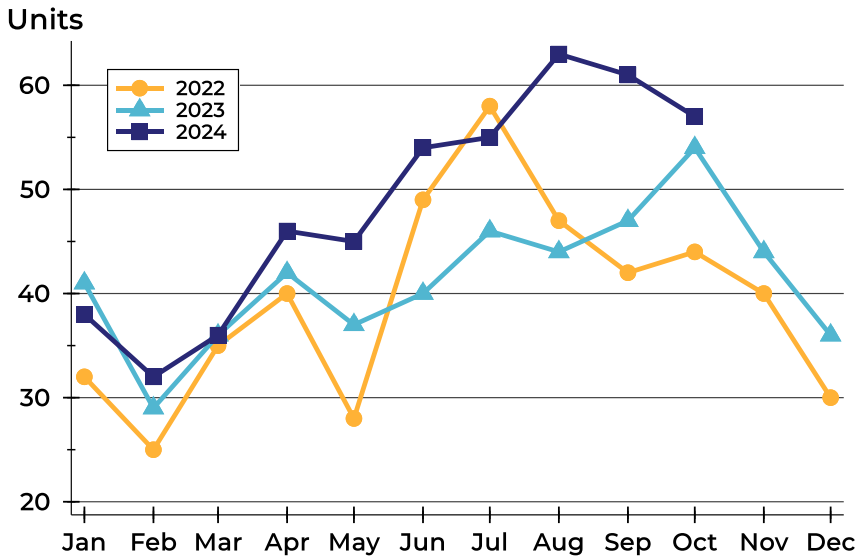
## History of Active Listings





## Emporia Area Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	32	41	<b>38</b>
February	25	29	<b>32</b>
March	35	36	<b>36</b>
April	40	42	<b>46</b>
May	28	37	<b>45</b>
June	49	40	<b>54</b>
July	58	46	<b>55</b>
August	47	44	<b>63</b>
September	42	47	<b>61</b>
October	44	54	<b>57</b>
November	40	44	
December	30	36	

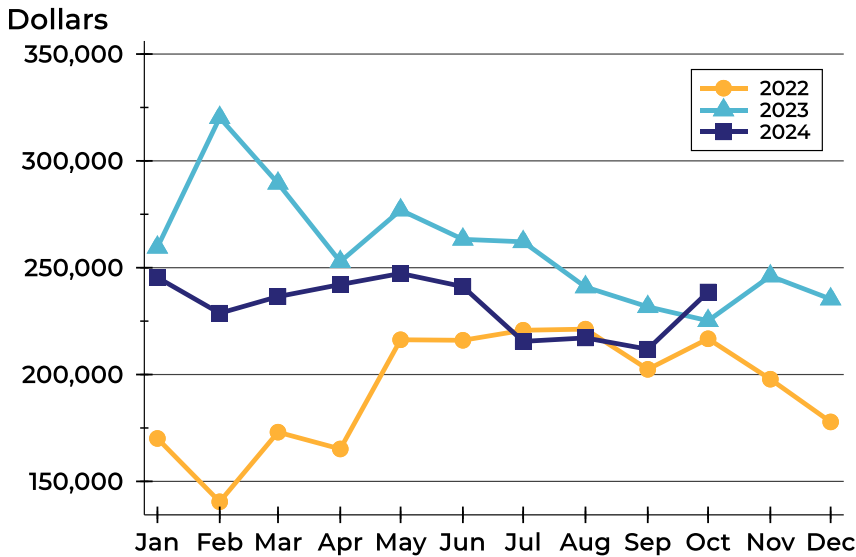
### Active Listings by Price Range

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%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	1	1.8%	1.3	44,900	44,900	49	49	90.0%	90.0%
\$50,000-\$99,999	8	14.0%	1.9	81,025	85,450	23	15	95.1%	100.0%
\$100,000-\$124,999	6	10.5%	2.5	116,617	117,450	45	52	95.8%	100.0%
\$125,000-\$149,999	3	5.3%	0.8	139,233	135,900	60	62	96.7%	97.8%
\$150,000-\$174,999	2	3.5%	0.4	166,000	166,000	41	41	97.3%	97.3%
\$175,000-\$199,999	9	15.8%	3.1	191,333	190,000	43	39	97.4%	97.4%
\$200,000-\$249,999	10	17.5%	2.0	230,060	229,950	63	78	97.1%	100.0%
\$250,000-\$299,999	5	8.8%	2.0	283,040	289,900	52	30	98.7%	100.0%
\$300,000-\$399,999	7	12.3%	2.0	337,757	335,000	71	79	93.3%	94.3%
\$400,000-\$499,999	3	5.3%	4.0	444,600	429,900	23	28	99.5%	100.0%
\$500,000-\$749,999	2	3.5%	4.0	712,250	712,250	28	28	100.0%	100.0%
\$750,000-\$999,999	1	1.8%	N/A	899,000	899,000	21	21	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



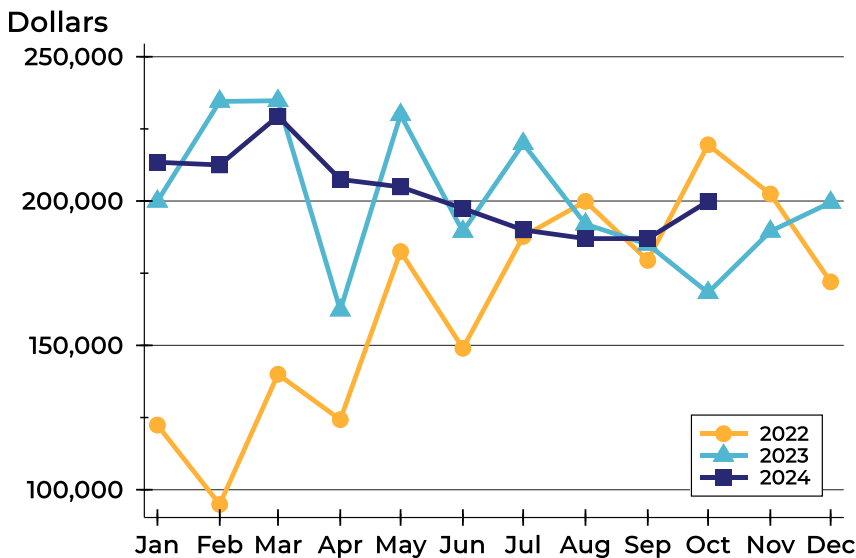
## Emporia Area Active Listings Analysis

### Average Price



Month	2022	2023	2024
January	170,090	259,538	<b>245,424</b>
February	140,460	320,231	<b>228,702</b>
March	173,041	289,508	<b>236,489</b>
April	165,172	252,814	<b>242,116</b>
May	216,288	276,970	<b>247,332</b>
June	216,044	263,288	<b>241,171</b>
July	220,734	262,126	<b>215,529</b>
August	221,258	240,991	<b>217,145</b>
September	202,443	231,733	<b>211,868</b>
October	216,745	225,176	<b>238,630</b>
November	197,828	246,093	
December	177,827	235,333	

### Median Price

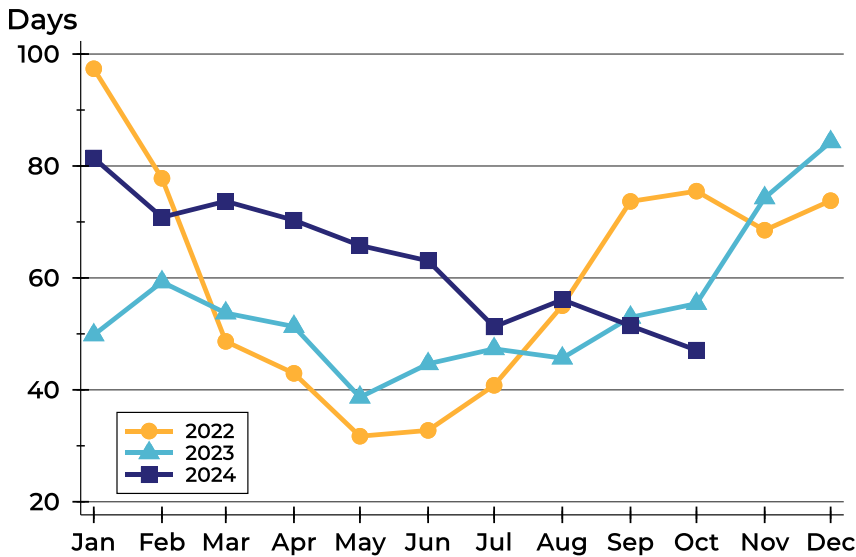


Month	2022	2023	2024
January	122,400	199,900	<b>213,450</b>
February	94,900	234,500	<b>212,500</b>
March	140,000	234,750	<b>229,400</b>
April	124,250	162,200	<b>207,500</b>
May	182,500	229,900	<b>204,900</b>
June	149,000	189,450	<b>197,450</b>
July	187,750	219,900	<b>189,999</b>
August	199,900	192,000	<b>187,000</b>
September	179,450	185,000	<b>187,000</b>
October	219,500	168,250	<b>199,900</b>
November	202,450	189,500	
December	172,000	199,500	



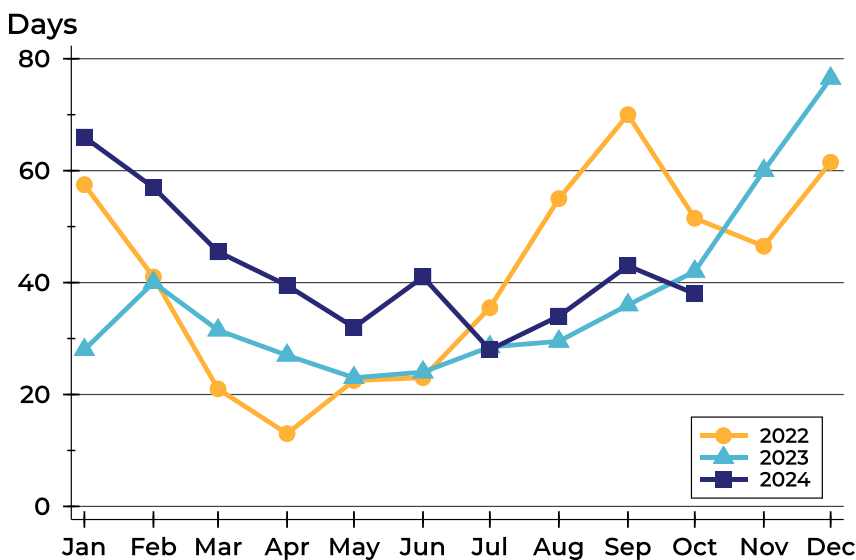
## Emporia Area Active Listings Analysis

### Average DOM



Month	2022	2023	2024
January	97	50	81
February	78	59	71
March	49	54	74
April	43	51	70
May	32	39	66
June	33	45	63
July	41	47	51
August	55	46	56
September	74	53	51
October	76	55	47
November	69	74	
December	74	84	

### Median DOM

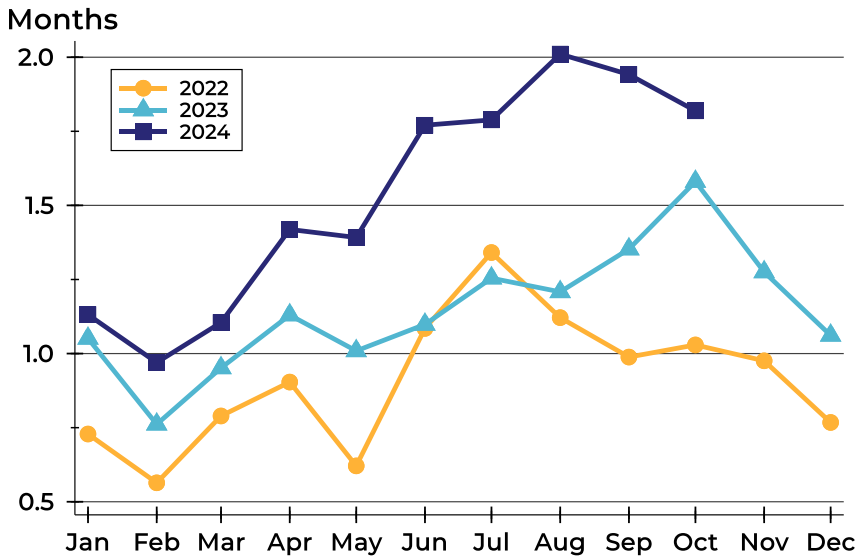


Month	2022	2023	2024
January	58	28	66
February	41	40	57
March	21	32	46
April	13	27	40
May	23	23	32
June	23	24	41
July	36	29	28
August	55	30	34
September	70	36	43
October	52	42	38
November	47	60	
December	62	77	



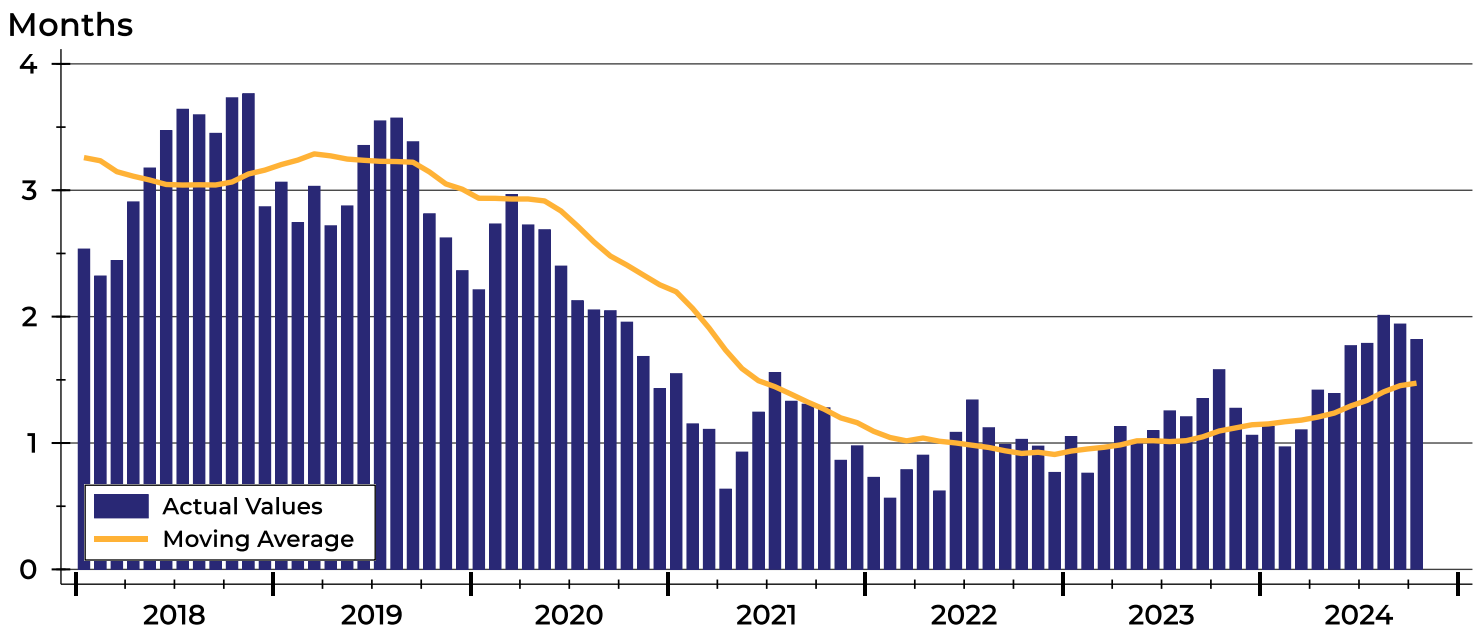
## Emporia Area Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.7	1.1	1.1
February	0.6	0.8	1.0
March	0.8	1.0	1.1
April	0.9	1.1	1.4
May	0.6	1.0	1.4
June	1.1	1.1	1.8
July	1.3	1.3	1.8
August	1.1	1.2	2.0
September	1.0	1.4	1.9
October	1.0	1.6	1.8
November	1.0	1.3	1.3
December	0.8	1.1	1.1

### History of Month's Supply





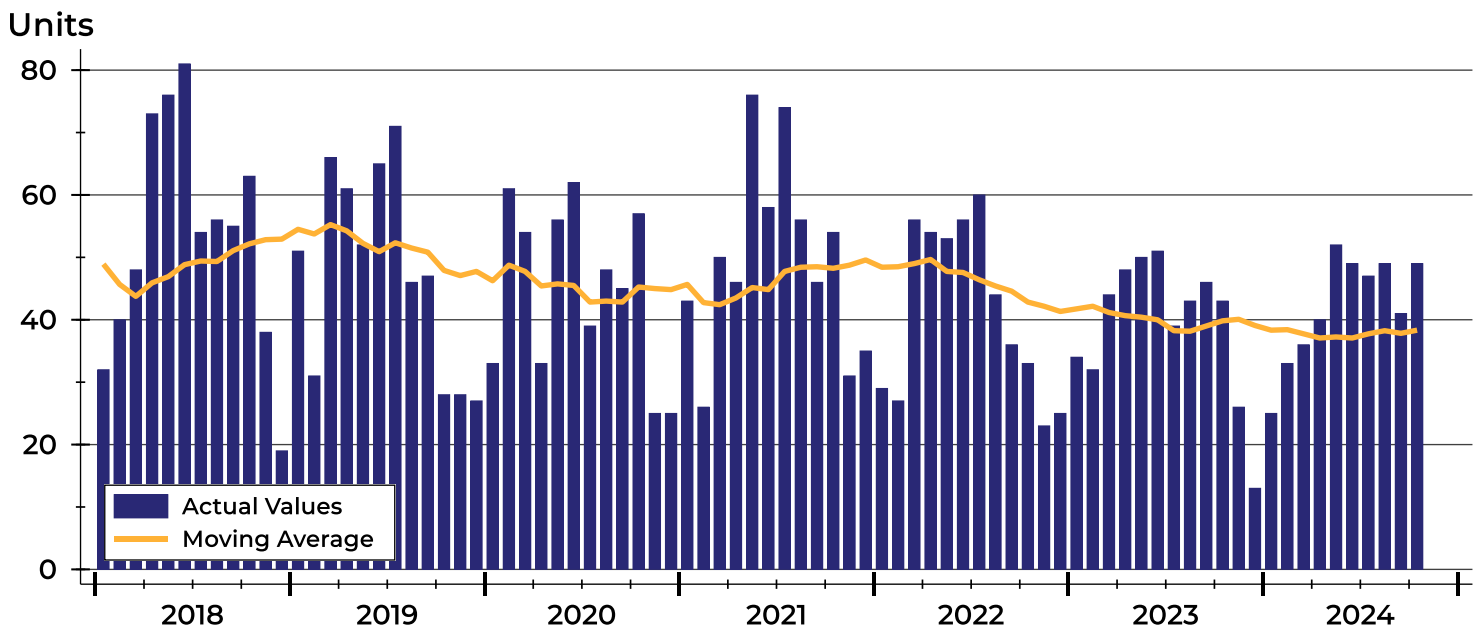
## Emporia Area New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>49</b>	43	14.0%
	Volume (1,000s)	<b>11,004</b>	7,932	38.7%
	Average List Price	<b>224,571</b>	184,469	21.7%
	Median List Price	<b>195,000</b>	155,000	25.8%
Year-to-Date	New Listings	<b>421</b>	430	-2.1%
	Volume (1,000s)	<b>87,121</b>	85,790	1.6%
	Average List Price	<b>206,937</b>	199,513	3.7%
	Median List Price	<b>180,000</b>	168,000	7.1%

A total of 49 new listings were added in the Emporia area during October, up 14.0% from the same month in 2023. Year-to-date the Emporia area has seen 421 new listings.

The median list price of these homes was \$195,000 up from \$155,000 in 2023.

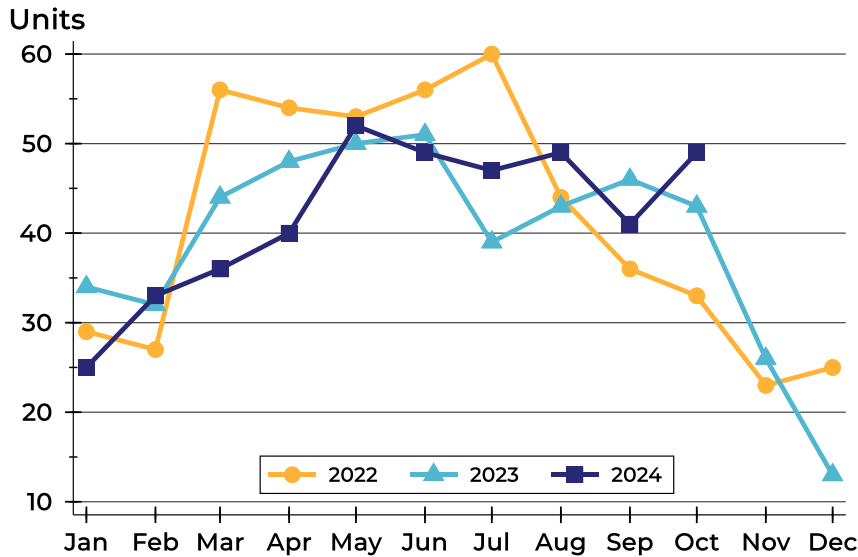
## History of New Listings





## Emporia Area New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	29	34	<b>25</b>
February	27	32	<b>33</b>
March	56	44	<b>36</b>
April	54	48	<b>40</b>
May	53	50	<b>52</b>
June	56	51	<b>49</b>
July	60	39	<b>47</b>
August	44	43	<b>49</b>
September	36	46	<b>41</b>
October	33	43	<b>49</b>
November	23	26	
December	25	13	

### New Listings by Price Range

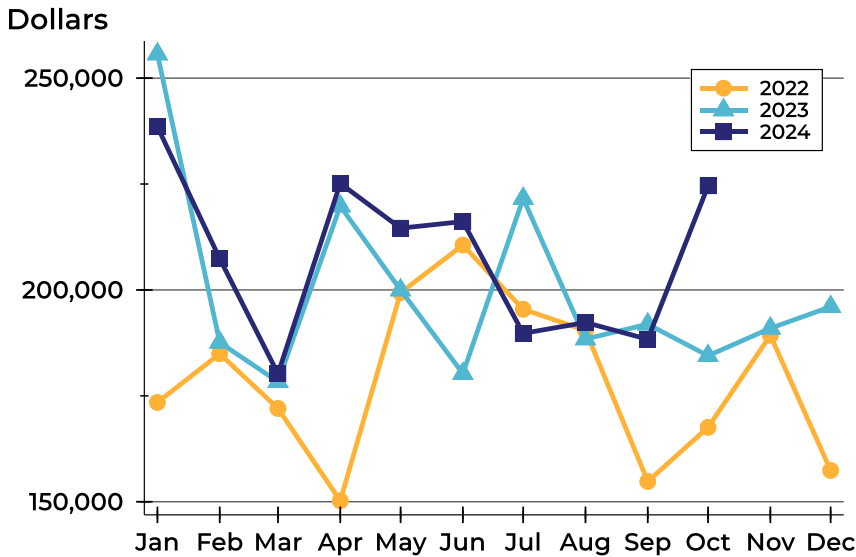
Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	2.0%	15,000	15,000	0	0	100.0%	100.0%
\$25,000-\$49,999	1	2.0%	30,000	30,000	5	5	100.0%	100.0%
\$50,000-\$99,999	8	16.3%	76,450	82,400	15	16	98.2%	100.0%
\$100,000-\$124,999	3	6.1%	114,967	115,000	12	9	100.0%	100.0%
\$125,000-\$149,999	4	8.2%	131,075	129,900	16	16	97.3%	98.1%
\$150,000-\$174,999	3	6.1%	164,467	164,500	15	10	98.2%	100.0%
\$175,000-\$199,999	6	12.2%	189,933	189,900	15	12	97.9%	98.7%
\$200,000-\$249,999	6	12.2%	224,967	214,500	10	6	100.0%	100.0%
\$250,000-\$299,999	9	18.4%	271,122	265,000	9	5	99.8%	100.0%
\$300,000-\$399,999	2	4.1%	351,500	351,500	31	31	90.1%	90.1%
\$400,000-\$499,999	4	8.2%	444,450	439,450	13	8	99.6%	100.0%
\$500,000-\$749,999	1	2.0%	675,500	675,500	12	12	100.0%	100.0%
\$750,000-\$999,999	1	2.0%	899,000	899,000	27	27	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A





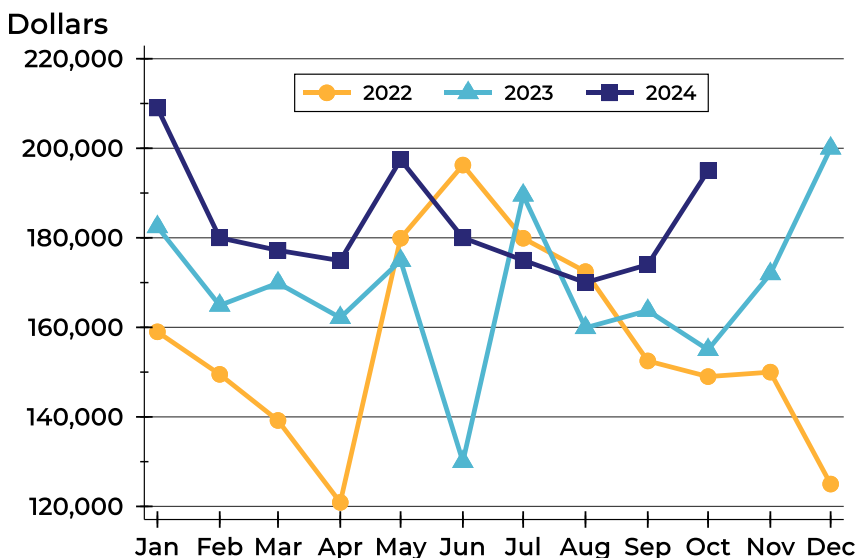
## Emporia Area New Listings Analysis

### Average Price



Month	2022	2023	2024
January	173,452	255,681	<b>238,544</b>
February	184,924	187,622	<b>207,400</b>
March	172,033	178,327	<b>180,226</b>
April	150,236	219,792	<b>225,156</b>
May	199,364	199,980	<b>214,582</b>
June	210,593	180,267	<b>216,149</b>
July	195,452	221,597	<b>189,749</b>
August	190,442	188,419	<b>192,327</b>
September	154,800	191,912	<b>188,356</b>
October	167,576	184,469	<b>224,571</b>
November	189,300	190,950	
December	157,392	196,038	

### Median Price



Month	2022	2023	2024
January	159,000	182,450	<b>209,000</b>
February	149,500	164,900	<b>180,000</b>
March	139,200	169,900	<b>177,200</b>
April	120,900	162,150	<b>174,900</b>
May	179,900	174,900	<b>197,450</b>
June	196,250	130,000	<b>180,000</b>
July	179,900	189,500	<b>175,000</b>
August	172,450	159,900	<b>170,000</b>
September	152,500	163,750	<b>174,000</b>
October	149,000	155,000	<b>195,000</b>
November	150,000	171,950	
December	125,000	200,000	



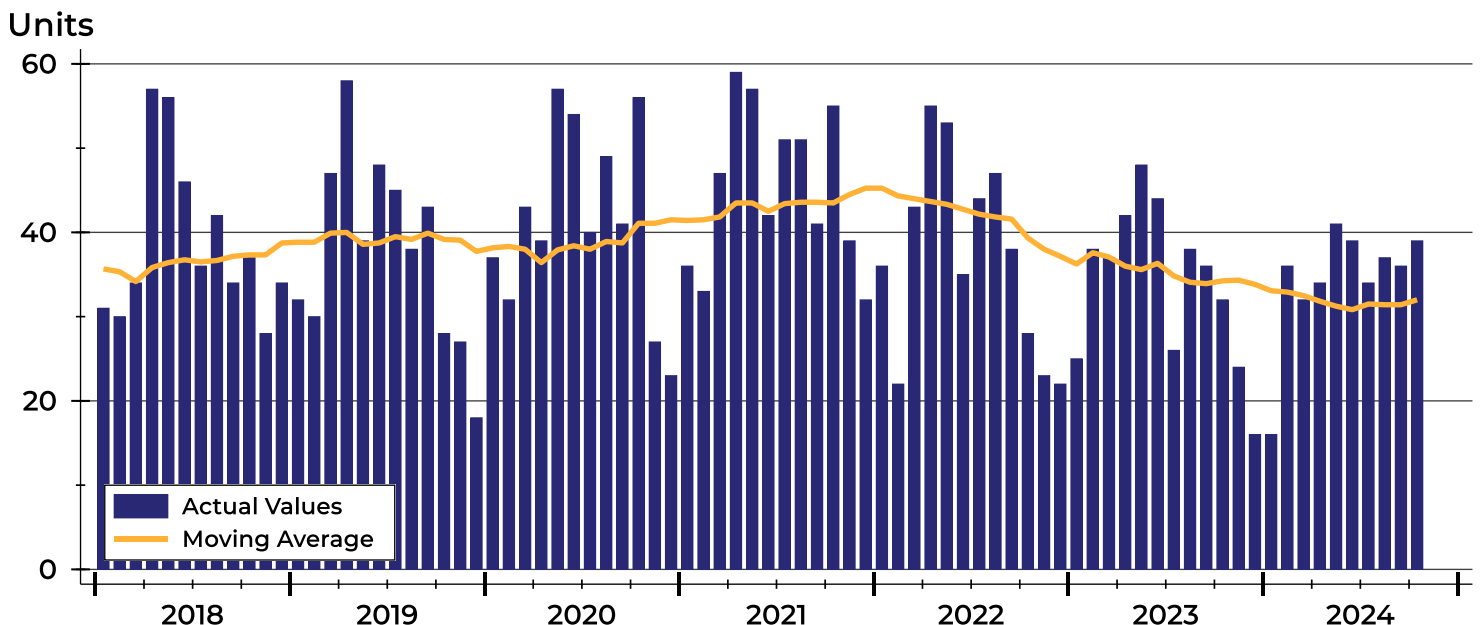
# Emporia Area Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		39	32	21.9%	344	366	-6.0%
Volume (1,000s)		6,976	6,006	16.2%	69,159	70,654	-2.1%
Average	Sale Price	178,879	187,672	-4.7%	201,044	193,044	4.1%
	Days on Market	30	19	57.9%	26	21	23.8%
	Percent of Original	97.0%	94.7%	2.4%	95.7%	95.7%	0.0%
Median	Sale Price	169,900	172,450	-1.5%	179,900	169,900	5.9%
	Days on Market	7	5	40.0%	7	6	16.7%
	Percent of Original	100.0%	99.3%	0.7%	98.1%	97.9%	0.2%

A total of 39 contracts for sale were written in the Emporia area during the month of October, up from 32 in 2023. The median list price of these homes was \$169,900, down from \$172,450 the prior year.

Half of the homes that went under contract in October were on the market less than 7 days, compared to 5 days in October 2023.

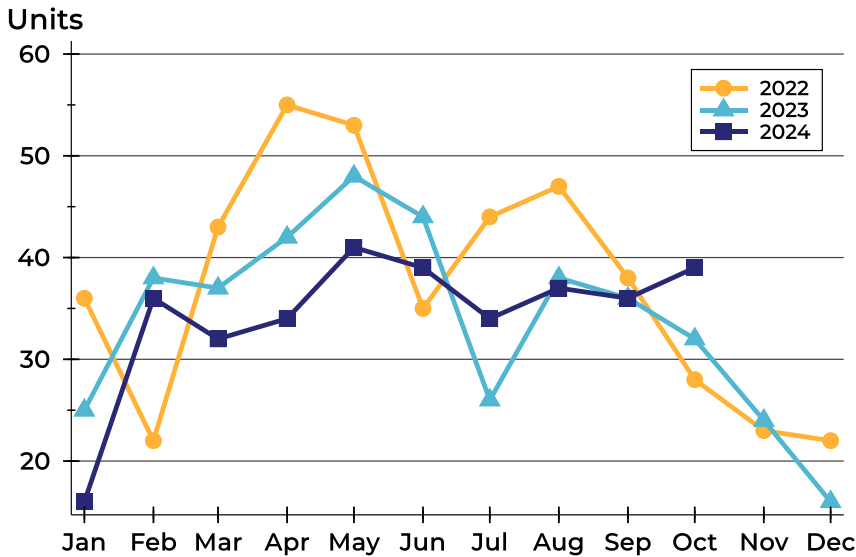
## History of Contracts Written





## Emporia Area Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	36	25	16
February	22	38	36
March	43	37	32
April	55	42	34
May	53	48	41
June	35	44	39
July	44	26	34
August	47	38	37
September	38	36	36
October	28	32	39
November	23	24	
December	22	16	

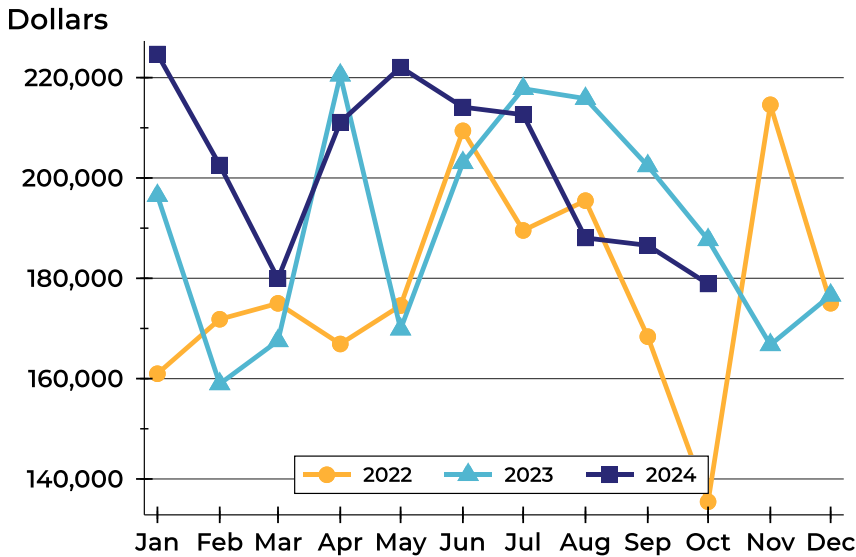
### Contracts Written by Price Range

Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	2.6%	15,000	15,000	0	0	100.0%	100.0%
\$25,000-\$49,999	2	5.1%	39,950	39,950	5	5	97.6%	97.6%
\$50,000-\$99,999	5	12.8%	82,320	89,900	38	48	94.7%	93.2%
\$100,000-\$124,999	2	5.1%	107,000	107,000	4	4	100.0%	100.0%
\$125,000-\$149,999	6	15.4%	131,967	129,950	56	35	94.8%	96.4%
\$150,000-\$174,999	6	15.4%	164,133	164,900	31	17	95.8%	95.9%
\$175,000-\$199,999	4	10.3%	189,950	192,450	9	7	98.7%	100.0%
\$200,000-\$249,999	5	12.8%	229,160	232,000	36	6	97.9%	100.0%
\$250,000-\$299,999	6	15.4%	272,450	267,500	35	5	97.4%	100.0%
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	2	5.1%	469,450	469,450	3	3	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



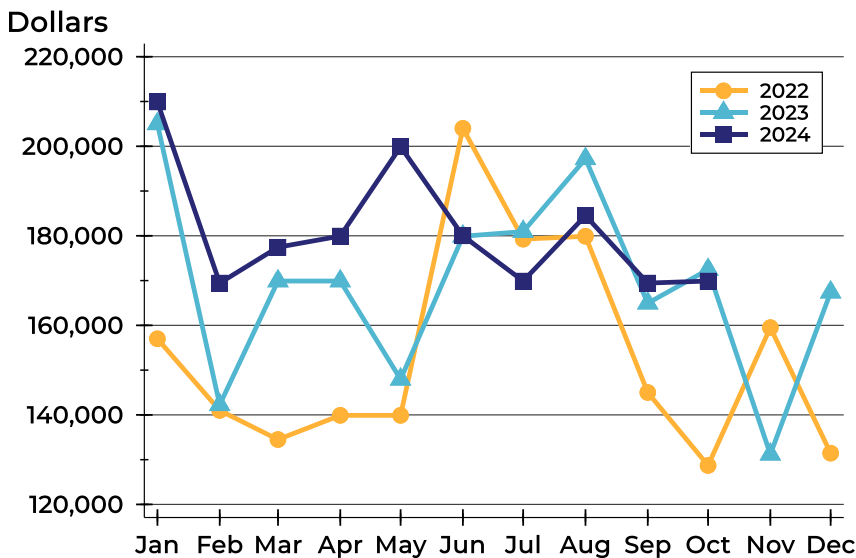
## Emporia Area Contracts Written Analysis

### Average Price



Month	2022	2023	2024
January	160,978	196,480	<b>224,700</b>
February	171,836	158,949	<b>202,575</b>
March	175,007	167,535	<b>179,919</b>
April	166,905	220,486	<b>211,119</b>
May	174,564	169,863	<b>222,084</b>
June	209,397	203,027	<b>214,129</b>
July	189,539	217,796	<b>212,612</b>
August	195,481	215,824	<b>188,051</b>
September	168,367	202,414	<b>186,564</b>
October	135,454	187,672	<b>178,879</b>
November	214,591	166,738	
December	175,032	176,619	

### Median Price

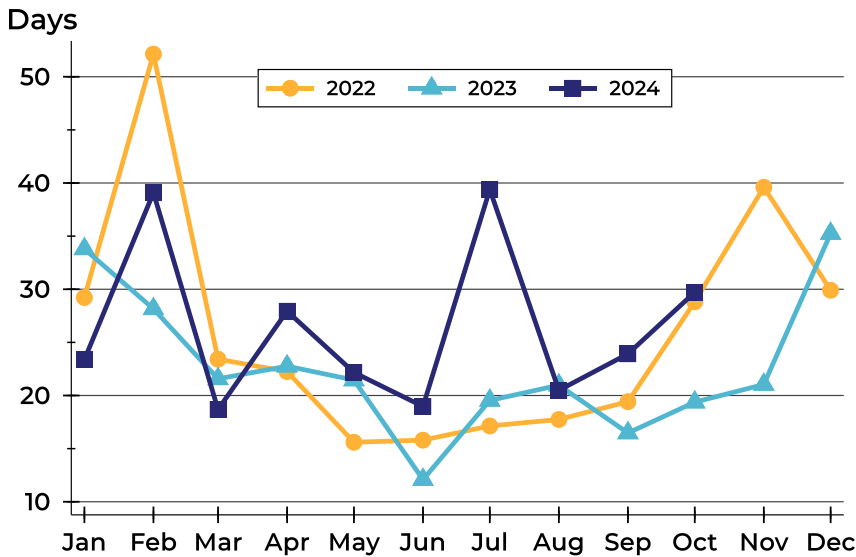


Month	2022	2023	2024
January	157,000	205,000	<b>209,900</b>
February	141,000	142,250	<b>169,450</b>
March	134,500	169,900	<b>177,450</b>
April	139,900	169,900	<b>179,950</b>
May	139,900	147,950	<b>199,900</b>
June	204,000	179,900	<b>180,000</b>
July	179,250	180,950	<b>169,900</b>
August	179,900	197,200	<b>184,500</b>
September	145,000	164,950	<b>169,450</b>
October	128,700	172,450	<b>169,900</b>
November	159,500	131,200	
December	131,450	167,400	



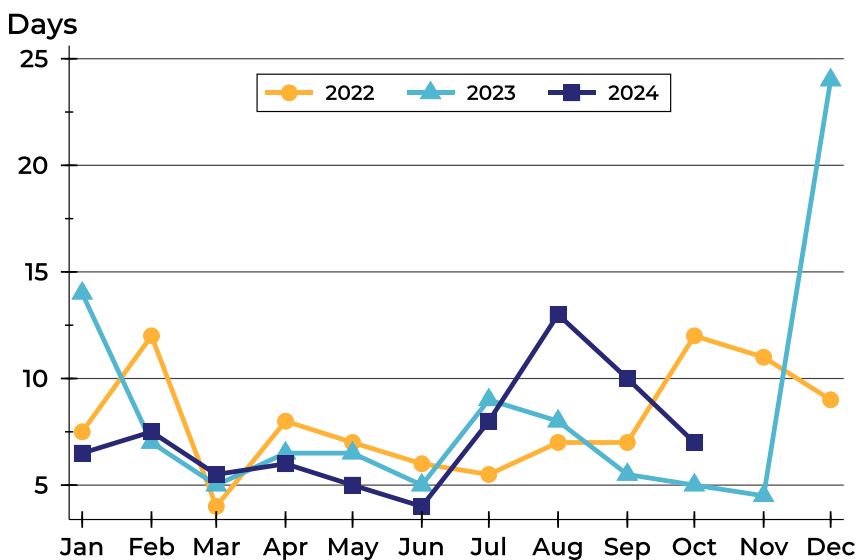
## Emporia Area Contracts Written Analysis

### Average DOM



Month	2022	2023	2024
January	29	34	<b>23</b>
February	52	28	<b>39</b>
March	23	22	<b>19</b>
April	22	23	<b>28</b>
May	16	21	<b>22</b>
June	16	12	<b>19</b>
July	17	20	<b>39</b>
August	18	21	<b>20</b>
September	19	16	<b>24</b>
October	29	19	<b>30</b>
November	40	21	
December	30	35	

### Median DOM



Month	2022	2023	2024
January	8	14	<b>7</b>
February	12	7	<b>8</b>
March	4	5	<b>6</b>
April	8	7	<b>6</b>
May	7	7	<b>5</b>
June	6	5	<b>4</b>
July	6	9	<b>8</b>
August	7	8	<b>13</b>
September	7	6	<b>10</b>
October	12	5	<b>7</b>
November	11	5	
December	9	24	



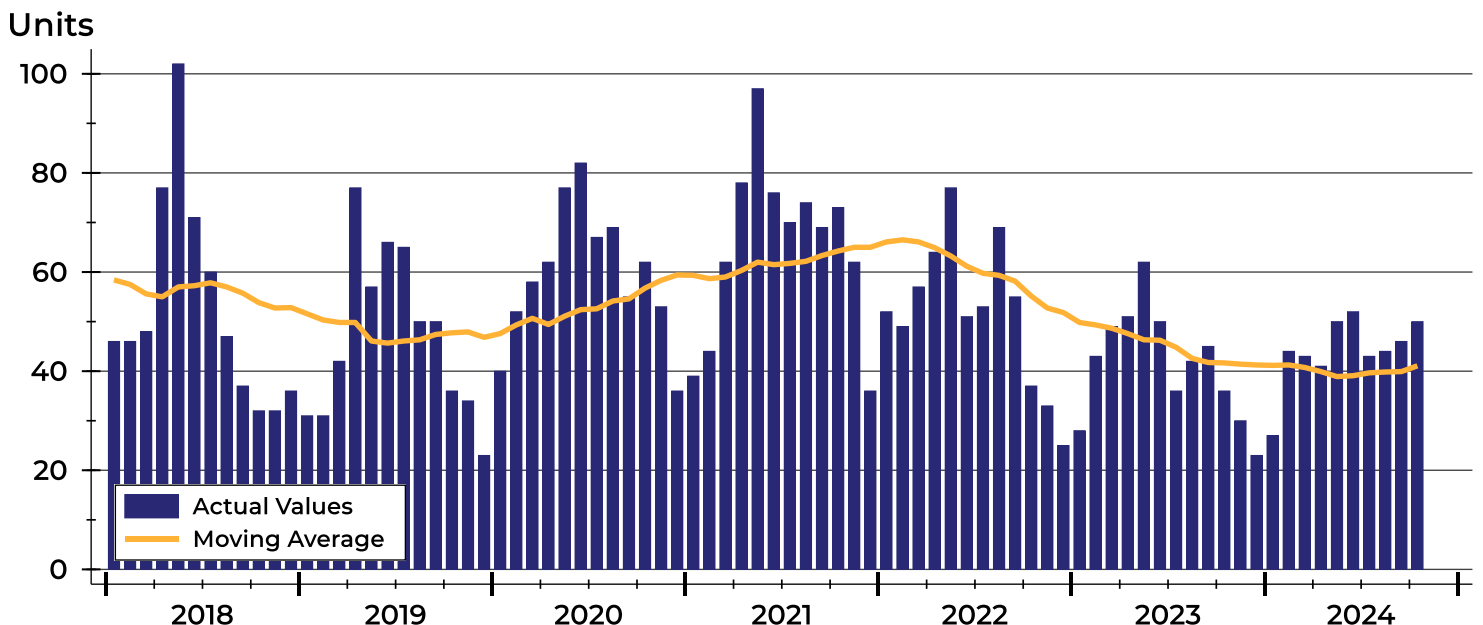
## Emporia Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		<b>50</b>	36	38.9%
Volume (1,000s)		<b>10,066</b>	6,684	50.6%
Average	List Price	<b>201,312</b>	185,671	8.4%
	Days on Market	<b>26</b>	23	13.0%
	Percent of Original	<b>97.2%</b>	98.7%	-1.5%
Median	List Price	<b>172,000</b>	158,900	8.2%
	Days on Market	<b>7</b>	7	0.0%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 50 listings in the Emporia area had contracts pending at the end of October, up from 36 contracts pending at the end of October 2023.

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.

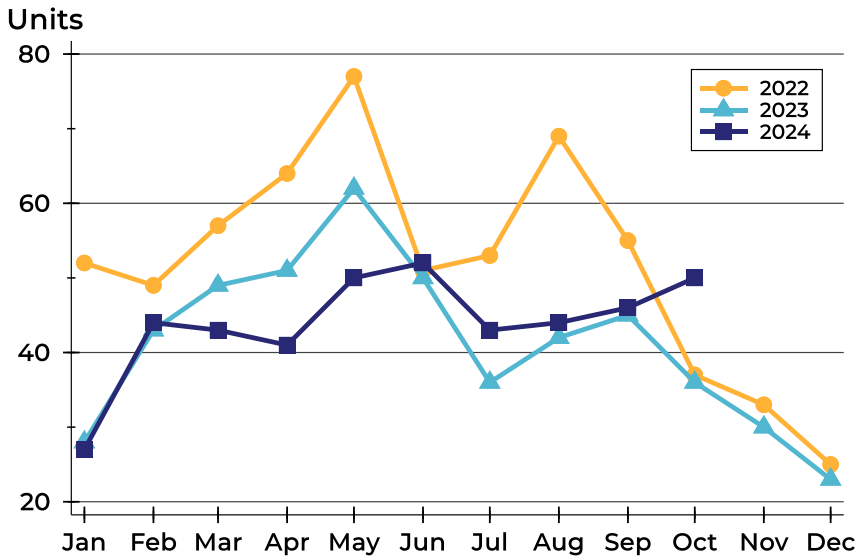
### History of Pending Contracts





## Emporia Area Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	52	28	27
February	49	43	44
March	57	49	43
April	64	51	41
May	77	62	50
June	51	50	52
July	53	36	43
August	69	42	44
September	55	45	46
October	37	36	50
November	33	30	
December	25	23	

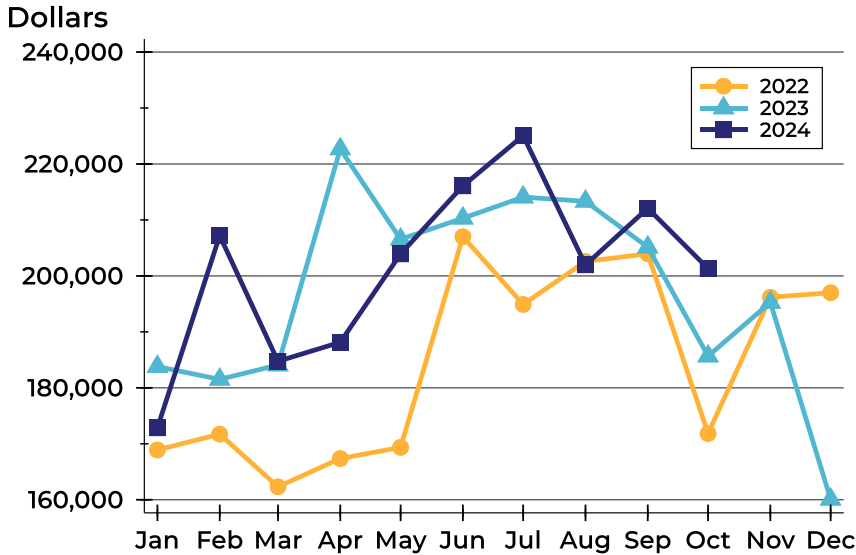
### Pending Contracts by Price Range

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	1	2.0%	30,000	30,000	5	5	100.0%	100.0%
\$50,000-\$99,999	9	18.0%	77,233	69,400	39	45	95.6%	99.3%
\$100,000-\$124,999	3	6.0%	116,133	118,500	13	7	95.2%	100.0%
\$125,000-\$149,999	7	14.0%	133,829	130,000	48	26	95.6%	100.0%
\$150,000-\$174,999	6	12.0%	164,133	164,900	31	17	95.8%	95.9%
\$175,000-\$199,999	6	12.0%	186,617	184,950	7	4	99.2%	100.0%
\$200,000-\$249,999	4	8.0%	228,450	227,450	5	5	100.0%	100.0%
\$250,000-\$299,999	9	18.0%	275,400	270,000	31	4	97.4%	100.0%
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	4	8.0%	468,350	467,250	15	4	100.0%	100.0%
\$500,000-\$749,999	1	2.0%	685,000	685,000	0	0	100.0%	100.0%
\$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



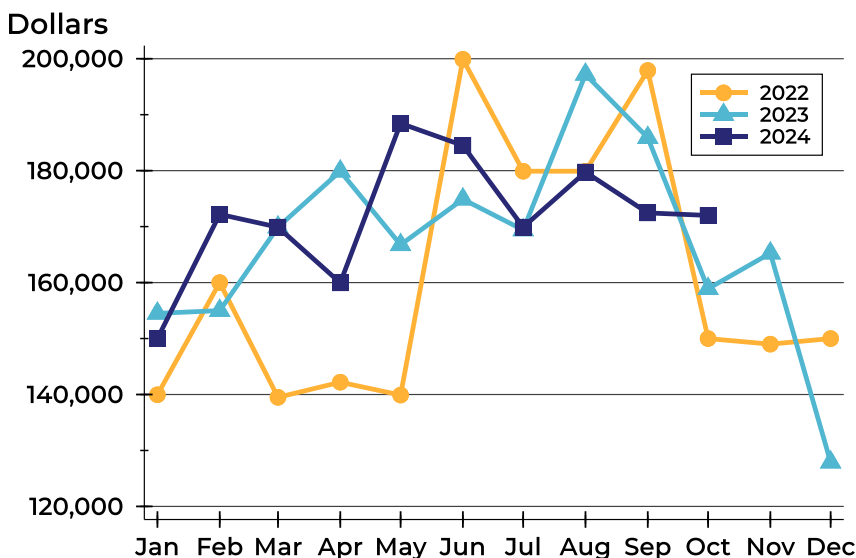
## Emporia Area Pending Contracts Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	168,904	183,800	<b>172,848</b>
<b>February</b>	171,734	181,521	<b>207,211</b>
<b>March</b>	162,322	184,071	<b>184,742</b>
<b>April</b>	167,365	222,690	<b>188,143</b>
<b>May</b>	169,369	206,548	<b>203,924</b>
<b>June</b>	207,006	210,310	<b>216,086</b>
<b>July</b>	194,911	214,081	<b>225,065</b>
<b>August</b>	202,583	213,333	<b>201,970</b>
<b>September</b>	203,950	205,142	<b>212,089</b>
<b>October</b>	171,833	185,671	<b>201,312</b>
<b>November</b>	196,197	195,270	
<b>December</b>	196,996	160,087	

### Median Price



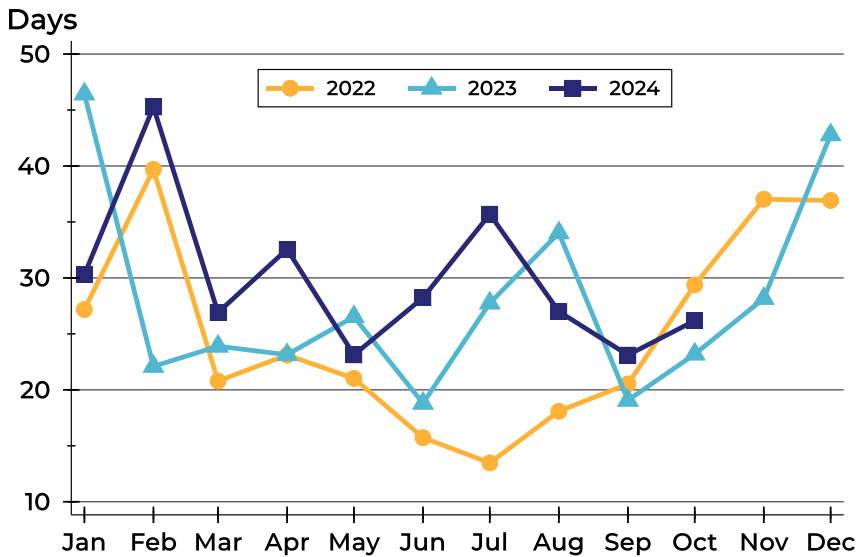
Month	2022	2023	2024
<b>January</b>	139,950	154,500	<b>150,000</b>
<b>February</b>	160,000	155,000	<b>172,200</b>
<b>March</b>	139,500	169,900	<b>169,900</b>
<b>April</b>	142,200	179,900	<b>159,950</b>
<b>May</b>	139,900	166,750	<b>188,450</b>
<b>June</b>	199,900	174,900	<b>184,500</b>
<b>July</b>	179,900	169,400	<b>169,900</b>
<b>August</b>	179,900	197,200	<b>179,750</b>
<b>September</b>	197,900	185,900	<b>172,450</b>
<b>October</b>	150,000	158,900	<b>172,000</b>
<b>November</b>	149,000	165,250	
<b>December</b>	150,000	127,900	





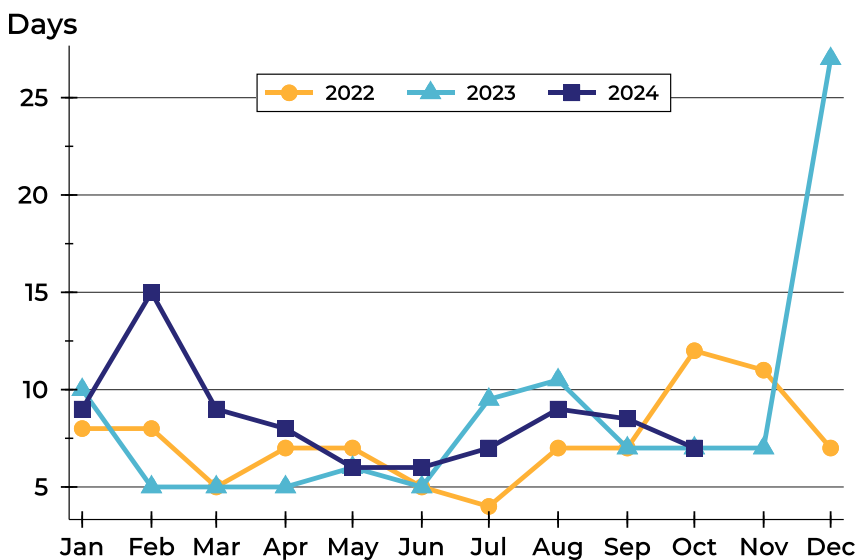
## Emporia Area Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	27	46	30
February	40	22	45
March	21	24	27
April	23	23	33
May	21	27	23
June	16	19	28
July	13	28	36
August	18	34	27
September	21	19	23
October	29	23	26
November	37	28	
December	37	43	

### Median DOM



Month	2022	2023	2024
January	8	10	9
February	8	5	15
March	5	5	9
April	7	5	8
May	7	6	6
June	5	5	6
July	4	10	7
August	7	11	9
September	7	7	9
October	12	7	7
November	11	7	
December	7	27	



# Greenwood County Housing Report



## Market Overview

### Greenwood County Home Sales Fell in October

Total home sales in Greenwood County fell last month to 0 units, compared to 1 unit in October 2023. Total sales volume was \$0.0 million, down from a year earlier.

The median sale price in October 2023 was \$38,000. Homes that sold in this same period were typically on the market for 17 days and sold for 95.2% of their list prices.

### Greenwood County Active Listings Up at End of October

The total number of active listings in Greenwood County at the end of October was 5 units, up from 1 at the same point in 2023. 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 October was \$49,995.

During October, a total of 0 contracts were written down from 1 in October 2023. At the end of the month, there were 0 contracts still pending.

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- Summary Statistics – Page 2
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- Months' Supply Analysis – Page 11
- New Listings Analysis – Page 12
- Contracts Written Analysis – Page 15
- Pending Contracts Analysis – Page 19

## Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Greenwood County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>0</b>	<b>1</b>	<b>0</b>	<b>6</b>	<b>8</b>	<b>6</b>
Change from prior year		-100.0%	N/A	-100.0%	-25.0%	33.3%	-57.1%
<b>Active Listings</b>		<b>5</b>	<b>1</b>	<b>2</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		400.0%	-50.0%	0.0%			
<b>Months' Supply</b>		<b>7.5</b>	<b>1.2</b>	<b>3.0</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		525.0%	-60.0%	76.5%			
<b>New Listings</b>		<b>0</b>	<b>1</b>	<b>0</b>	<b>13</b>	<b>10</b>	<b>8</b>
Change from prior year		-100.0%	N/A	-100.0%	30.0%	25.0%	-38.5%
<b>Contracts Written</b>		<b>0</b>	<b>1</b>	<b>0</b>	<b>6</b>	<b>9</b>	<b>7</b>
Change from prior year		-100.0%	N/A	-100.0%	-33.3%	28.6%	-50.0%
<b>Pending Contracts</b>		<b>0</b>	<b>1</b>	<b>1</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-100.0%	0.0%	0.0%			
<b>Sales Volume (1,000s)</b>		<b>0</b>	<b>38</b>	<b>0</b>	<b>263</b>	<b>891</b>	<b>412</b>
Change from prior year		-100.0%	N/A	-100.0%	-70.5%	116.3%	-65.1%
Average	<b>Sale Price</b>	<b>N/A</b>	<b>38,000</b>	<b>N/A</b>	<b>43,867</b>	<b>111,363</b>	<b>68,667</b>
	Change from prior year	N/A	N/A	N/A	-60.6%	62.2%	-18.6%
	<b>List Price of Actives</b>	<b>163,446</b>	<b>60,000</b>	<b>108,750</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	172.4%	-44.8%	9.4%			
	<b>Days on Market</b>	<b>N/A</b>	<b>17</b>	<b>N/A</b>	<b>14</b>	<b>26</b>	<b>26</b>
Change from prior year	N/A	N/A	N/A	-46.2%	0.0%	-33.3%	
<b>Percent of List</b>	<b>N/A</b>	<b>95.2%</b>	<b>N/A</b>	<b>84.8%</b>	<b>99.2%</b>	<b>84.8%</b>	
Change from prior year	N/A	N/A	N/A	-14.5%	17.0%	-10.8%	
<b>Percent of Original</b>	<b>N/A</b>	<b>82.8%</b>	<b>N/A</b>	<b>83.9%</b>	<b>96.9%</b>	<b>77.9%</b>	
Change from prior year	N/A	N/A	N/A	-13.4%	24.4%	-18.7%	
Median	<b>Sale Price</b>	<b>N/A</b>	<b>38,000</b>	<b>N/A</b>	<b>39,000</b>	<b>110,500</b>	<b>64,000</b>
	Change from prior year	N/A	N/A	N/A	-64.7%	72.7%	2.4%
	<b>List Price of Actives</b>	<b>49,995</b>	<b>60,000</b>	<b>108,750</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-16.7%	-44.8%	9.4%			
	<b>Days on Market</b>	<b>N/A</b>	<b>17</b>	<b>N/A</b>	<b>15</b>	<b>17</b>	<b>12</b>
Change from prior year	N/A	N/A	N/A	-11.8%	41.7%	-60.0%	
<b>Percent of List</b>	<b>N/A</b>	<b>95.2%</b>	<b>N/A</b>	<b>84.4%</b>	<b>100.0%</b>	<b>89.3%</b>	
Change from prior year	N/A	N/A	N/A	-15.6%	12.0%	-5.5%	
<b>Percent of Original</b>	<b>N/A</b>	<b>82.8%</b>	<b>N/A</b>	<b>84.4%</b>	<b>100.0%</b>	<b>77.7%</b>	
Change from prior year	N/A	N/A	N/A	-15.6%	28.7%	-15.0%	

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



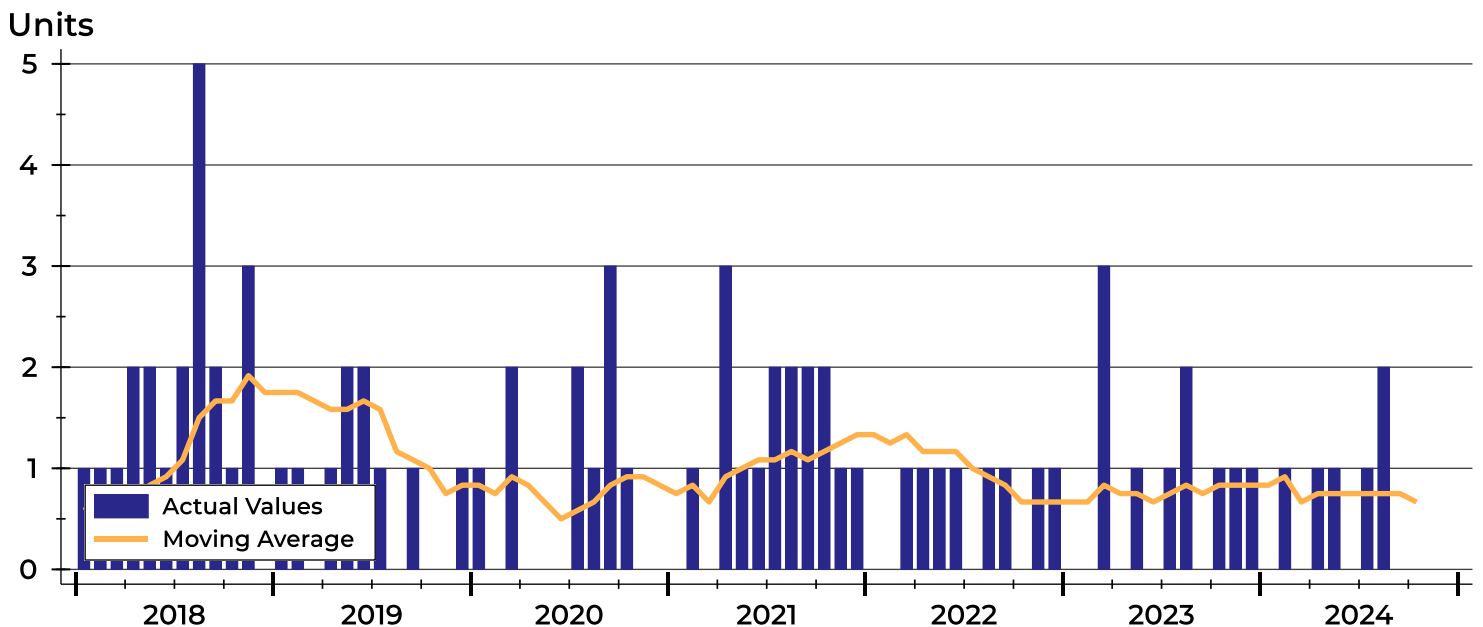
# Greenwood County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
		Closed Listings	0	1	-100.0%	6	8
Volume (1,000s)	0	38	-100.0%	263	891	-70.5%	
Months' Supply	7.5	1.2	525.0%	N/A	N/A	N/A	
Average	Sale Price	N/A	38,000	N/A	43,867	111,363	-60.6%
	Days on Market	N/A	17	N/A	14	26	-46.2%
	Percent of List	N/A	95.2%	N/A	84.8%	99.2%	-14.5%
	Percent of Original	N/A	82.8%	N/A	83.9%	96.9%	-13.4%
Median	Sale Price	N/A	38,000	N/A	39,000	110,500	-64.7%
	Days on Market	N/A	17	N/A	15	17	-11.8%
	Percent of List	N/A	95.2%	N/A	84.4%	100.0%	-15.6%
	Percent of Original	N/A	82.8%	N/A	84.4%	100.0%	-15.6%

A total of 0 homes sold in Greenwood County in October, down from 1 unit in October 2023. Total sales volume was essentially unchanged from the previous year's figure of \$0.0 million.

The median sales price in October 2023 was \$38,000. Median days on market for the same time period was 17 days.

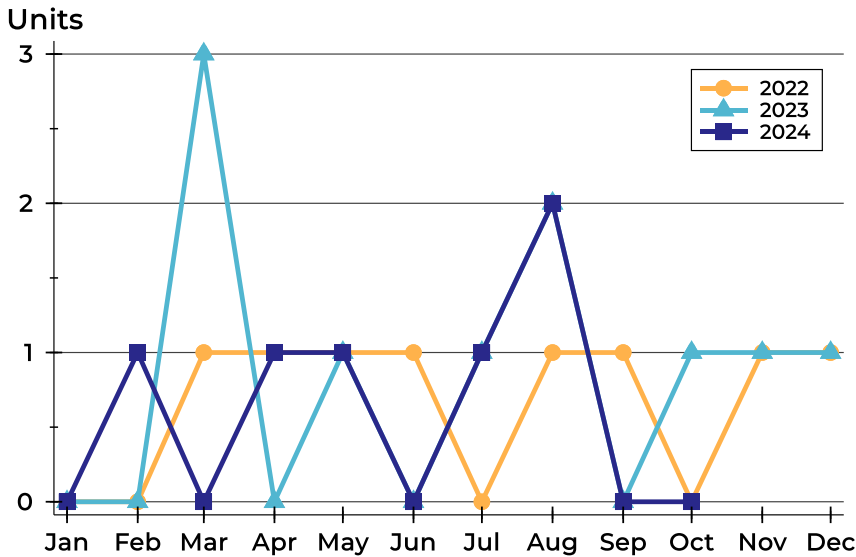
## History of Closed Listings





## Greenwood County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	0	0	0
February	0	0	1
March	1	3	0
April	1	0	1
May	1	1	1
June	1	0	0
July	0	1	1
August	1	2	2
September	1	0	0
October	0	1	0
November	1	1	1
December	1	1	1

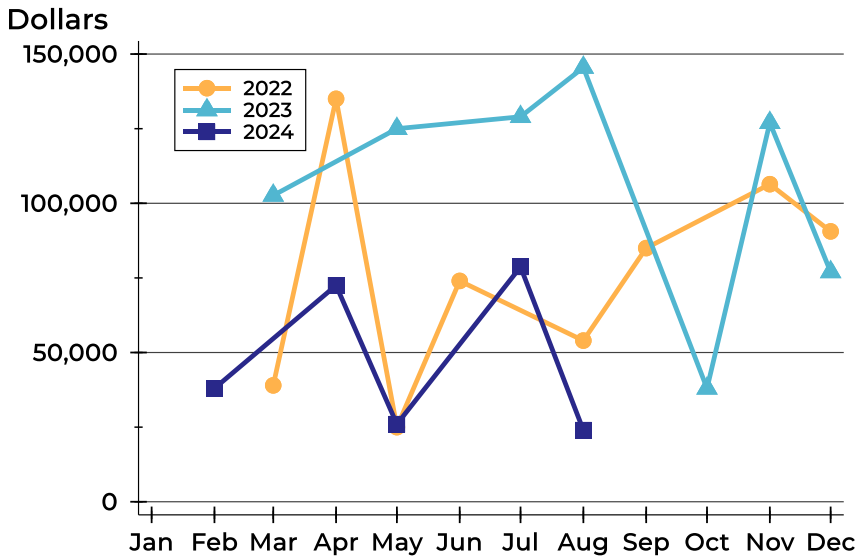
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	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



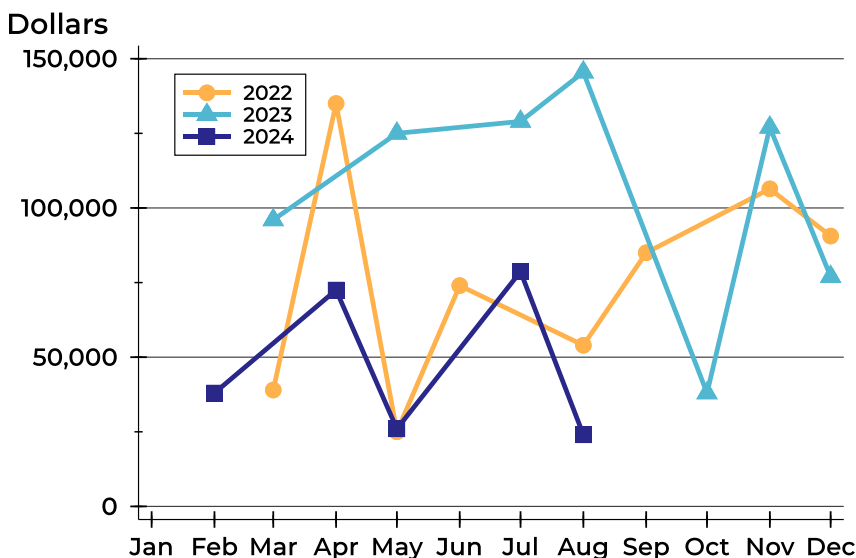
# Greenwood County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	N/A	N/A	N/A
February	N/A	N/A	38,000
March	39,000	102,633	N/A
April	135,000	N/A	72,500
May	25,000	125,000	26,000
June	74,000	N/A	N/A
July	N/A	129,000	78,700
August	54,000	145,500	24,000
September	85,000	N/A	N/A
October	N/A	38,000	N/A
November	106,400	127,000	
December	90,591	77,000	

## Median Price

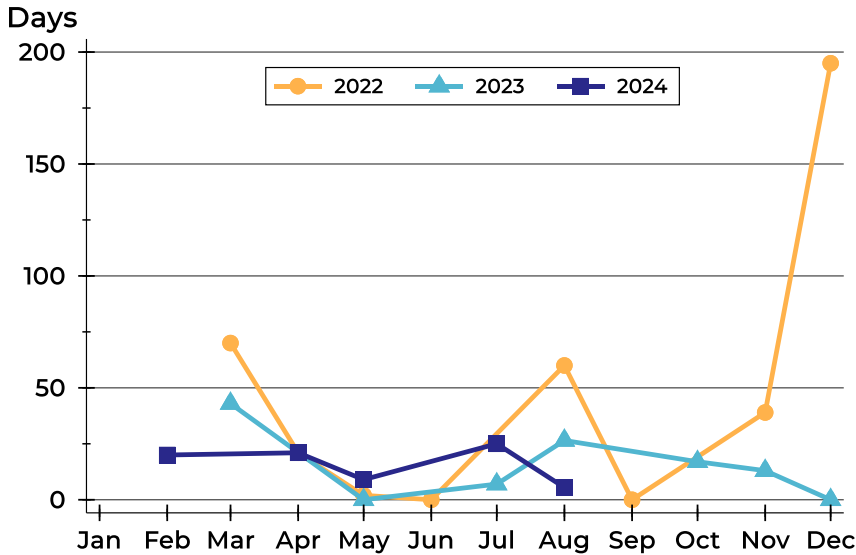


Month	2022	2023	2024
January	N/A	N/A	N/A
February	N/A	N/A	38,000
March	39,000	96,000	N/A
April	135,000	N/A	72,500
May	25,000	125,000	26,000
June	74,000	N/A	N/A
July	N/A	129,000	78,700
August	54,000	145,500	24,000
September	85,000	N/A	N/A
October	N/A	38,000	N/A
November	106,400	127,000	
December	90,591	77,000	



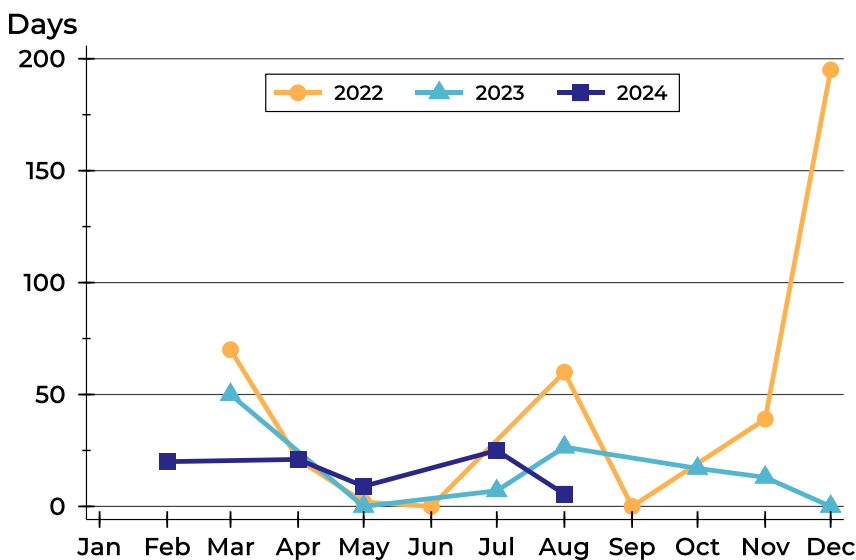
# Greenwood County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	N/A	N/A	N/A
February	N/A	N/A	20
March	70	43	N/A
April	21	N/A	21
May	2	N/A	9
June	N/A	N/A	N/A
July	N/A	7	25
August	60	27	6
September	N/A	N/A	N/A
October	N/A	17	N/A
November	39	13	
December	195	N/A	

## Median DOM



Month	2022	2023	2024
January	N/A	N/A	N/A
February	N/A	N/A	20
March	70	50	N/A
April	21	N/A	21
May	2	N/A	9
June	N/A	N/A	N/A
July	N/A	7	25
August	60	27	6
September	N/A	N/A	N/A
October	N/A	17	N/A
November	39	13	
December	195	N/A	



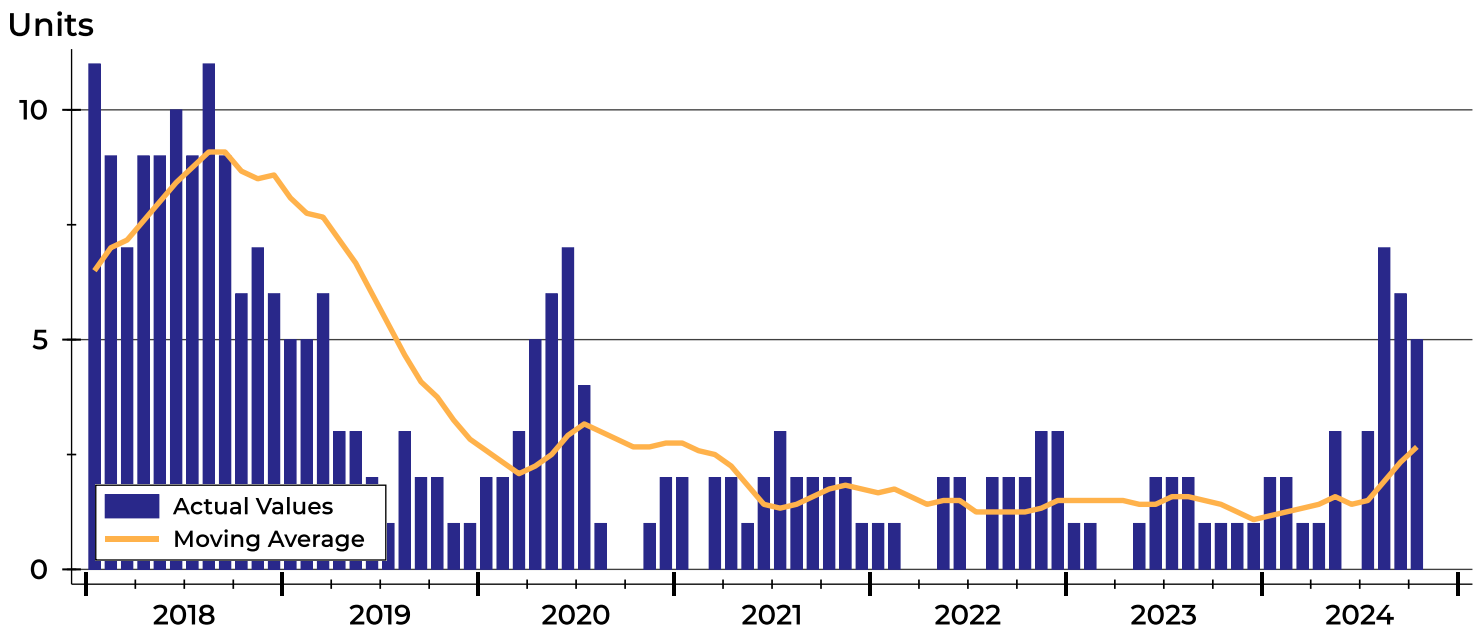
## Greenwood County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>5</b>	1	400.0%
Volume (1,000s)		<b>817</b>	60	1261.7%
Months' Supply		<b>7.5</b>	1.2	525.0%
Average	List Price	<b>163,446</b>	60,000	172.4%
	Days on Market	<b>75</b>	21	257.1%
	Percent of Original	<b>94.3%</b>	100.0%	-5.7%
Median	List Price	<b>49,995</b>	60,000	-16.7%
	Days on Market	<b>70</b>	21	233.3%
	Percent of Original	<b>98.0%</b>	100.0%	-2.0%

A total of 5 homes were available for sale in Greenwood County at the end of October. 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 October was \$49,995, down 16.7% from 2023. The typical time on market for active listings was 70 days, up from 21 days a year earlier.

### History of Active Listings

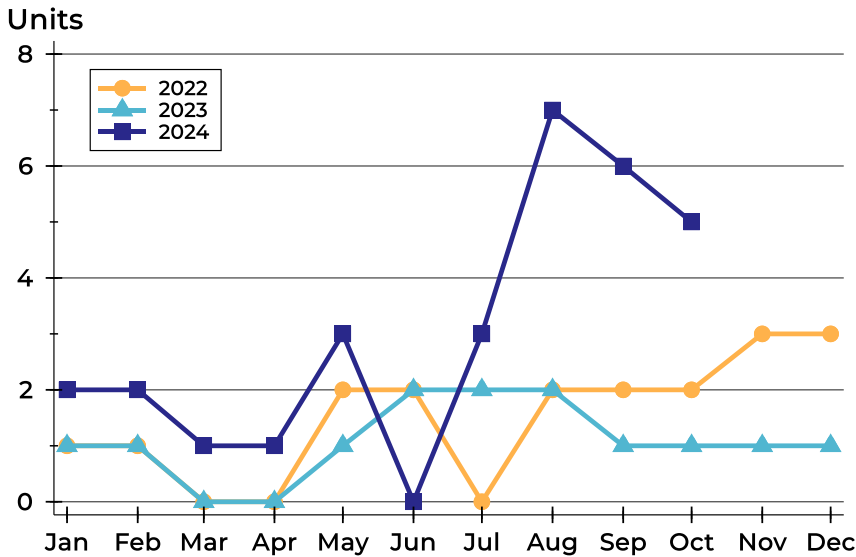






## Greenwood County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	1	1	2
February	1	1	2
March	0	0	1
April	0	0	1
May	2	1	3
June	2	2	0
July	0	2	3
August	2	2	7
September	2	1	6
October	2	1	5
November	3	1	
December	3	1	

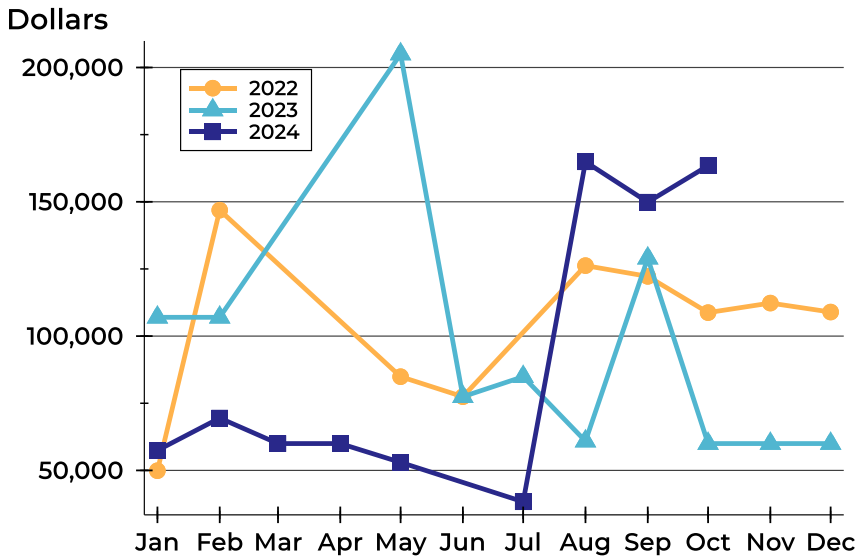
### Active Listings by Price Range

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	3	60.0%	N/A	39,998	35,000	69	68	94.4%	100.0%
\$50,000-\$99,999	1	20.0%	N/A	97,900	97,900	85	85	98.0%	98.0%
\$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	0	0.0%	N/A	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	N/A
\$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	0	0.0%	N/A	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	N/A
\$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	1	20.0%	N/A	599,335	599,335	86	86	90.2%	90.2%
\$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



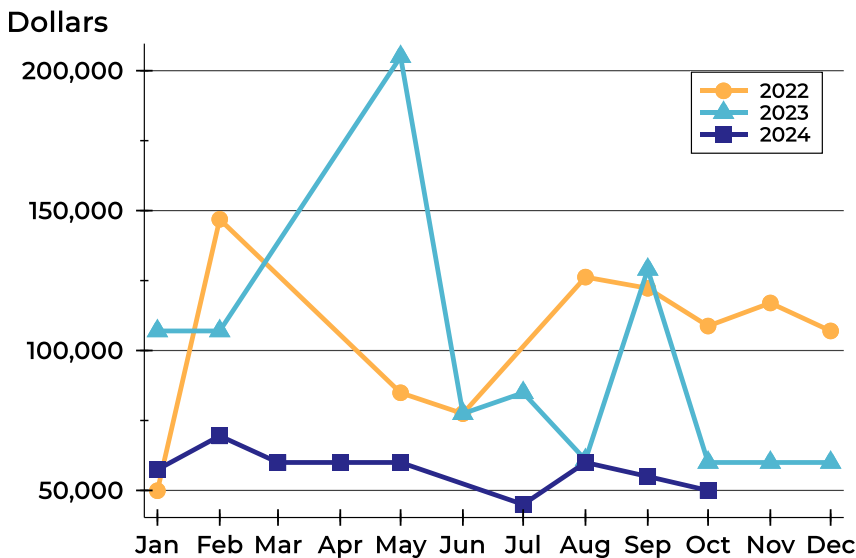
# Greenwood County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	49,900	107,000	<b>57,450</b>
February	146,900	107,000	<b>69,500</b>
March	N/A	N/A	<b>60,000</b>
April	N/A	N/A	<b>60,000</b>
May	84,900	205,000	<b>53,000</b>
June	77,450	77,450	<b>N/A</b>
July	N/A	84,900	<b>38,333</b>
August	126,250	60,900	<b>164,891</b>
September	122,250	129,000	<b>149,872</b>
October	108,750	60,000	<b>163,446</b>
November	112,300	60,000	
December	108,967	60,000	

## Median Price

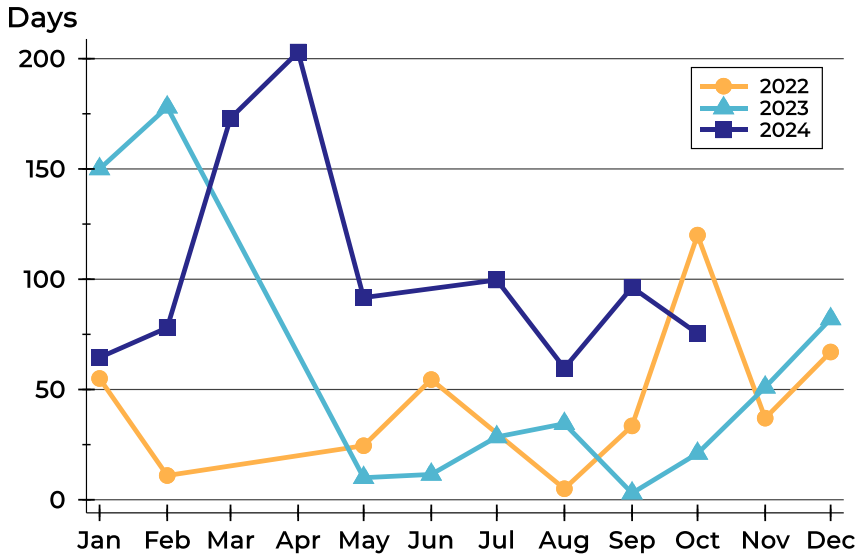


Month	2022	2023	2024
January	49,900	107,000	<b>57,450</b>
February	146,900	107,000	<b>69,500</b>
March	N/A	N/A	<b>60,000</b>
April	N/A	N/A	<b>60,000</b>
May	84,900	205,000	<b>60,000</b>
June	77,450	77,450	<b>N/A</b>
July	N/A	84,900	<b>45,000</b>
August	126,250	60,900	<b>60,000</b>
September	122,250	129,000	<b>54,998</b>
October	108,750	60,000	<b>49,995</b>
November	117,000	60,000	
December	107,000	60,000	



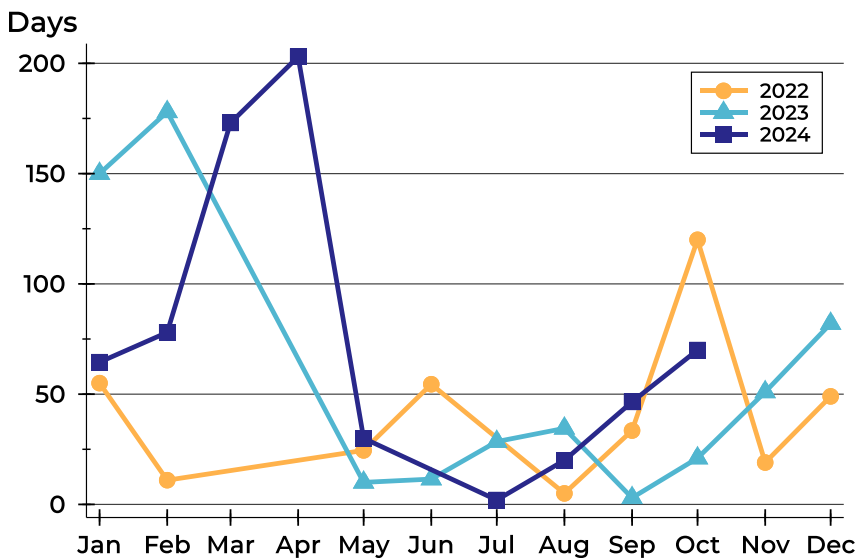
# Greenwood County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	55	150	<b>65</b>
February	11	178	<b>78</b>
March	N/A	N/A	<b>173</b>
April	N/A	N/A	<b>203</b>
May	25	10	<b>92</b>
June	55	12	<b>N/A</b>
July	N/A	29	<b>100</b>
August	5	35	<b>60</b>
September	34	3	<b>96</b>
October	120	21	<b>75</b>
November	37	51	
December	67	82	

## Median DOM

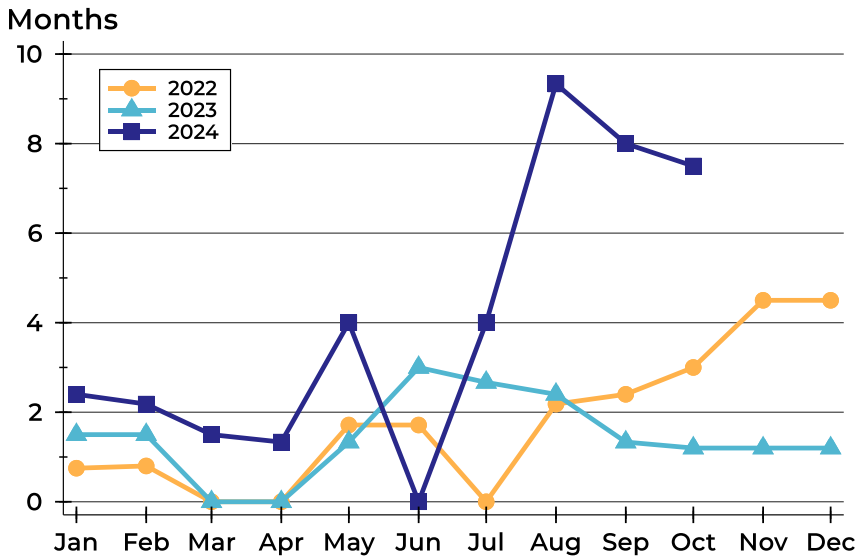


Month	2022	2023	2024
January	55	150	<b>65</b>
February	11	178	<b>78</b>
March	N/A	N/A	<b>173</b>
April	N/A	N/A	<b>203</b>
May	25	10	<b>30</b>
June	55	12	<b>N/A</b>
July	N/A	29	<b>2</b>
August	5	35	<b>20</b>
September	34	3	<b>47</b>
October	120	21	<b>70</b>
November	19	51	
December	49	82	



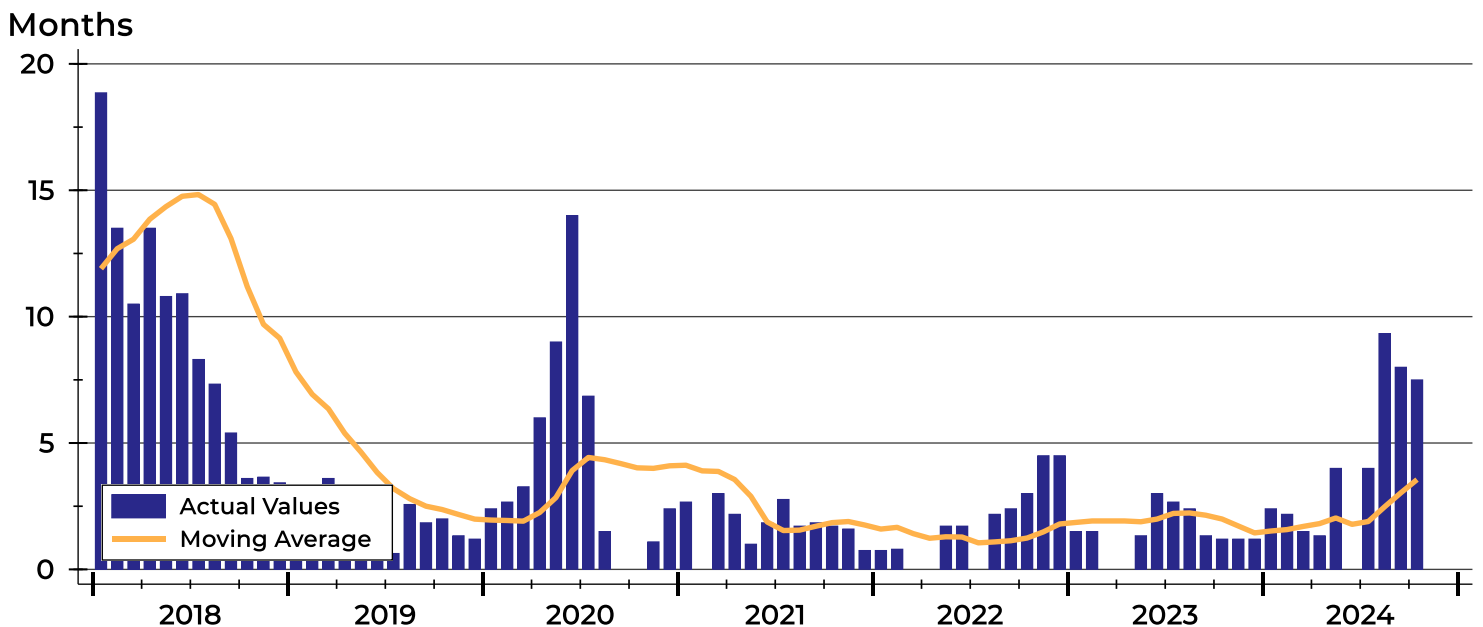
## Greenwood County Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.8	1.5	<b>2.4</b>
February	0.8	1.5	<b>2.2</b>
March	0.0	0.0	<b>1.5</b>
April	0.0	0.0	<b>1.3</b>
May	1.7	1.3	<b>4.0</b>
June	1.7	3.0	<b>0.0</b>
July	0.0	2.7	<b>4.0</b>
August	2.2	2.4	<b>9.3</b>
September	2.4	1.3	<b>8.0</b>
October	3.0	1.2	<b>7.5</b>
November	4.5	1.2	
December	4.5	1.2	

### History of Month's Supply

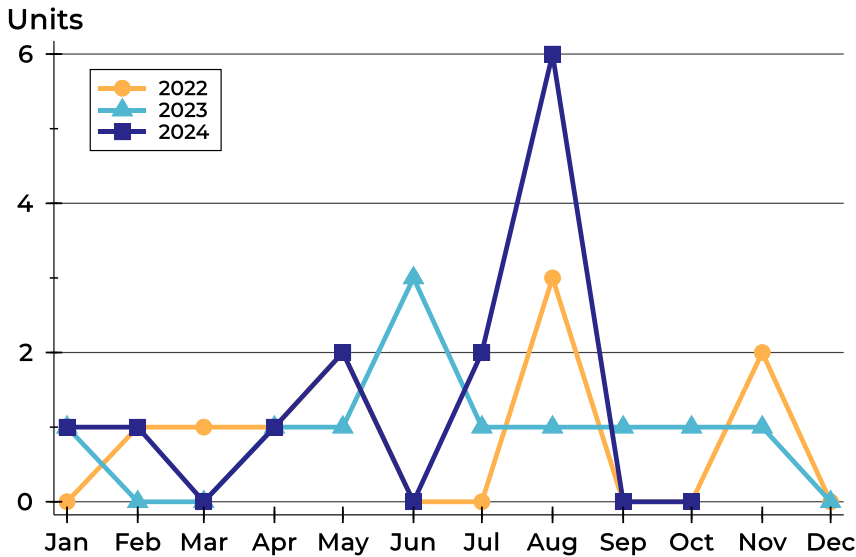






## Greenwood County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	0	1	1
February	1	0	1
March	1	0	0
April	1	1	1
May	2	1	2
June	0	3	0
July	0	1	2
August	3	1	6
September	0	1	0
October	0	1	0
November	2	1	
December	0	0	

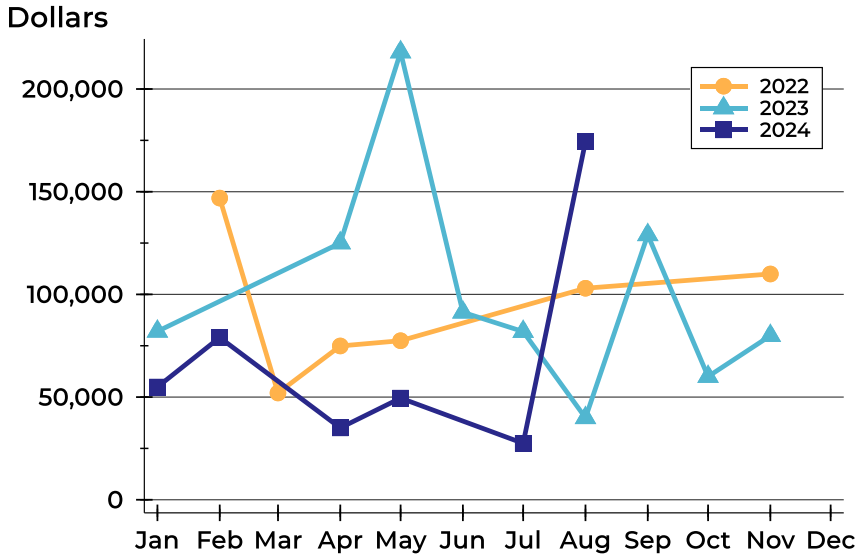
### New Listings by Price Range

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	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



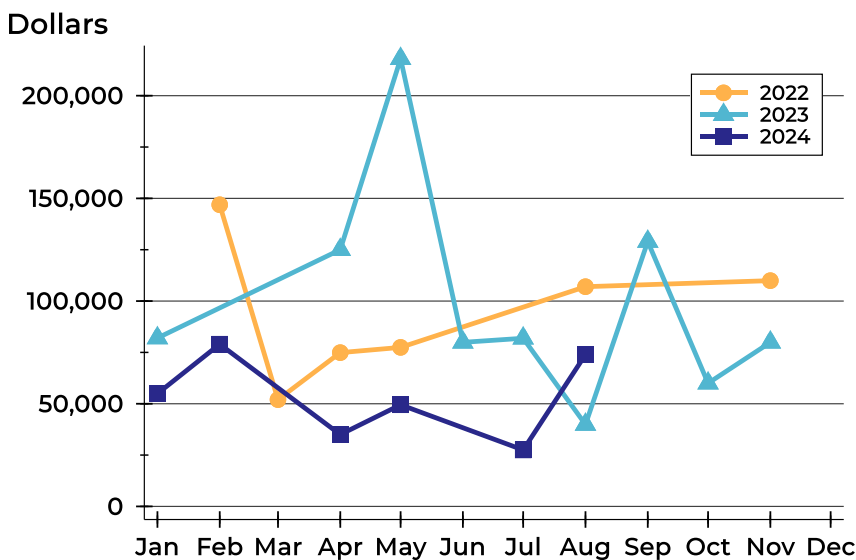
# Greenwood County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	N/A	82,000	<b>54,900</b>
February	146,900	N/A	<b>79,000</b>
March	52,000	N/A	<b>N/A</b>
April	74,900	125,000	<b>35,000</b>
May	77,450	218,000	<b>49,500</b>
June	N/A	91,300	<b>N/A</b>
July	N/A	81,900	<b>27,500</b>
August	103,000	39,900	<b>174,372</b>
September	N/A	129,000	<b>N/A</b>
October	N/A	60,000	<b>N/A</b>
November	109,950	79,900	
December	N/A	N/A	

## Median Price



Month	2022	2023	2024
January	N/A	82,000	<b>54,900</b>
February	146,900	N/A	<b>79,000</b>
March	52,000	N/A	<b>N/A</b>
April	74,900	125,000	<b>35,000</b>
May	77,450	218,000	<b>49,500</b>
June	N/A	79,900	<b>N/A</b>
July	N/A	81,900	<b>27,500</b>
August	107,000	39,900	<b>73,948</b>
September	N/A	129,000	<b>N/A</b>
October	N/A	60,000	<b>N/A</b>
November	109,950	79,900	
December	N/A	N/A	



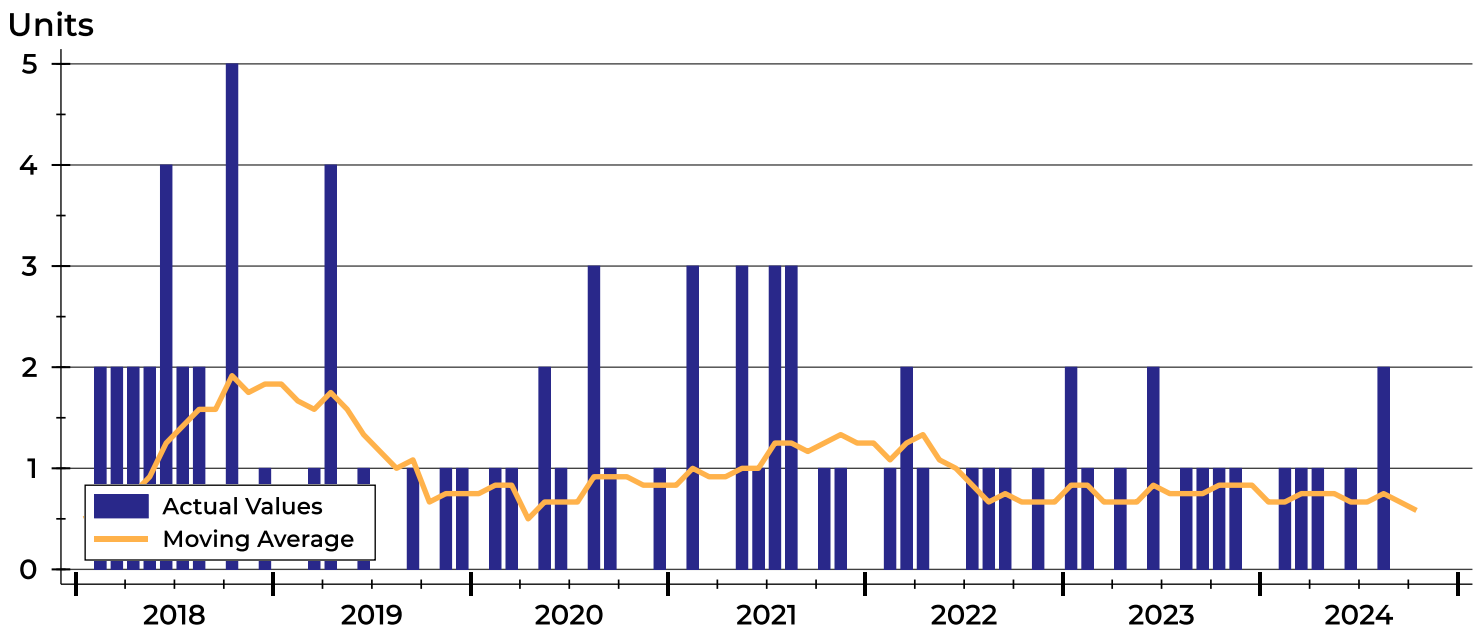
# Greenwood County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		0	1	-100.0%	6	9	-33.3%
Volume (1,000s)		0	129	-100.0%	299	1,023	-70.8%
Average	Sale Price	N/A	129,000	N/A	49,817	113,633	-56.2%
	Days on Market	N/A	13	N/A	14	24	-41.7%
	Percent of Original	N/A	98.4%	N/A	83.9%	97.0%	-13.5%
Median	Sale Price	N/A	129,000	N/A	49,950	125,000	-60.0%
	Days on Market	N/A	13	N/A	15	16	-6.3%
	Percent of Original	N/A	98.4%	N/A	84.4%	100.0%	-15.6%

A total of 0 contracts for sale were written in Greenwood County during the month of October, down from 1 in 2023. The median list price of these homes in October 2023 was \$129,000.

Half of the homes that went under contract during this period were on the market less than 13 days.

## History of Contracts Written

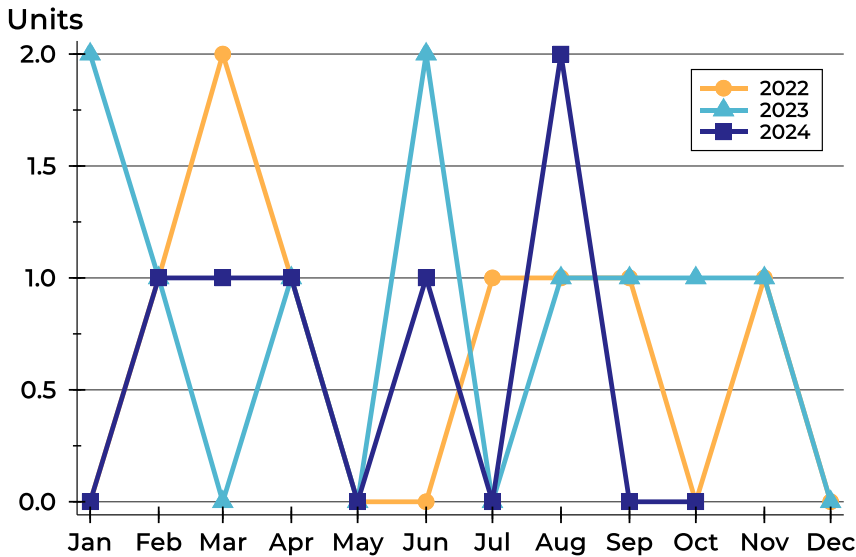






## Greenwood County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	N/A	2	N/A
February	1	1	1
March	2	N/A	1
April	1	1	1
May	N/A	N/A	N/A
June	N/A	2	1
July	1	N/A	N/A
August	1	1	2
September	1	1	N/A
October	N/A	1	N/A
November	1	1	
December	N/A	N/A	

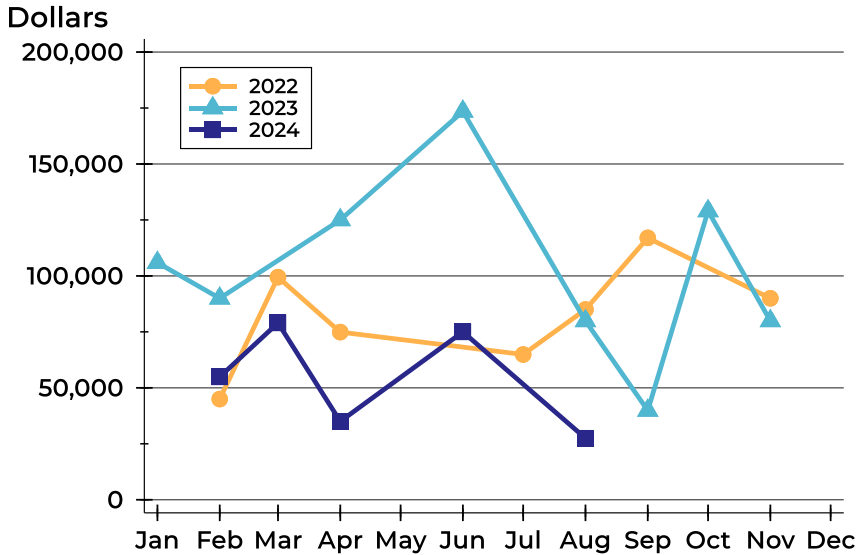
### Contracts Written by Price Range

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



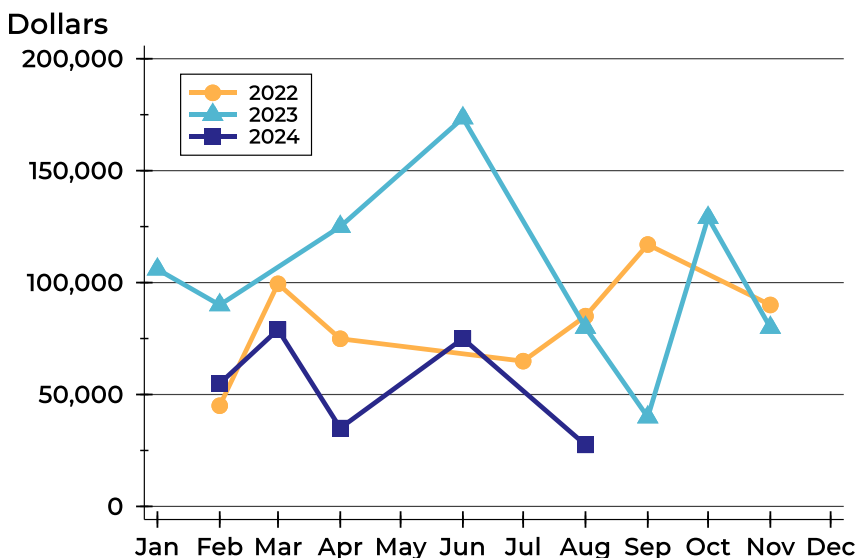
# Greenwood County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	N/A	105,950	N/A
February	45,000	90,000	54,900
March	99,450	N/A	79,000
April	74,900	125,000	35,000
May	N/A	N/A	N/A
June	N/A	173,500	75,000
July	64,900	N/A	N/A
August	85,000	79,900	27,500
September	117,000	39,900	N/A
October	N/A	129,000	N/A
November	90,000	79,900	
December	N/A	N/A	

## Median Price

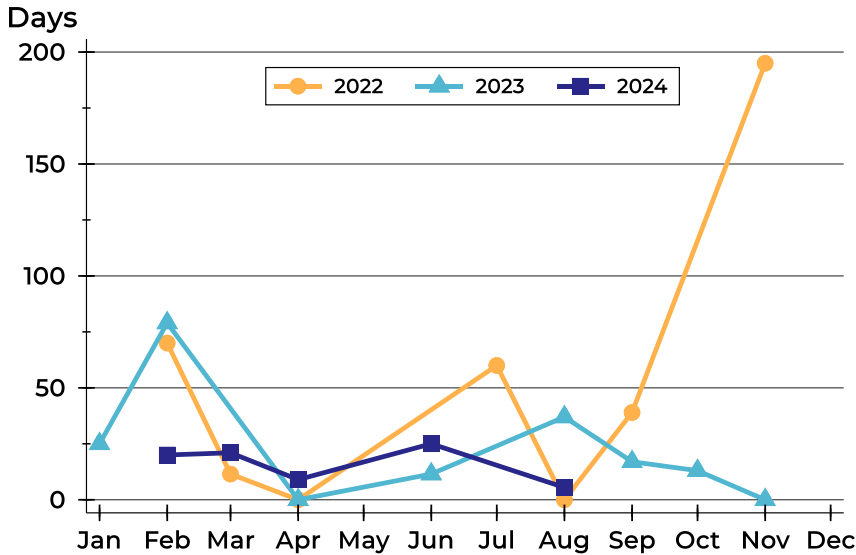


Month	2022	2023	2024
January	N/A	105,950	N/A
February	45,000	90,000	54,900
March	99,450	N/A	79,000
April	74,900	125,000	35,000
May	N/A	N/A	N/A
June	N/A	173,500	75,000
July	64,900	N/A	N/A
August	85,000	79,900	27,500
September	117,000	39,900	N/A
October	N/A	129,000	N/A
November	90,000	79,900	
December	N/A	N/A	



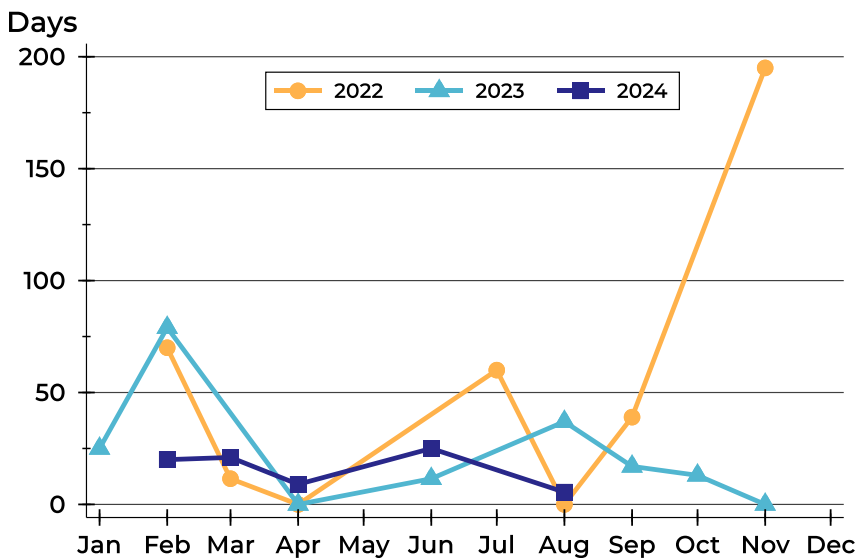
# Greenwood County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	N/A	25	N/A
February	70	79	20
March	12	N/A	21
April	N/A	N/A	9
May	N/A	N/A	N/A
June	N/A	12	25
July	60	N/A	N/A
August	N/A	37	6
September	39	17	N/A
October	N/A	13	N/A
November	195	N/A	
December	N/A	N/A	

## Median DOM



Month	2022	2023	2024
January	N/A	25	N/A
February	70	79	20
March	12	N/A	21
April	N/A	N/A	9
May	N/A	N/A	N/A
June	N/A	12	25
July	60	N/A	N/A
August	N/A	37	6
September	39	17	N/A
October	N/A	13	N/A
November	195	N/A	
December	N/A	N/A	



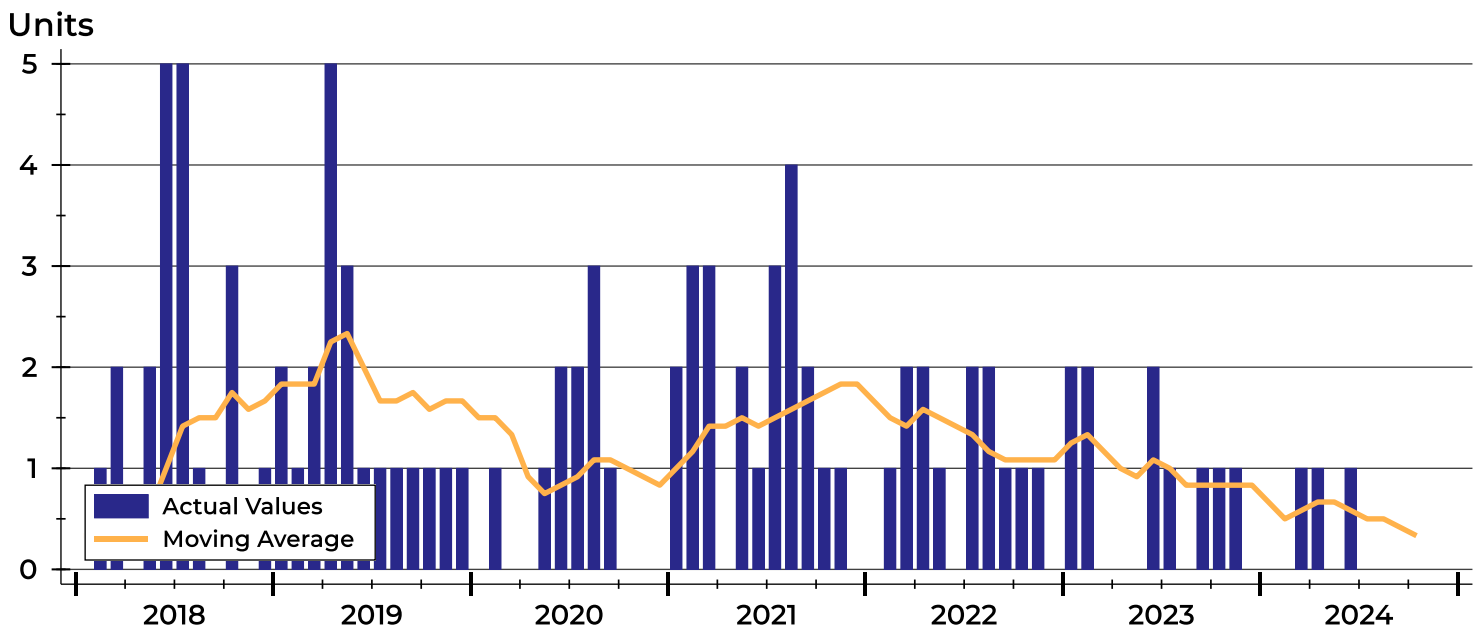
# Greenwood County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		0	1	-100.0%
Volume (1,000s)		0	129	-100.0%
Average	List Price	N/A	129,000	N/A
	Days on Market	N/A	13	N/A
	Percent of Original	N/A	100.0%	N/A
Median	List Price	N/A	129,000	N/A
	Days on Market	N/A	13	N/A
	Percent of Original	N/A	100.0%	N/A

A total of 0 listings in Greenwood County had contracts pending at the end of October, down from 1 contract pending at the end of October 2023.

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.

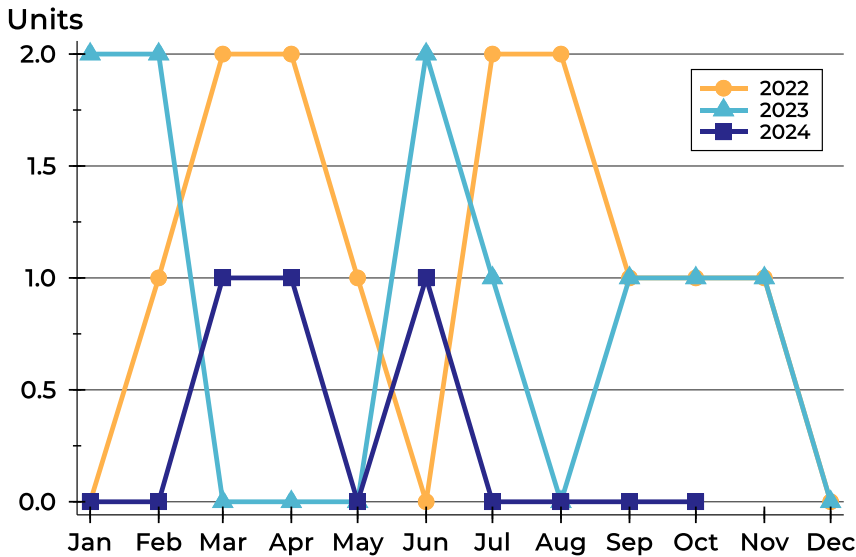
## History of Pending Contracts





## Greenwood County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	0	2	0
February	1	2	0
March	2	0	1
April	2	0	1
May	1	0	0
June	0	2	1
July	2	1	0
August	2	0	0
September	1	1	0
October	1	1	0
November	1	1	0
December	0	0	0

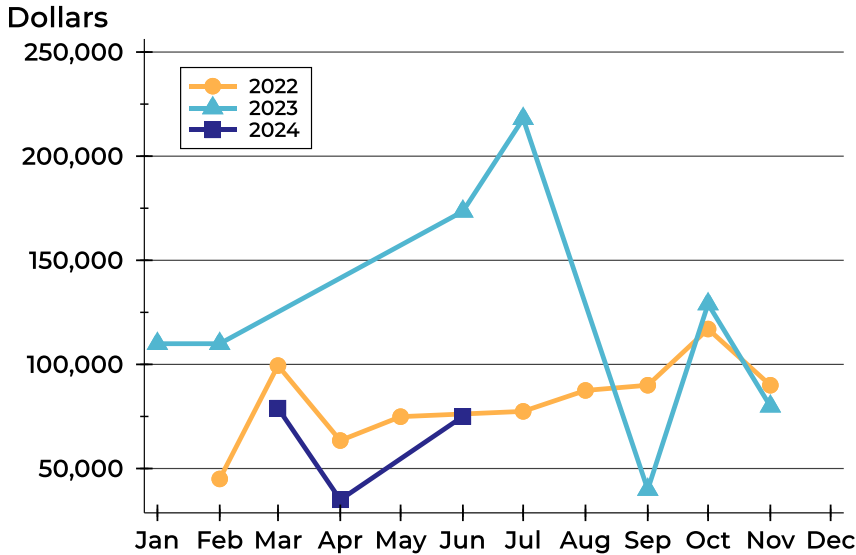
### Pending Contracts by Price Range

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	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



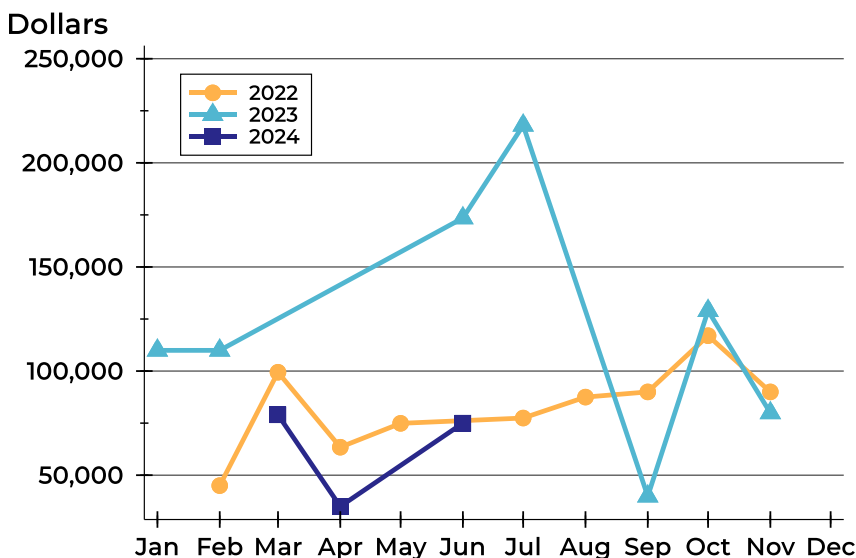
# Greenwood County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	N/A	109,950	N/A
February	45,000	109,950	N/A
March	99,450	N/A	<b>79,000</b>
April	63,450	N/A	<b>35,000</b>
May	74,900	N/A	N/A
June	N/A	173,500	<b>75,000</b>
July	77,450	218,000	N/A
August	87,500	N/A	N/A
September	90,000	39,900	N/A
October	117,000	129,000	N/A
November	90,000	79,900	
December	N/A	N/A	

## Median Price

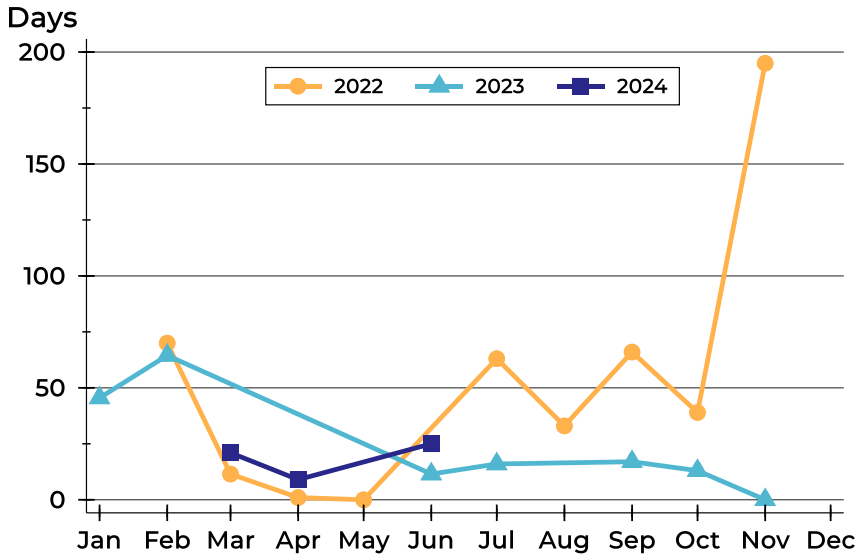


Month	2022	2023	2024
January	N/A	109,950	N/A
February	45,000	109,950	N/A
March	99,450	N/A	<b>79,000</b>
April	63,450	N/A	<b>35,000</b>
May	74,900	N/A	N/A
June	N/A	173,500	<b>75,000</b>
July	77,450	218,000	N/A
August	87,500	N/A	N/A
September	90,000	39,900	N/A
October	117,000	129,000	N/A
November	90,000	79,900	
December	N/A	N/A	



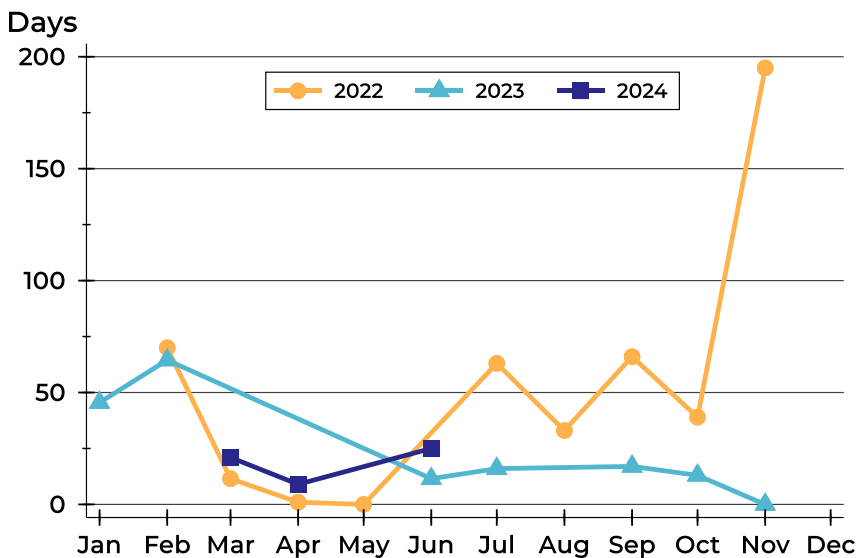
# Greenwood County Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	N/A	46	N/A
February	70	65	N/A
March	12	N/A	21
April	1	N/A	9
May	N/A	N/A	N/A
June	N/A	12	25
July	63	16	N/A
August	33	N/A	N/A
September	66	17	N/A
October	39	13	N/A
November	195	N/A	N/A
December	N/A	N/A	N/A

## Median DOM



Month	2022	2023	2024
January	N/A	46	N/A
February	70	65	N/A
March	12	N/A	21
April	1	N/A	9
May	N/A	N/A	N/A
June	N/A	12	25
July	63	16	N/A
August	33	N/A	N/A
September	66	17	N/A
October	39	13	N/A
November	195	N/A	N/A
December	N/A	N/A	N/A



# Jackson County Housing Report



## Market Overview

### Jackson County Home Sales Rose in October

Total home sales in Jackson County rose by 25.0% last month to 10 units, compared to 8 units in October 2023. Total sales volume was \$2.1 million, up 8.8% from a year earlier.

The median sale price in October was \$194,817, up from \$186,250 a year earlier. Homes that sold in October were typically on the market for 15 days and sold for 96.2% of their list prices.

### Jackson County Active Listings Down at End of October

The total number of active listings in Jackson County at the end of October was 16 units, down from 27 at the same point in 2023. This represents a 1.9 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$237,500.

During October, a total of 3 contracts were written down from 7 in October 2023. At the end of the month, there were 7 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

## Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)





**October  
2024**

# Sunflower MLS Statistics



## Jackson County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>10</b>	<b>8</b>	<b>8</b>	<b>82</b>	<b>73</b>	<b>128</b>
Change from prior year		25.0%	0.0%	166.7%	12.3%	-43.0%	32.0%
<b>Active Listings</b>		<b>16</b>	<b>27</b>	<b>21</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-40.7%	28.6%	-16.0%			
<b>Months' Supply</b>		<b>1.9</b>	<b>3.6</b>	<b>1.6</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-47.2%	125.0%	-36.0%			
<b>New Listings</b>		<b>7</b>	<b>20</b>	<b>12</b>	<b>89</b>	<b>99</b>	<b>145</b>
Change from prior year		-65.0%	66.7%	9.1%	-10.1%	-31.7%	18.9%
<b>Contracts Written</b>		<b>3</b>	<b>7</b>	<b>7</b>	<b>88</b>	<b>74</b>	<b>127</b>
Change from prior year		-57.1%	0.0%	-30.0%	18.9%	-41.7%	25.7%
<b>Pending Contracts</b>		<b>7</b>	<b>6</b>	<b>9</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		16.7%	-33.3%	-18.2%			
<b>Sales Volume (1,000s)</b>		<b>2,078</b>	<b>1,910</b>	<b>1,447</b>	<b>17,953</b>	<b>16,074</b>	<b>26,517</b>
Change from prior year		8.8%	32.0%	153.9%	11.7%	-39.4%	55.6%
Average	<b>Sale Price</b>	<b>207,848</b>	<b>238,768</b>	<b>180,875</b>	<b>218,944</b>	<b>220,196</b>	<b>207,168</b>
	Change from prior year	-12.9%	32.0%	-4.8%	-0.6%	6.3%	18.0%
	<b>List Price of Actives</b>	<b>252,663</b>	<b>260,818</b>	<b>330,275</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-3.1%	-21.0%	34.3%			
	<b>Days on Market</b>	<b>13</b>	<b>19</b>	<b>62</b>	<b>51</b>	<b>30</b>	<b>22</b>
Change from prior year	-31.6%	-69.4%	588.9%	70.0%	36.4%	-42.1%	
	<b>Percent of List</b>	<b>96.6%</b>	<b>97.4%</b>	<b>97.2%</b>	<b>97.4%</b>	<b>98.2%</b>	<b>97.8%</b>
Change from prior year	-0.8%	0.2%	2.9%	-0.8%	0.4%	1.3%	
	<b>Percent of Original</b>	<b>95.6%</b>	<b>97.1%</b>	<b>91.3%</b>	<b>94.8%</b>	<b>94.7%</b>	<b>96.4%</b>
Change from prior year	-1.5%	6.4%	-3.4%	0.1%	-1.8%	2.0%	
Median	<b>Sale Price</b>	<b>194,817</b>	<b>186,250</b>	<b>194,750</b>	<b>185,450</b>	<b>201,000</b>	<b>190,500</b>
	Change from prior year	4.6%	-4.4%	-8.4%	-7.7%	5.5%	19.1%
	<b>List Price of Actives</b>	<b>237,500</b>	<b>220,000</b>	<b>215,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	8.0%	2.3%	3.9%			
	<b>Days on Market</b>	<b>15</b>	<b>6</b>	<b>21</b>	<b>16</b>	<b>10</b>	<b>6</b>
Change from prior year	150.0%	-71.4%	#DIV/0!	60.0%	66.7%	0.0%	
	<b>Percent of List</b>	<b>96.2%</b>	<b>100.0%</b>	<b>97.6%</b>	<b>99.8%</b>	<b>100.0%</b>	<b>100.0%</b>
Change from prior year	-3.8%	2.5%	3.4%	-0.2%	0.0%	0.0%	
	<b>Percent of Original</b>	<b>95.9%</b>	<b>99.0%</b>	<b>92.3%</b>	<b>98.0%</b>	<b>99.1%</b>	<b>100.0%</b>
Change from prior year	-3.1%	7.3%	-2.2%	-1.1%	-0.9%	0.0%	

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



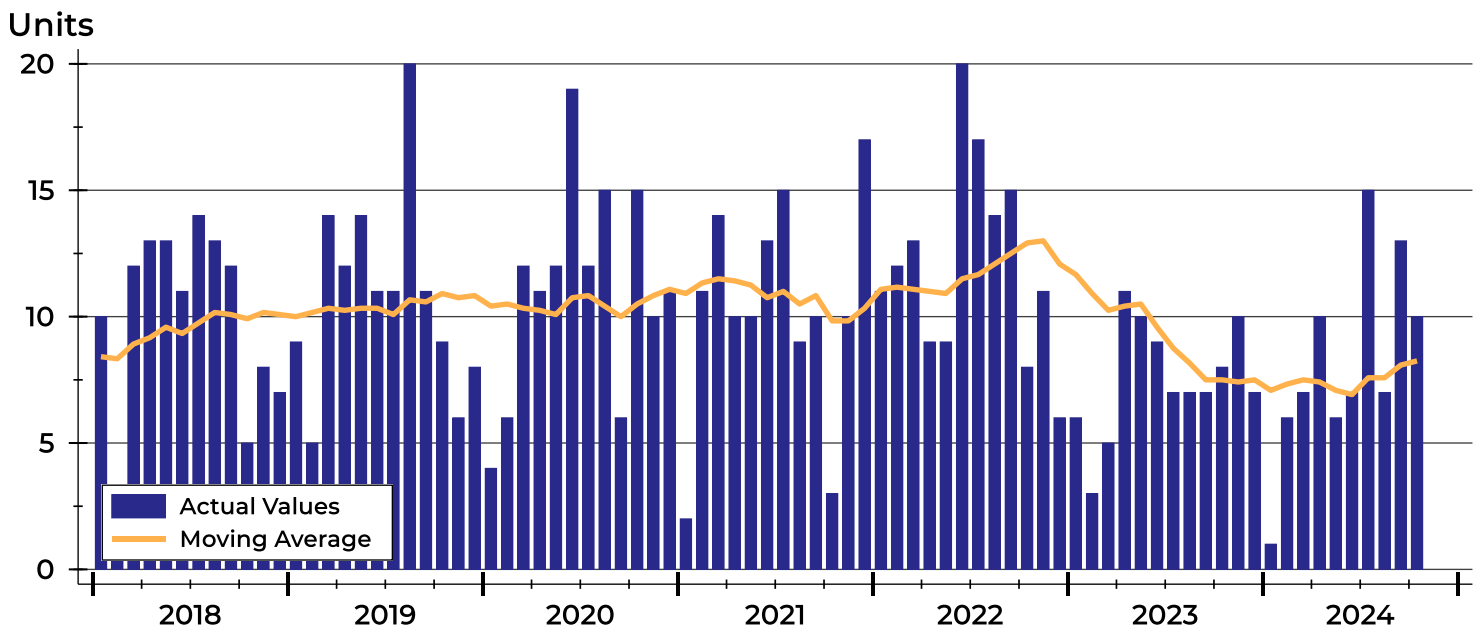
## Jackson County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		<b>10</b>	8	25.0%	<b>82</b>	73	12.3%
Volume (1,000s)		<b>2,078</b>	1,910	8.8%	<b>17,953</b>	16,074	11.7%
Months' Supply		<b>1.9</b>	3.6	-47.2%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>207,848</b>	238,768	-12.9%	<b>218,944</b>	220,196	-0.6%
	Days on Market	<b>13</b>	19	-31.6%	<b>51</b>	30	70.0%
	Percent of List	<b>96.6%</b>	97.4%	-0.8%	<b>97.4%</b>	98.2%	-0.8%
	Percent of Original	<b>95.6%</b>	97.1%	-1.5%	<b>94.8%</b>	94.7%	0.1%
Median	Sale Price	<b>194,817</b>	186,250	4.6%	<b>185,450</b>	201,000	-7.7%
	Days on Market	<b>15</b>	6	150.0%	<b>16</b>	10	60.0%
	Percent of List	<b>96.2%</b>	100.0%	-3.8%	<b>99.8%</b>	100.0%	-0.2%
	Percent of Original	<b>95.9%</b>	99.0%	-3.1%	<b>98.0%</b>	99.1%	-1.1%

A total of 10 homes sold in Jackson County in October, up from 8 units in October 2023. Total sales volume rose to \$2.1 million compared to \$1.9 million in the previous year.

The median sales price in October was \$194,817, up 4.6% compared to the prior year. Median days on market was 15 days, up from 7 days in September, and up from 6 in October 2023.

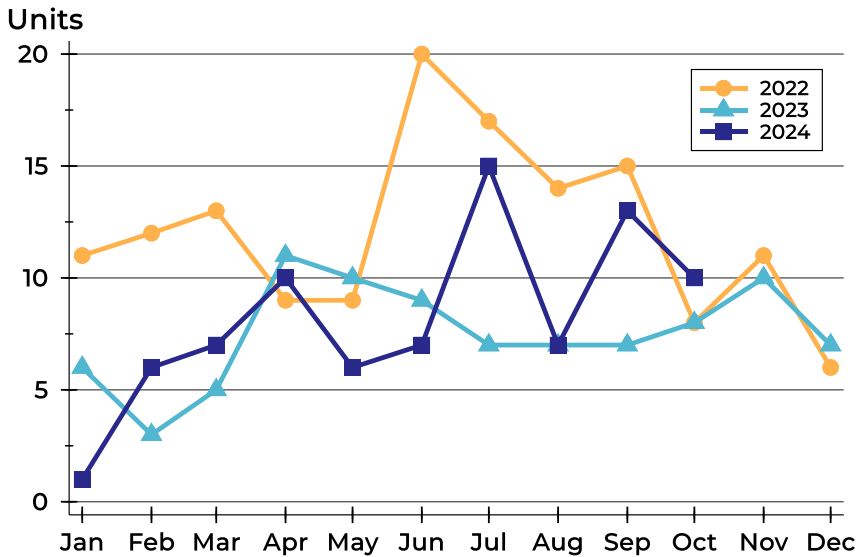
## History of Closed Listings





## Jackson County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	11	6	1
February	12	3	6
March	13	5	7
April	9	11	10
May	9	10	6
June	20	9	7
July	17	7	15
August	14	7	7
September	15	7	13
October	8	8	10
November	11	10	
December	6	7	

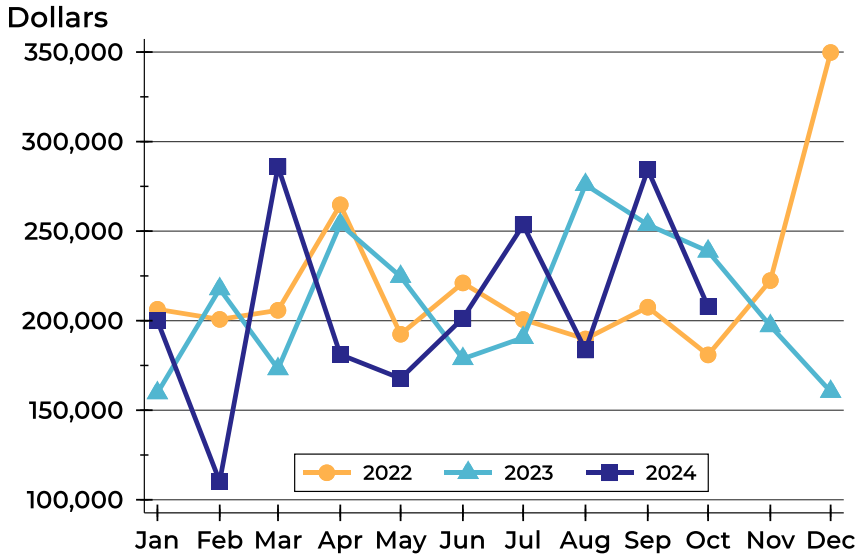
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	10.0%	0.0	42,500	42,500	11	11	100.0%	100.0%	100.0%	100.0%
\$50,000-\$99,999	1	10.0%	2.8	83,000	83,000	20	20	92.3%	92.3%	92.3%	92.3%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	10.0%	0.0	125,000	125,000	17	17	96.2%	96.2%	96.2%	96.2%
\$150,000-\$174,999	1	10.0%	0.7	162,500	162,500	15	15	90.5%	90.5%	85.8%	85.8%
\$175,000-\$199,999	1	10.0%	3.4	182,634	182,634	15	15	96.1%	96.1%	96.1%	96.1%
\$200,000-\$249,999	2	20.0%	1.8	213,500	213,500	5	5	98.1%	98.1%	98.1%	98.1%
\$250,000-\$299,999	1	10.0%	3.6	285,950	285,950	14	14	95.6%	95.6%	95.6%	95.6%
\$300,000-\$399,999	1	10.0%	2.2	349,900	349,900	9	9	100.0%	100.0%	100.0%	100.0%
\$400,000-\$499,999	1	10.0%	4.0	420,000	420,000	16	16	98.8%	98.8%	93.3%	93.3%
\$500,000-\$749,999	0	0.0%	N/A	N/A	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	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



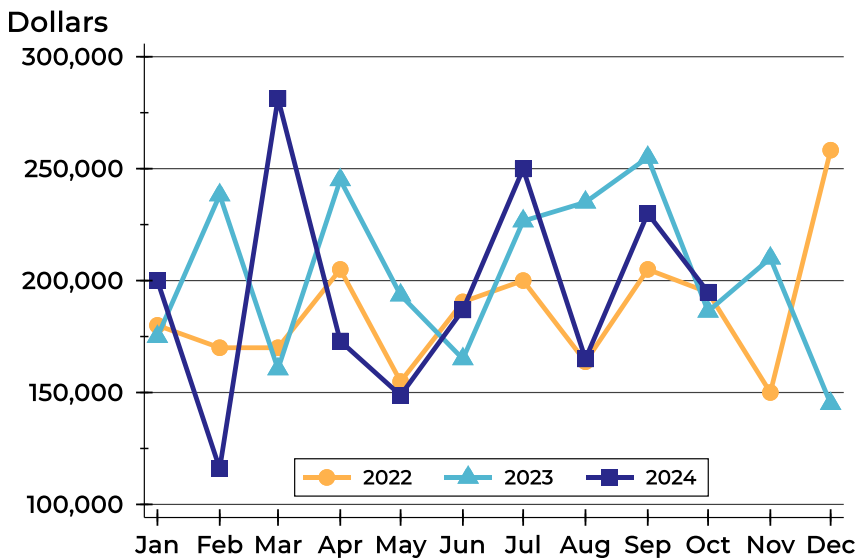
# Jackson County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	206,357	159,650	<b>200,000</b>
February	200,723	217,742	<b>110,250</b>
March	205,800	173,090	<b>286,057</b>
April	264,722	253,864	<b>181,100</b>
May	192,422	224,630	<b>167,750</b>
June	221,075	178,722	<b>201,386</b>
July	200,641	190,514	<b>253,460</b>
August	189,771	275,929	<b>183,637</b>
September	207,533	253,600	<b>284,342</b>
October	180,875	238,768	<b>207,848</b>
November	222,404	197,100	-
December	349,750	160,414	-

## Median Price

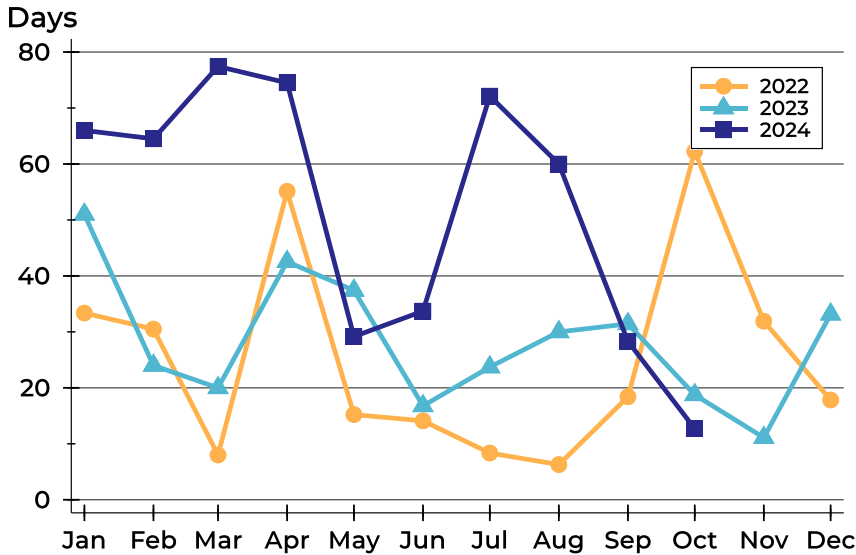


Month	2022	2023	2024
January	180,000	174,950	<b>200,000</b>
February	170,000	238,225	<b>116,000</b>
March	170,000	160,500	<b>281,400</b>
April	205,000	245,000	<b>173,000</b>
May	154,900	193,500	<b>148,750</b>
June	190,500	165,000	<b>186,900</b>
July	200,000	226,600	<b>249,900</b>
August	163,750	235,000	<b>165,000</b>
September	205,000	255,000	<b>230,000</b>
October	194,750	186,250	<b>194,817</b>
November	150,000	210,000	-
December	258,250	145,000	-



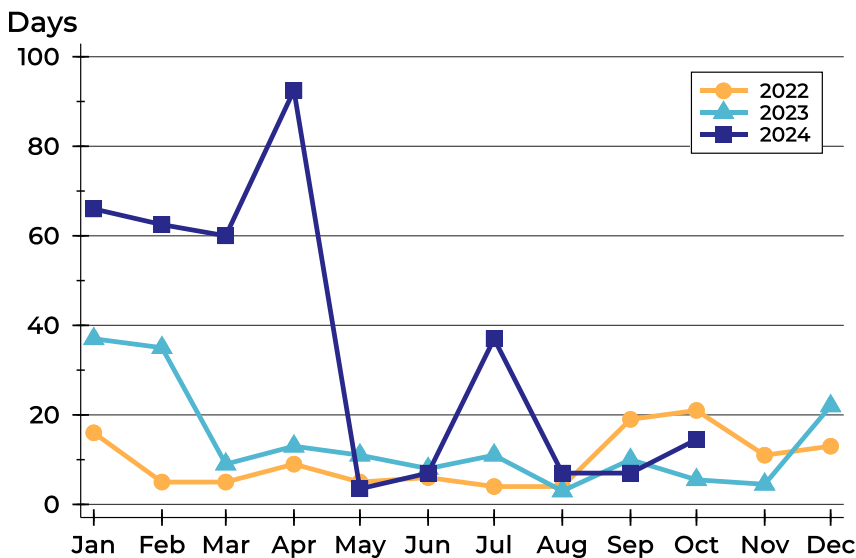
# Jackson County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	33	51	66
February	31	24	65
March	8	20	77
April	55	43	75
May	15	37	29
June	14	17	34
July	8	24	72
August	6	30	60
September	18	31	28
October	62	19	13
November	32	11	
December	18	33	

## Median DOM



Month	2022	2023	2024
January	16	37	66
February	5	35	63
March	5	9	60
April	9	13	93
May	5	11	4
June	6	8	7
July	4	11	37
August	4	3	7
September	19	10	7
October	21	6	15
November	11	5	
December	13	22	



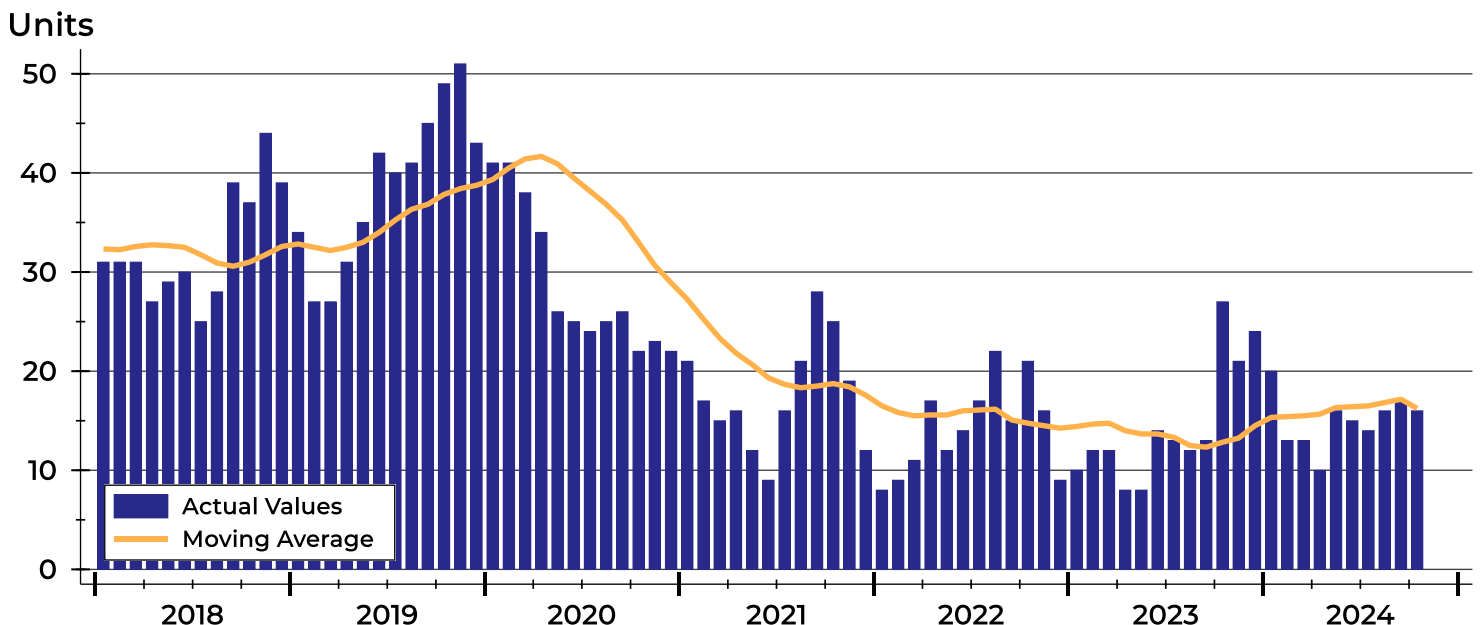
# Jackson County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		16	27	-40.7%
Volume (1,000s)		4,043	7,042	-42.6%
Months' Supply		1.9	3.6	-47.2%
Average	List Price	252,663	260,818	-3.1%
	Days on Market	57	52	9.6%
	Percent of Original	97.7%	96.2%	1.6%
Median	List Price	237,500	220,000	8.0%
	Days on Market	41	27	51.9%
	Percent of Original	100.0%	100.0%	0.0%

A total of 16 homes were available for sale in Jackson County at the end of October. This represents a 1.9 months' supply of active listings.

The median list price of homes on the market at the end of October was \$237,500, up 8.0% from 2023. The typical time on market for active listings was 41 days, up from 27 days a year earlier.

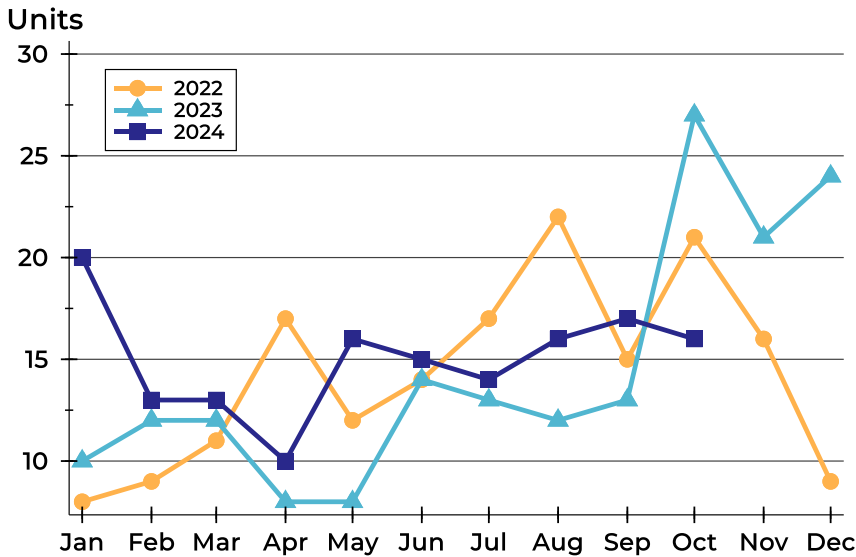
## History of Active Listings





## Jackson County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	8	10	20
February	9	12	13
March	11	12	13
April	17	8	10
May	12	8	16
June	14	14	15
July	17	13	14
August	22	12	16
September	15	13	17
October	21	27	16
November	16	21	
December	9	24	

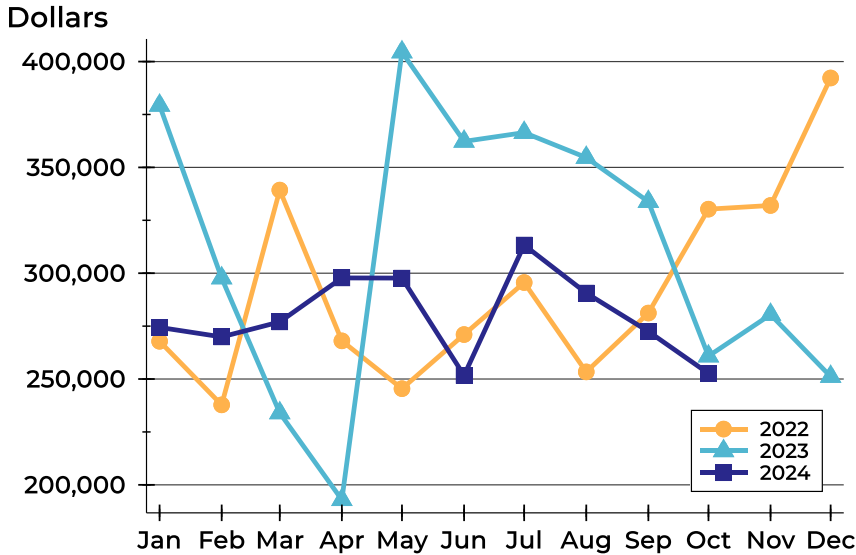
### Active Listings by Price Range

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%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	3	18.8%	2.8	75,300	81,000	33	32	94.9%	96.8%
\$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	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	1	6.3%	0.7	159,950	159,950	108	108	100.0%	100.0%
\$175,000-\$199,999	2	12.5%	3.4	198,975	198,975	34	34	100.0%	100.0%
\$200,000-\$249,999	2	12.5%	1.8	217,250	217,250	57	57	100.0%	100.0%
\$250,000-\$299,999	3	18.8%	3.6	261,500	254,500	90	59	94.6%	94.4%
\$300,000-\$399,999	2	12.5%	2.2	337,500	337,500	25	25	100.0%	100.0%
\$400,000-\$499,999	3	18.8%	4.0	454,933	449,900	67	64	98.2%	97.8%
\$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



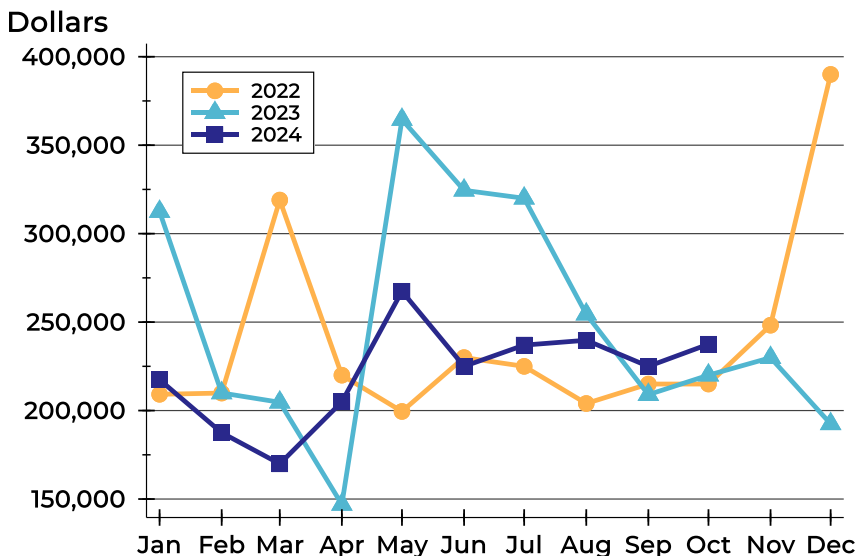
# Jackson County Active Listings Analysis

## Average Price



Month	2022	2023	2024
<b>January</b>	267,850	379,285	<b>274,408</b>
<b>February</b>	237,789	297,717	<b>269,900</b>
<b>March</b>	339,282	233,967	<b>277,000</b>
<b>April</b>	268,035	192,950	<b>297,780</b>
<b>May</b>	245,450	404,500	<b>297,694</b>
<b>June</b>	271,021	362,286	<b>251,713</b>
<b>July</b>	295,600	366,446	<b>313,318</b>
<b>August</b>	253,373	354,654	<b>290,628</b>
<b>September</b>	281,178	333,838	<b>272,497</b>
<b>October</b>	330,275	260,818	<b>252,663</b>
<b>November</b>	332,016	280,466	
<b>December</b>	392,256	251,167	

## Median Price



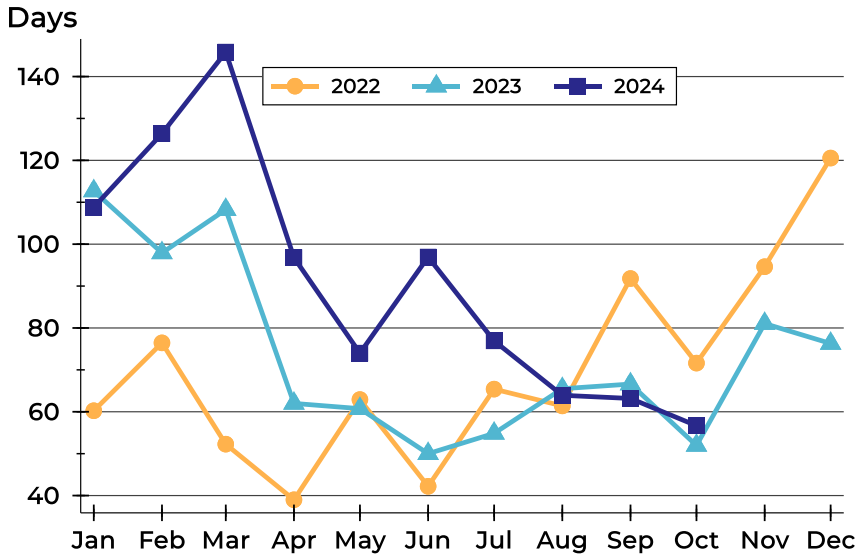
Month	2022	2023	2024
<b>January</b>	209,200	312,475	<b>217,450</b>
<b>February</b>	209,900	209,950	<b>187,500</b>
<b>March</b>	319,000	204,700	<b>169,900</b>
<b>April</b>	220,000	146,950	<b>204,950</b>
<b>May</b>	199,499	364,500	<b>267,450</b>
<b>June</b>	229,950	324,500	<b>225,000</b>
<b>July</b>	225,000	320,000	<b>237,000</b>
<b>August</b>	204,000	254,475	<b>239,750</b>
<b>September</b>	215,000	209,000	<b>225,000</b>
<b>October</b>	215,000	220,000	<b>237,500</b>
<b>November</b>	248,250	229,900	
<b>December</b>	390,000	192,500	





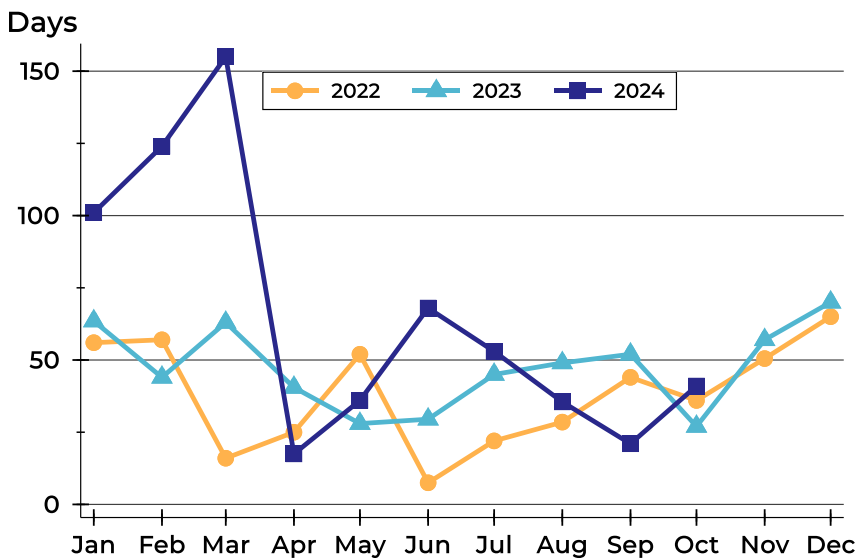
# Jackson County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	60	113	<b>109</b>
February	76	98	<b>126</b>
March	52	108	<b>146</b>
April	39	62	<b>97</b>
May	63	61	<b>74</b>
June	42	50	<b>97</b>
July	65	55	<b>77</b>
August	61	66	<b>64</b>
September	92	67	<b>63</b>
October	72	52	<b>57</b>
November	95	81	
December	121	76	

## Median DOM

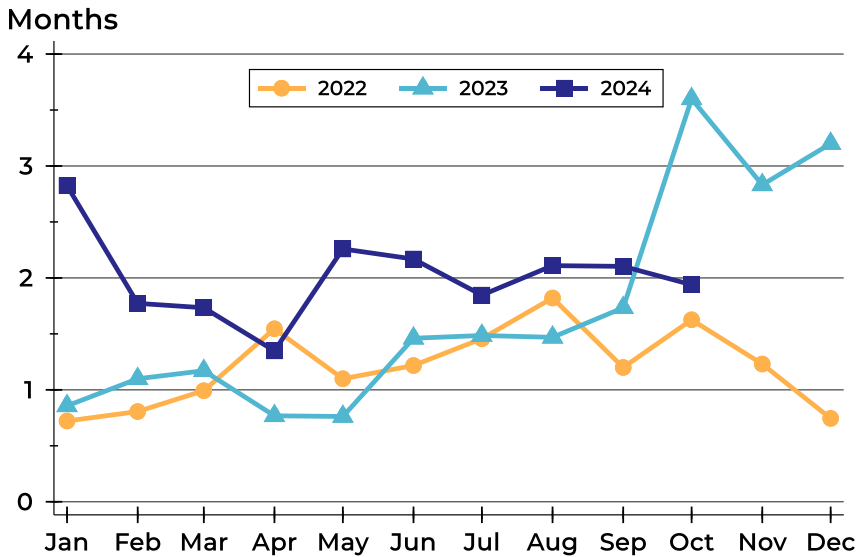


Month	2022	2023	2024
January	56	64	<b>101</b>
February	57	44	<b>124</b>
March	16	63	<b>155</b>
April	25	41	<b>18</b>
May	52	28	<b>36</b>
June	8	30	<b>68</b>
July	22	45	<b>53</b>
August	29	49	<b>36</b>
September	44	52	<b>21</b>
October	36	27	<b>41</b>
November	51	57	
December	65	70	



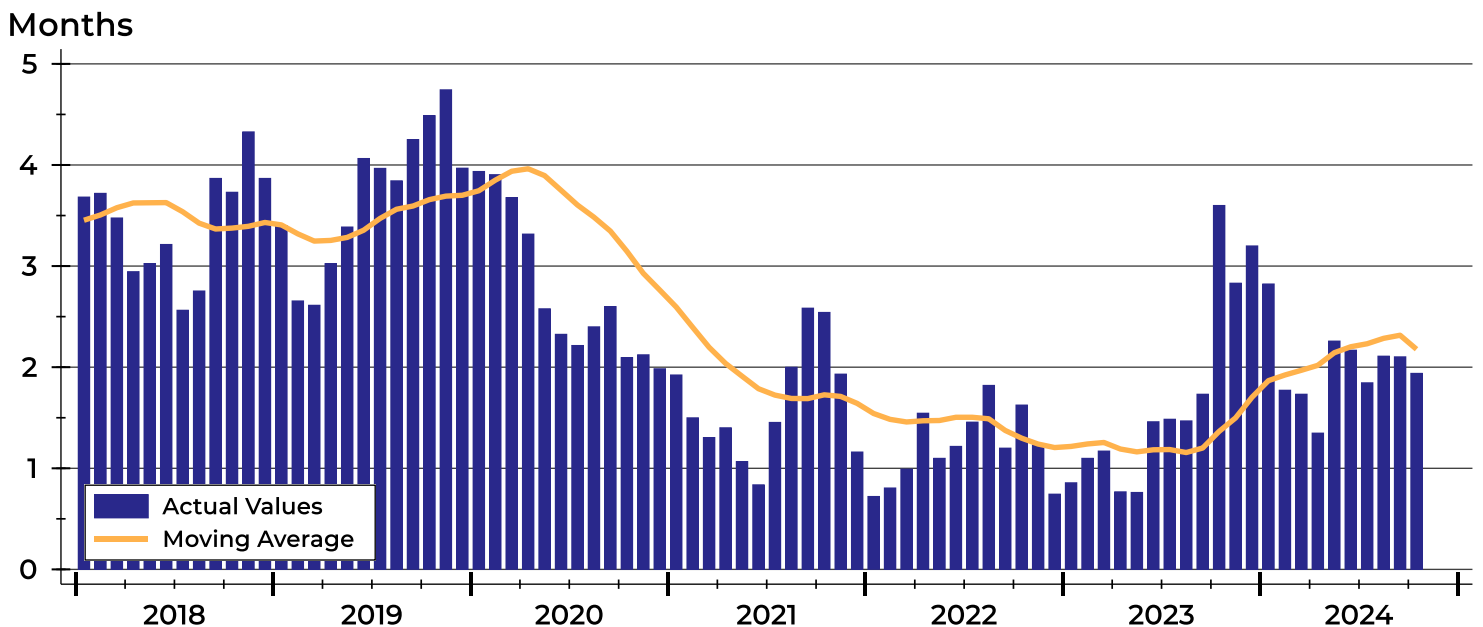
# Jackson County Months' Supply Analysis

## Months' Supply by Month



Month	2022	2023	2024
January	0.7	0.9	<b>2.8</b>
February	0.8	1.1	<b>1.8</b>
March	1.0	1.2	<b>1.7</b>
April	1.5	0.8	<b>1.3</b>
May	1.1	0.8	<b>2.3</b>
June	1.2	1.5	<b>2.2</b>
July	1.5	1.5	<b>1.8</b>
August	1.8	1.5	<b>2.1</b>
September	1.2	1.7	<b>2.1</b>
October	1.6	3.6	<b>1.9</b>
November	1.2	2.8	
December	0.7	3.2	

## History of Month's Supply





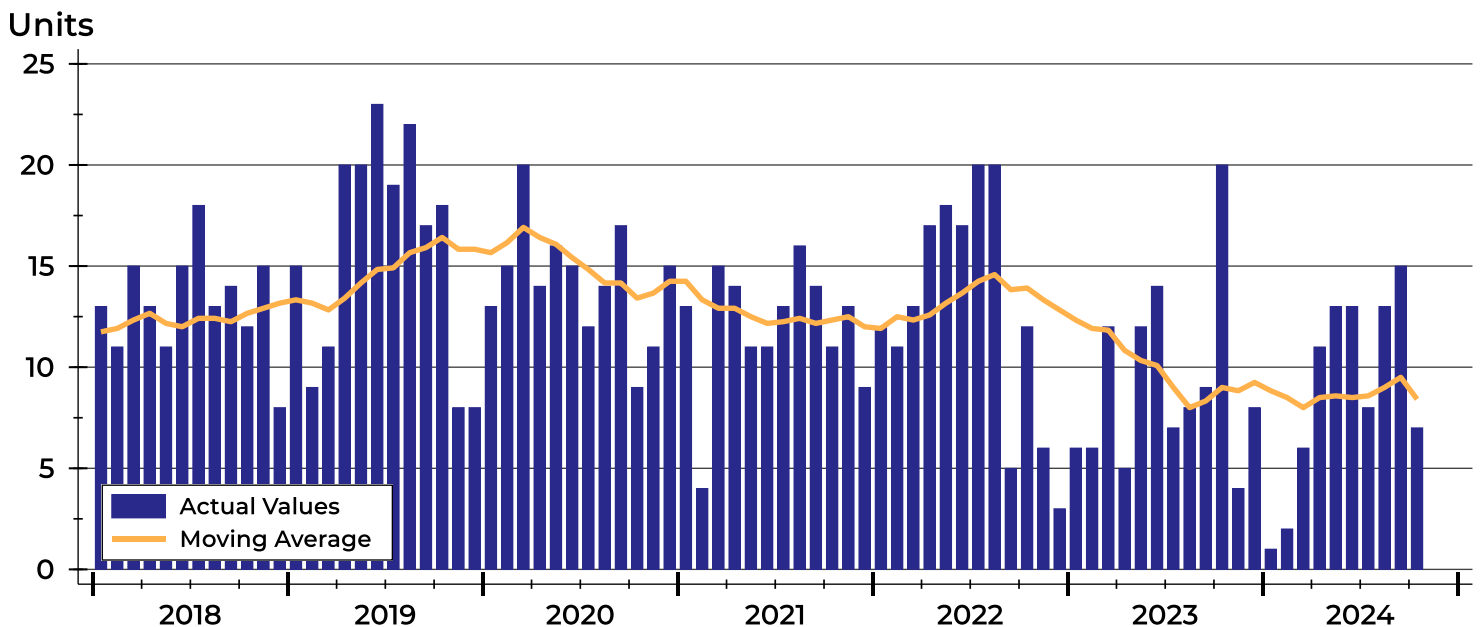
# Jackson County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>7</b>	20	-65.0%
	Volume (1,000s)	<b>1,558</b>	3,970	-60.8%
	Average List Price	<b>222,568</b>	198,515	12.1%
	Median List Price	<b>188,950</b>	165,000	14.5%
Year-to-Date	New Listings	<b>89</b>	99	-10.1%
	Volume (1,000s)	<b>20,439</b>	22,189	-7.9%
	Average List Price	<b>229,656</b>	224,136	2.5%
	Median List Price	<b>199,000</b>	205,000	-2.9%

A total of 7 new listings were added in Jackson County during October, down 65.0% from the same month in 2023. Year-to-date Jackson County has seen 89 new listings.

The median list price of these homes was \$188,950 up from \$165,000 in 2023.

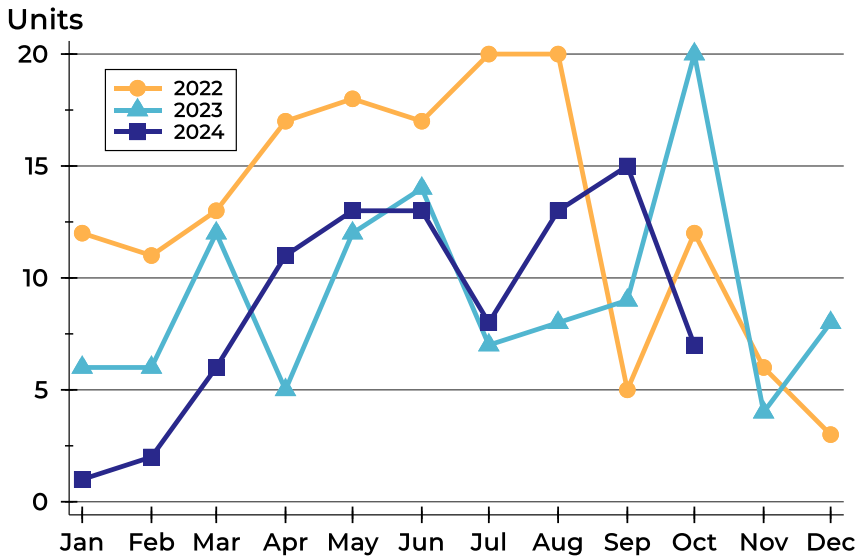
## History of New Listings





## Jackson County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	12	6	1
February	11	6	2
March	13	12	6
April	17	5	11
May	18	12	13
June	17	14	13
July	20	7	8
August	20	8	13
September	5	9	15
October	12	20	7
November	6	4	
December	3	8	

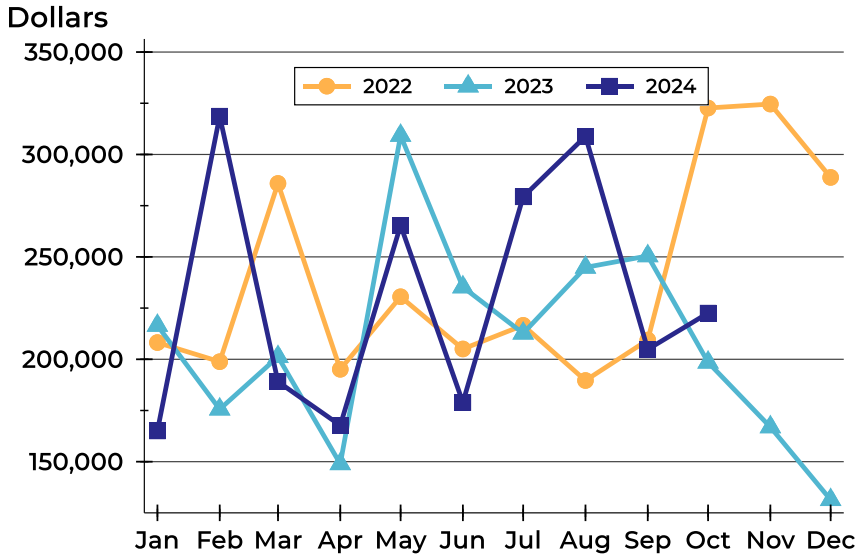
### New Listings by Price Range

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	1	14.3%	81,000	81,000	37	37	88.0%	88.0%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	14.3%	144,900	144,900	3	3	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	2	28.6%	184,425	184,425	22	22	97.5%	97.5%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	1	14.3%	288,225	288,225	24	24	100.0%	100.0%
\$300,000-\$399,999	2	28.6%	337,500	337,500	16	16	100.8%	100.8%
\$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



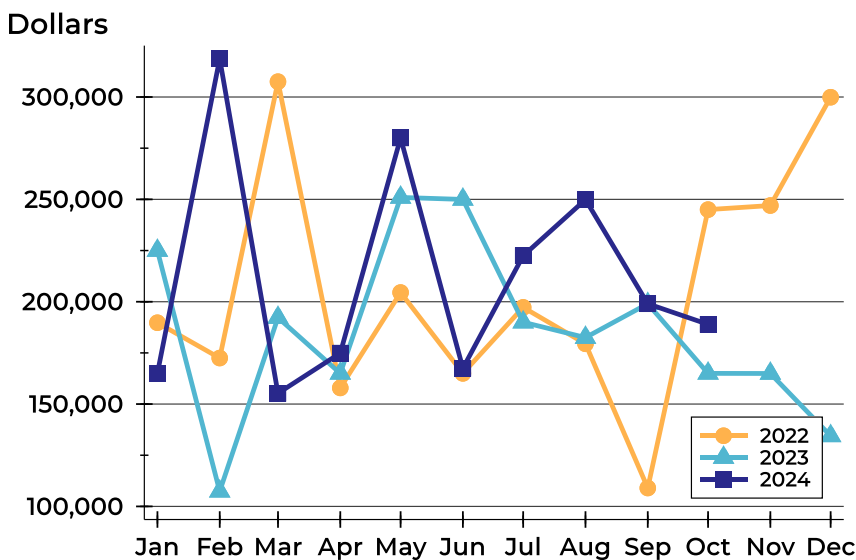
# Jackson County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	208,175	216,492	<b>165,000</b>
February	198,832	175,617	<b>318,700</b>
March	285,862	201,233	<b>189,067</b>
April	195,112	148,940	<b>167,745</b>
May	230,539	309,267	<b>265,423</b>
June	205,038	235,275	<b>178,954</b>
July	216,580	212,686	<b>279,331</b>
August	189,645	244,875	<b>308,852</b>
September	209,400	250,460	<b>204,853</b>
October	322,683	198,515	<b>222,568</b>
November	324,617	166,950	
December	288,800	131,413	

## Median Price



Month	2022	2023	2024
January	189,750	225,000	165,000
February	172,500	107,400	318,700
March	307,500	192,250	155,250
April	157,900	165,000	174,900
May	204,499	250,950	280,000
June	165,000	249,975	167,500
July	197,250	190,000	222,450
August	179,450	182,500	249,900
September	109,000	199,000	199,000
October	245,000	165,000	188,950
November	247,000	164,950	
December	299,900	134,450	



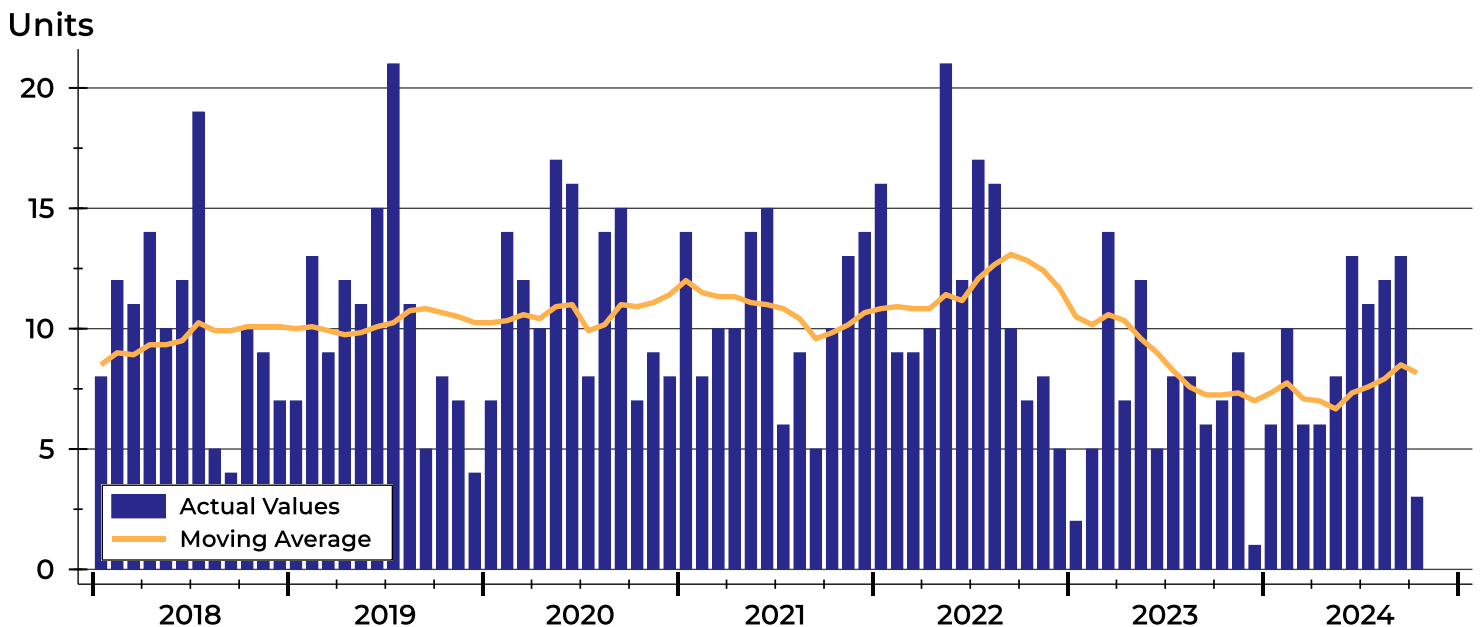
# Jackson County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		<b>3</b>	7	-57.1%	<b>88</b>	74	18.9%
Volume (1,000s)		<b>763</b>	1,329	-42.6%	<b>19,805</b>	16,898	17.2%
Average	Sale Price	<b>254,375</b>	189,829	34.0%	<b>225,062</b>	228,348	-1.4%
	Days on Market	<b>11</b>	7	57.1%	<b>49</b>	26	88.5%
	Percent of Original	<b>100.5%</b>	95.7%	5.0%	<b>94.9%</b>	95.8%	-0.9%
Median	Sale Price	<b>288,225</b>	180,000	60.1%	<b>188,700</b>	217,250	-13.1%
	Days on Market	<b>7</b>	5	40.0%	<b>16</b>	7	128.6%
	Percent of Original	<b>100.0%</b>	97.2%	2.9%	<b>98.2%</b>	100.0%	-1.8%

A total of 3 contracts for sale were written in Jackson County during the month of October, down from 7 in 2023. The median list price of these homes was \$288,225, up from \$180,000 the prior year.

Half of the homes that went under contract in October were on the market less than 7 days, compared to 5 days in October 2023.

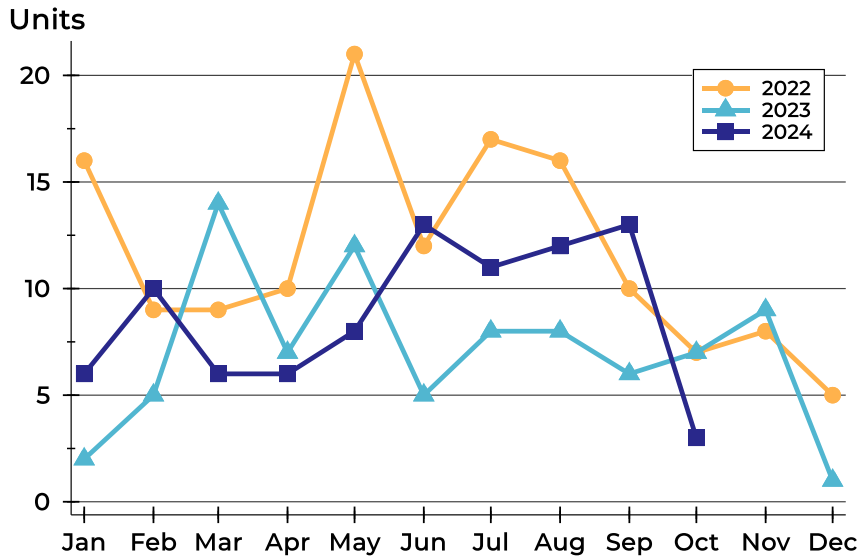
## History of Contracts Written





## Jackson County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	16	2	6
February	9	5	10
March	9	14	6
April	10	7	6
May	21	12	8
June	12	5	13
July	17	8	11
August	16	8	12
September	10	6	13
October	7	7	3
November	8	9	
December	5	1	

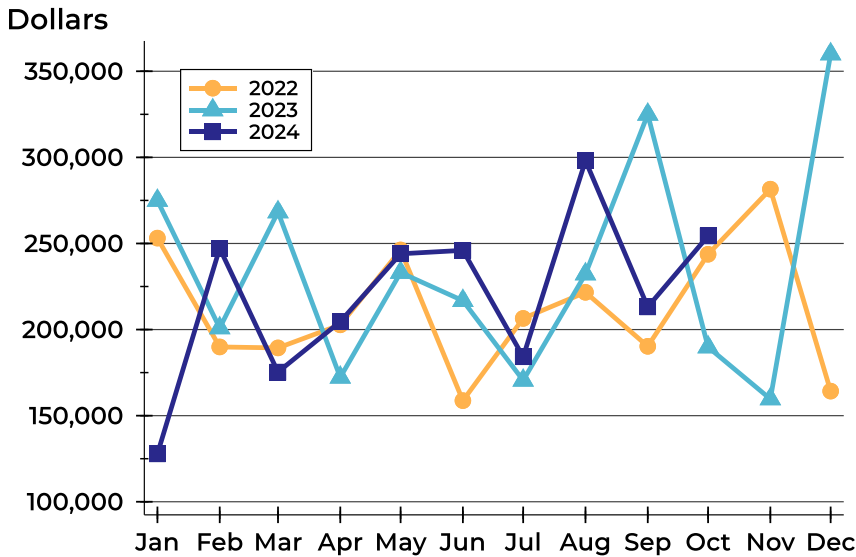
### Contracts Written by Price Range

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	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	33.3%	144,900	144,900	3	3	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	1	33.3%	288,225	288,225	24	24	100.0%	100.0%
\$300,000-\$399,999	1	33.3%	330,000	330,000	7	7	101.5%	101.5%
\$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



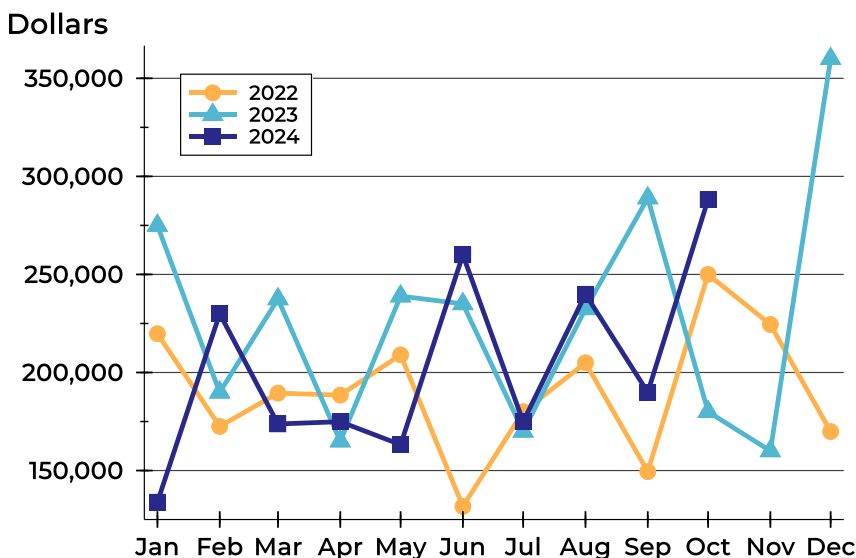
# Jackson County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	253,125	274,950	<b>127,800</b>
February	189,917	200,930	<b>247,160</b>
March	189,356	268,271	<b>175,333</b>
April	202,750	172,257	<b>204,625</b>
May	246,243	233,117	<b>244,013</b>
June	158,737	216,780	<b>246,008</b>
July	206,476	170,500	<b>184,200</b>
August	221,638	232,225	<b>298,073</b>
September	190,290	324,948	<b>213,146</b>
October	243,743	189,829	<b>254,375</b>
November	281,550	159,688	
December	164,260	360,000	

## Median Price



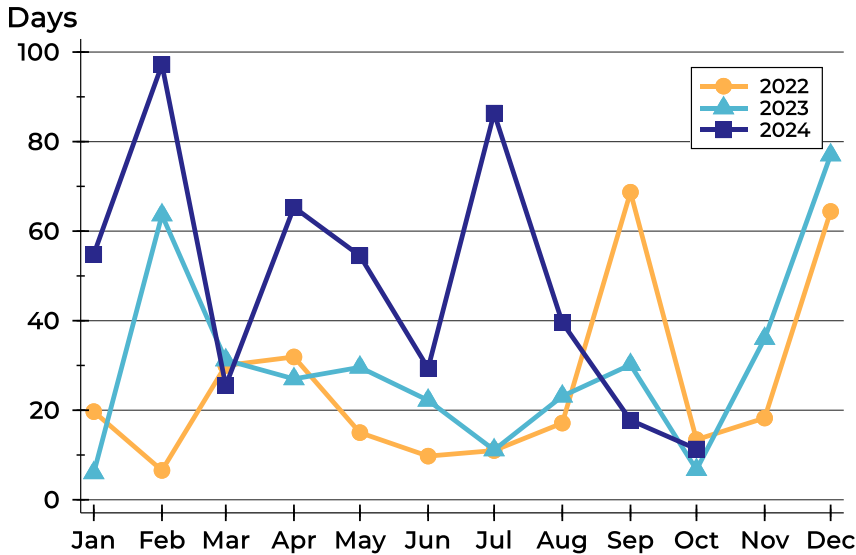
Month	2022	2023	2024
January	219,750	274,950	<b>133,900</b>
February	172,500	189,900	<b>229,950</b>
March	189,500	237,500	<b>173,750</b>
April	188,450	165,000	<b>174,925</b>
May	209,000	238,950	<b>163,200</b>
June	131,700	235,000	<b>260,000</b>
July	180,000	170,000	<b>174,900</b>
August	204,950	232,450	<b>239,950</b>
September	149,450	288,975	<b>189,900</b>
October	250,000	180,000	<b>288,225</b>
November	224,500	160,000	
December	169,900	360,000	





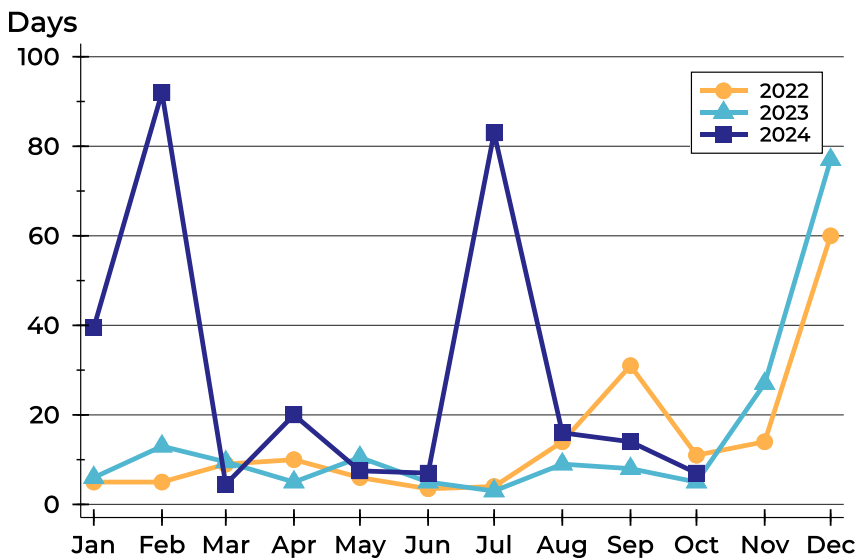
# Jackson County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	20	6	<b>55</b>
February	7	64	<b>97</b>
March	30	31	<b>26</b>
April	32	27	<b>65</b>
May	15	30	<b>55</b>
June	10	22	<b>29</b>
July	11	11	<b>86</b>
August	17	23	<b>40</b>
September	69	30	<b>18</b>
October	13	7	<b>11</b>
November	18	36	
December	64	77	

## Median DOM



Month	2022	2023	2024
January	5	6	<b>40</b>
February	5	13	<b>92</b>
March	9	10	<b>5</b>
April	10	5	<b>20</b>
May	6	11	<b>8</b>
June	4	5	<b>7</b>
July	4	3	<b>83</b>
August	14	9	<b>16</b>
September	31	8	<b>14</b>
October	11	5	<b>7</b>
November	14	27	
December	60	77	



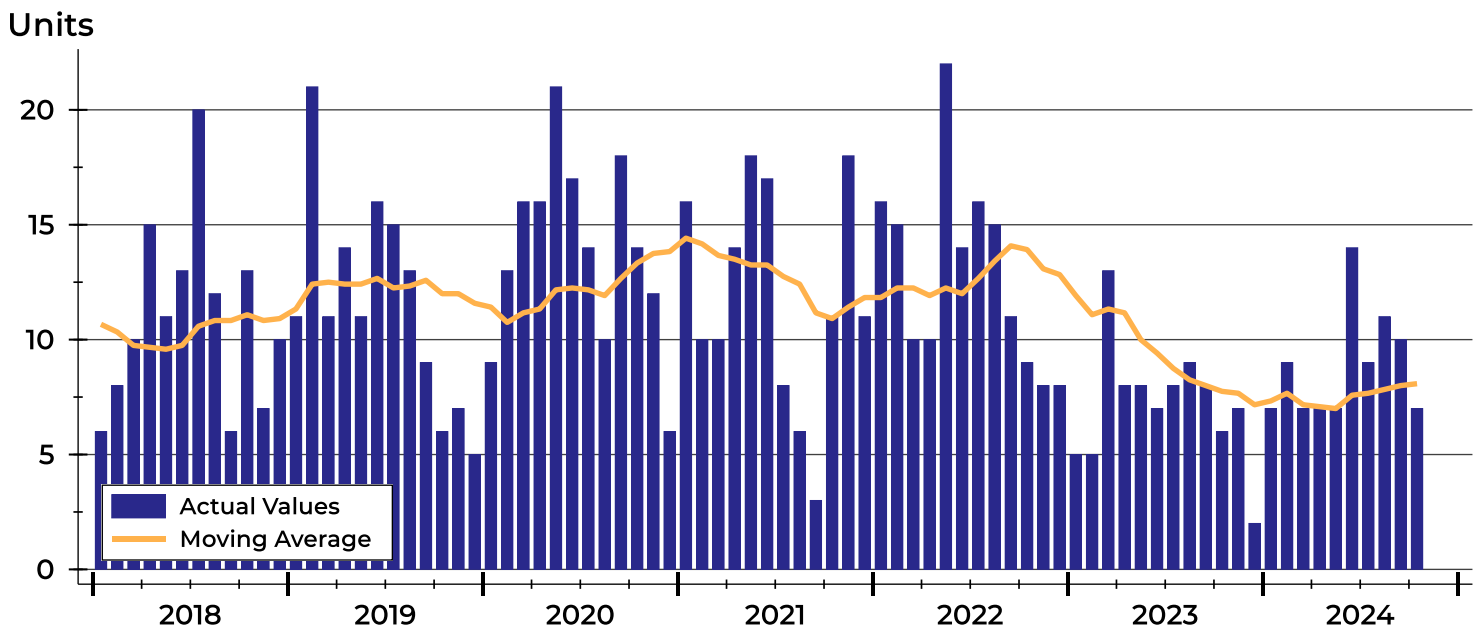
# Jackson County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		7	6	16.7%
Volume (1,000s)		1,538	1,338	14.9%
Average	List Price	219,704	222,992	-1.5%
	Days on Market	49	27	81.5%
	Percent of Original	97.1%	99.0%	-1.9%
Median	List Price	225,000	227,475	-1.1%
	Days on Market	24	11	118.2%
	Percent of Original	100.0%	100.0%	0.0%

A total of 7 listings in Jackson County had contracts pending at the end of October, up from 6 contracts pending at the end of October 2023.

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.

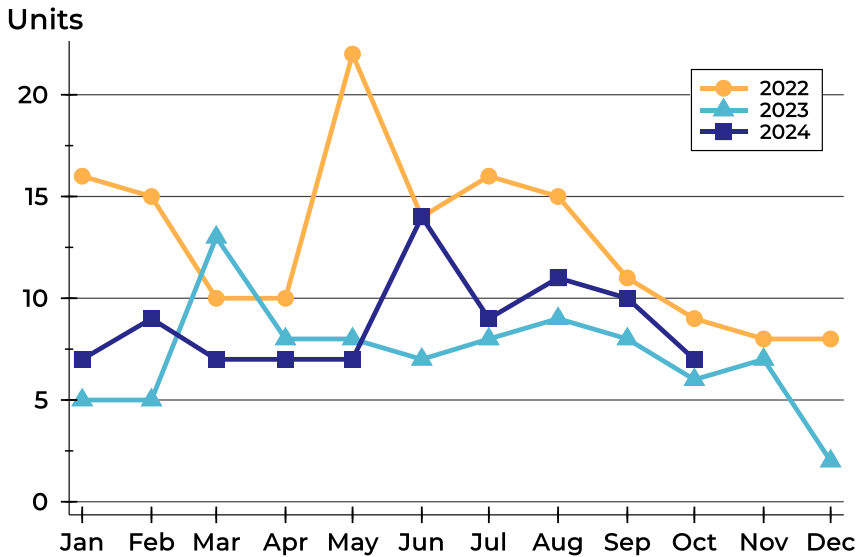
## History of Pending Contracts





## Jackson County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	16	5	7
February	15	5	9
March	10	13	7
April	10	8	7
May	22	8	7
June	14	7	14
July	16	8	9
August	15	9	11
September	11	8	10
October	9	6	7
November	8	7	
December	8	2	

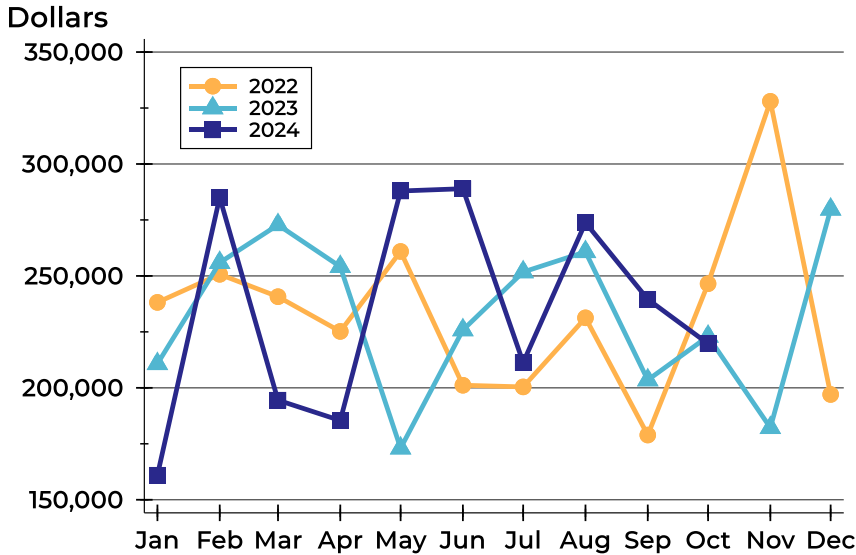
### Pending Contracts by Price Range

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	1	14.3%	144,900	144,900	3	3	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	2	28.6%	177,450	177,450	56	56	97.6%	97.6%
\$200,000-\$249,999	2	28.6%	237,450	237,450	42	42	100.0%	100.0%
\$250,000-\$299,999	2	28.6%	281,613	281,613	72	72	92.3%	92.3%
\$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



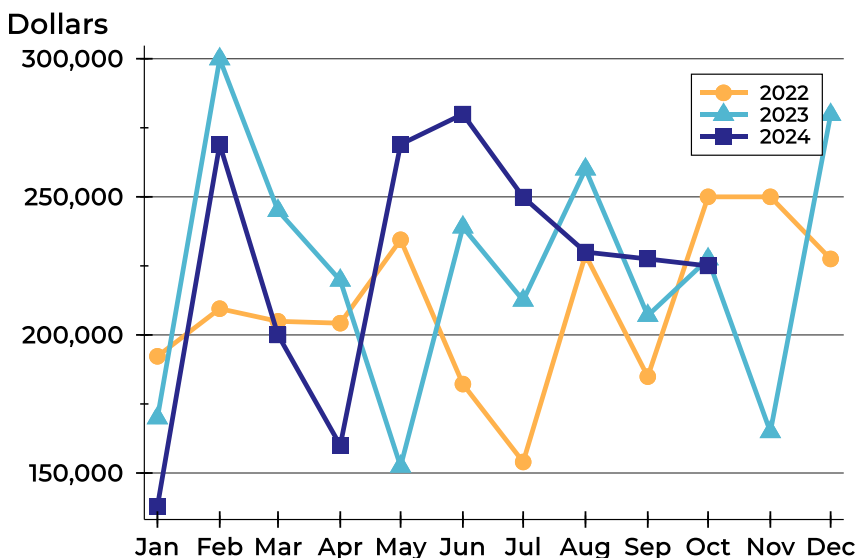
# Jackson County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	238,169	210,740	<b>160,971</b>
February	250,723	255,930	<b>285,078</b>
March	240,725	272,815	<b>194,486</b>
April	225,210	254,138	<b>185,407</b>
May	260,918	173,050	<b>287,943</b>
June	201,161	225,843	<b>288,964</b>
July	200,419	251,750	<b>211,300</b>
August	231,287	260,767	<b>273,807</b>
September	178,927	203,494	<b>239,580</b>
October	246,511	222,992	<b>219,704</b>
November	327,999	182,171	
December	197,038	279,750	

## Median Price

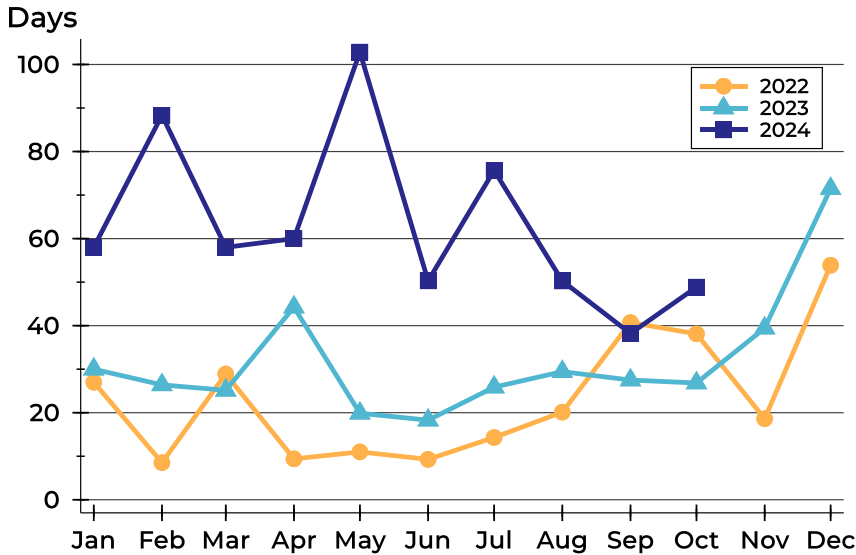


Month	2022	2023	2024
January	192,250	169,900	<b>137,900</b>
February	209,500	299,900	<b>269,000</b>
March	204,925	245,000	<b>200,000</b>
April	204,250	219,750	<b>160,000</b>
May	234,450	152,400	<b>269,000</b>
June	182,200	239,000	<b>279,950</b>
July	154,000	212,500	<b>249,900</b>
August	229,000	260,000	<b>230,000</b>
September	184,900	207,000	<b>227,500</b>
October	250,000	227,475	<b>225,000</b>
November	250,000	164,900	
December	227,500	279,750	



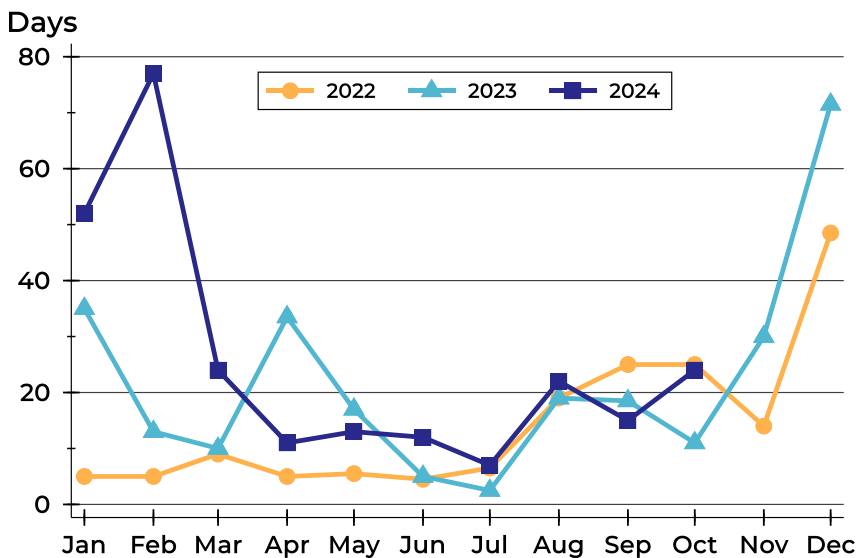
# Jackson County Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	27	30	<b>58</b>
February	9	26	<b>88</b>
March	29	25	<b>58</b>
April	9	44	<b>60</b>
May	11	20	<b>103</b>
June	9	18	<b>50</b>
July	14	26	<b>76</b>
August	20	29	<b>50</b>
September	41	28	<b>38</b>
October	38	27	<b>49</b>
November	19	39	
December	54	72	

## Median DOM



Month	2022	2023	2024
January	5	35	<b>52</b>
February	5	13	<b>77</b>
March	9	10	<b>24</b>
April	5	34	<b>11</b>
May	6	17	<b>13</b>
June	5	5	<b>12</b>
July	7	3	<b>7</b>
August	19	19	<b>22</b>
September	25	19	<b>15</b>
October	25	11	<b>24</b>
November	14	30	
December	49	72	



**October  
2024**

# Sunflower MLS Statistics



## Jefferson County Housing Report



### Market Overview

#### Jefferson County Home Sales Rose in October

Total home sales in Jefferson County rose by 42.9% last month to 20 units, compared to 14 units in October 2023. Total sales volume was \$4.8 million, up 15.4% from a year earlier.

The median sale price in October was \$232,950, down from \$263,750 a year earlier. Homes that sold in October were typically on the market for 8 days and sold for 98.6% of their list prices.

#### Jefferson County Active Listings Up at End of October

The total number of active listings in Jefferson County at the end of October was 37 units, up from 27 at the same point in 2023. This represents a 3.1 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$335,000.

During October, a total of 16 contracts were written up from 9 in October 2023. At the end of the month, there were 17 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Jefferson County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>20</b>	<b>14</b>	<b>15</b>	<b>127</b>	<b>125</b>	<b>153</b>
Change from prior year		42.9%	-6.7%	-40.0%	1.6%	-18.3%	-7.3%
<b>Active Listings</b>		<b>37</b>	<b>27</b>	<b>16</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		37.0%	68.8%	-11.1%			
<b>Months' Supply</b>		<b>3.1</b>	<b>2.2</b>	<b>1.1</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		40.9%	100.0%	0.0%			
<b>New Listings</b>		<b>26</b>	<b>17</b>	<b>7</b>	<b>176</b>	<b>158</b>	<b>161</b>
Change from prior year		52.9%	142.9%	-46.2%	11.4%	-1.9%	-17.0%
<b>Contracts Written</b>		<b>16</b>	<b>9</b>	<b>9</b>	<b>128</b>	<b>127</b>	<b>146</b>
Change from prior year		77.8%	0.0%	-47.1%	0.8%	-13.0%	-14.1%
<b>Pending Contracts</b>		<b>17</b>	<b>13</b>	<b>12</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		30.8%	8.3%	-36.8%			
<b>Sales Volume (1,000s)</b>		<b>4,768</b>	<b>4,132</b>	<b>2,689</b>	<b>33,457</b>	<b>31,534</b>	<b>33,873</b>
Change from prior year		15.4%	53.7%	-49.3%	6.1%	-6.9%	6.0%
Average	<b>Sale Price</b>	<b>238,400</b>	<b>295,143</b>	<b>179,240</b>	<b>263,442</b>	<b>252,271</b>	<b>221,392</b>
	Change from prior year	-19.2%	64.7%	-15.6%	4.4%	13.9%	14.3%
	<b>List Price of Actives</b>	<b>358,588</b>	<b>278,540</b>	<b>329,038</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	28.7%	-15.3%	28.6%			
	<b>Days on Market</b>	<b>28</b>	<b>34</b>	<b>17</b>	<b>37</b>	<b>27</b>	<b>17</b>
Change from prior year	-17.6%	100.0%	41.7%	37.0%	58.8%	6.3%	
<b>Percent of List</b>	<b>95.9%</b>	<b>99.1%</b>	<b>100.1%</b>	<b>97.6%</b>	<b>99.0%</b>	<b>100.7%</b>	
Change from prior year	-3.2%	-1.0%	-0.3%	-1.4%	-1.7%	-0.3%	
<b>Percent of Original</b>	<b>93.1%</b>	<b>96.7%</b>	<b>97.7%</b>	<b>94.9%</b>	<b>97.2%</b>	<b>99.8%</b>	
Change from prior year	-3.7%	-1.0%	-2.1%	-2.4%	-2.6%	-0.1%	
Median	<b>Sale Price</b>	<b>232,950</b>	<b>263,750</b>	<b>189,900</b>	<b>250,000</b>	<b>219,000</b>	<b>210,000</b>
	Change from prior year	-11.7%	38.9%	5.5%	14.2%	4.3%	16.7%
	<b>List Price of Actives</b>	<b>335,000</b>	<b>249,888</b>	<b>289,950</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	34.1%	-13.8%	28.9%			
	<b>Days on Market</b>	<b>8</b>	<b>13</b>	<b>7</b>	<b>13</b>	<b>7</b>	<b>6</b>
Change from prior year	-38.5%	85.7%	75.0%	85.7%	16.7%	50.0%	
<b>Percent of List</b>	<b>98.6%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	-1.4%	0.0%	0.0%	0.0%	0.0%	0.0%	
<b>Percent of Original</b>	<b>96.3%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>97.7%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	-3.7%	0.0%	0.0%	-2.3%	0.0%	0.0%	

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



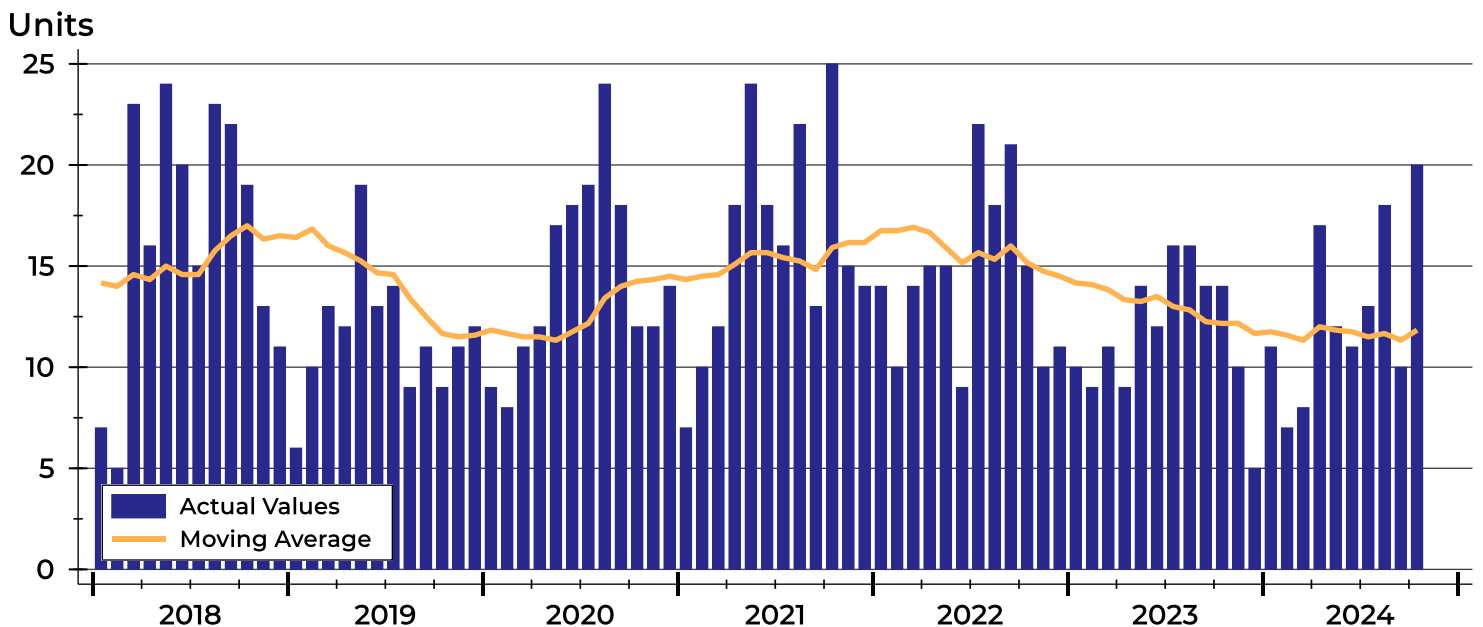
# Jefferson County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		20	14	42.9%	127	125	1.6%
Volume (1,000s)		4,768	4,132	15.4%	33,457	31,534	6.1%
Months' Supply		3.1	2.2	40.9%	N/A	N/A	N/A
Average	Sale Price	238,400	295,143	-19.2%	263,442	252,271	4.4%
	Days on Market	28	34	-17.6%	37	27	37.0%
	Percent of List	95.9%	99.1%	-3.2%	97.6%	99.0%	-1.4%
	Percent of Original	93.1%	96.7%	-3.7%	94.9%	97.2%	-2.4%
Median	Sale Price	232,950	263,750	-11.7%	250,000	219,000	14.2%
	Days on Market	8	13	-38.5%	13	7	85.7%
	Percent of List	98.6%	100.0%	-1.4%	100.0%	100.0%	0.0%
	Percent of Original	96.3%	100.0%	-3.7%	97.7%	100.0%	-2.3%

A total of 20 homes sold in Jefferson County in October, up from 14 units in October 2023. Total sales volume rose to \$4.8 million compared to \$4.1 million in the previous year.

The median sales price in October was \$232,950, down 11.7% compared to the prior year. Median days on market was 8 days, down from 19 days in September, and down from 13 in October 2023.

## History of Closed Listings

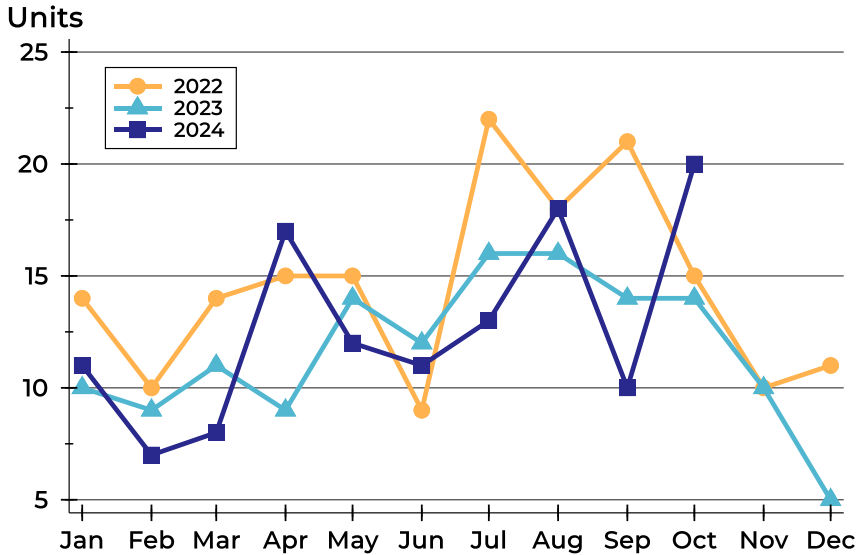






## Jefferson County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	14	10	11
February	10	9	7
March	14	11	8
April	15	9	17
May	15	14	12
June	9	12	11
July	22	16	13
August	18	16	18
September	21	14	10
October	15	14	20
November	10	10	10
December	11	5	11

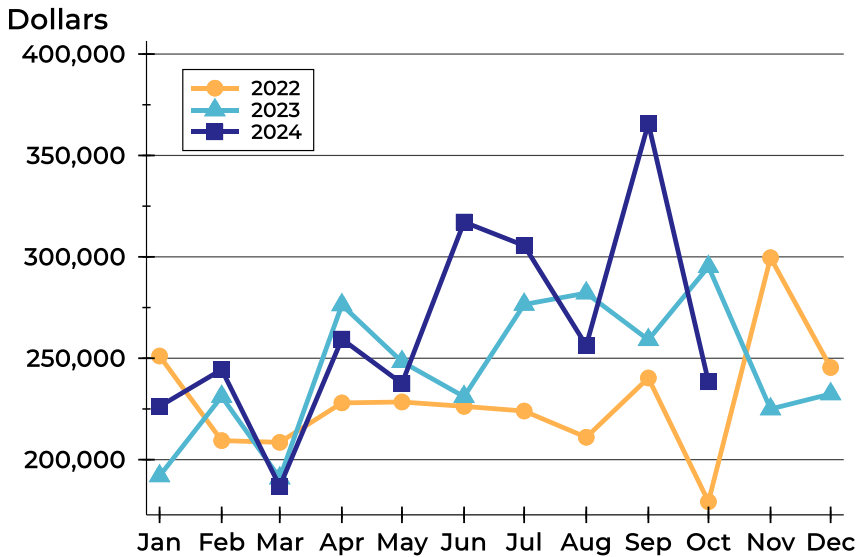
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	5.0%	3.0	38,000	38,000	6	6	76.0%	76.0%	63.4%	63.4%
\$50,000-\$99,999	1	5.0%	0.0	70,000	70,000	8	8	78.7%	78.7%	78.7%	78.7%
\$100,000-\$124,999	1	5.0%	3.0	106,000	106,000	7	7	96.4%	96.4%	96.4%	96.4%
\$125,000-\$149,999	1	5.0%	7.2	126,000	126,000	180	180	90.0%	90.0%	81.3%	81.3%
\$150,000-\$174,999	1	5.0%	2.7	155,000	155,000	1	1	104.2%	104.2%	107.8%	107.8%
\$175,000-\$199,999	2	10.0%	1.0	187,500	187,500	49	49	89.5%	89.5%	80.3%	80.3%
\$200,000-\$249,999	5	25.0%	0.9	225,780	231,000	17	8	99.0%	98.3%	96.7%	98.3%
\$250,000-\$299,999	3	15.0%	2.6	271,867	275,000	2	3	101.0%	100.0%	101.0%	100.0%
\$300,000-\$399,999	2	10.0%	3.6	347,750	347,750	16	16	101.1%	101.1%	98.1%	98.1%
\$400,000-\$499,999	3	15.0%	6.5	419,333	420,000	46	13	97.7%	98.9%	96.8%	96.1%
\$500,000-\$749,999	0	0.0%	N/A	N/A	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	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



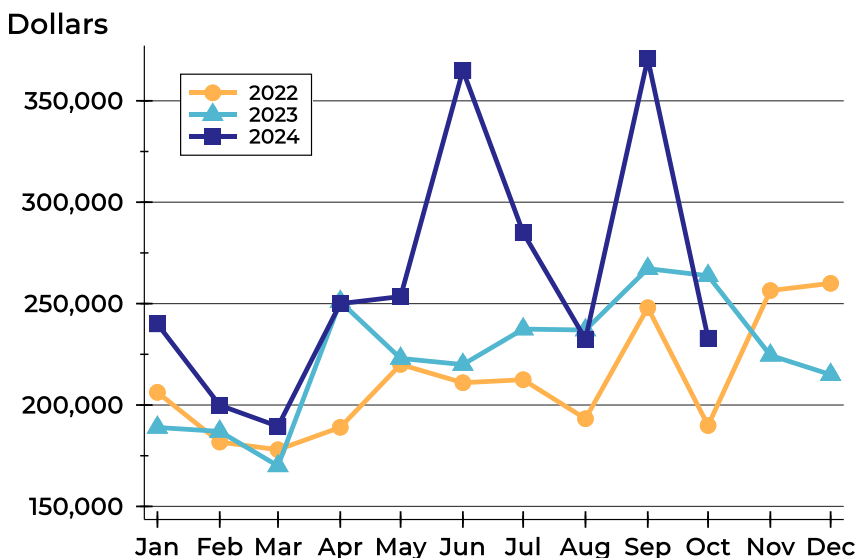
# Jefferson County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	251,111	191,980	<b>226,291</b>
February	209,400	231,111	<b>244,400</b>
March	208,539	190,909	<b>186,850</b>
April	227,993	276,311	<b>259,462</b>
May	228,443	248,286	<b>237,575</b>
June	226,278	231,075	<b>317,182</b>
July	223,977	276,540	<b>305,565</b>
August	211,039	282,138	<b>256,319</b>
September	240,283	259,107	<b>365,750</b>
October	179,240	295,143	<b>238,400</b>
November	299,590	224,978	
December	245,447	232,400	

## Median Price

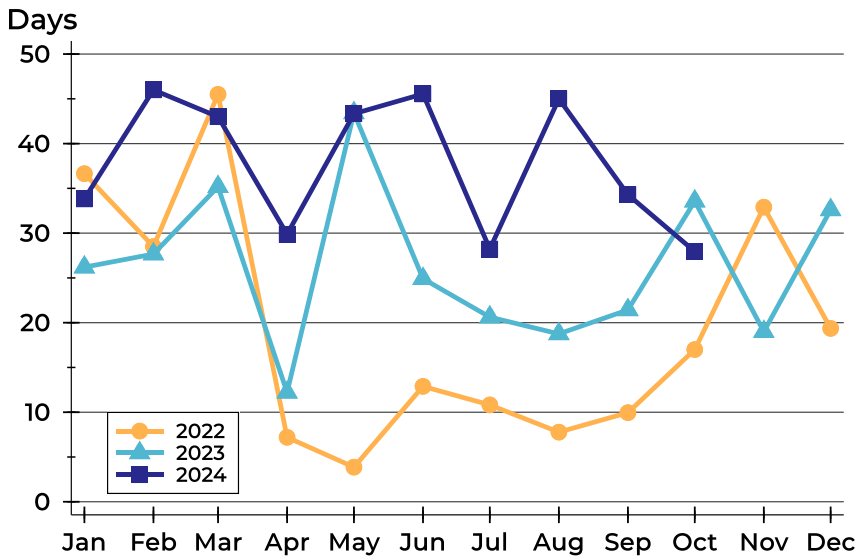


Month	2022	2023	2024
January	206,250	188,950	<b>240,000</b>
February	181,750	187,000	<b>199,900</b>
March	177,950	170,000	<b>189,500</b>
April	189,000	251,000	<b>250,000</b>
May	220,000	223,000	<b>253,500</b>
June	211,000	219,950	<b>365,000</b>
July	212,500	237,450	<b>285,000</b>
August	193,250	237,000	<b>232,500</b>
September	248,000	267,250	<b>370,750</b>
October	189,900	263,750	<b>232,950</b>
November	256,450	224,500	
December	260,000	215,000	



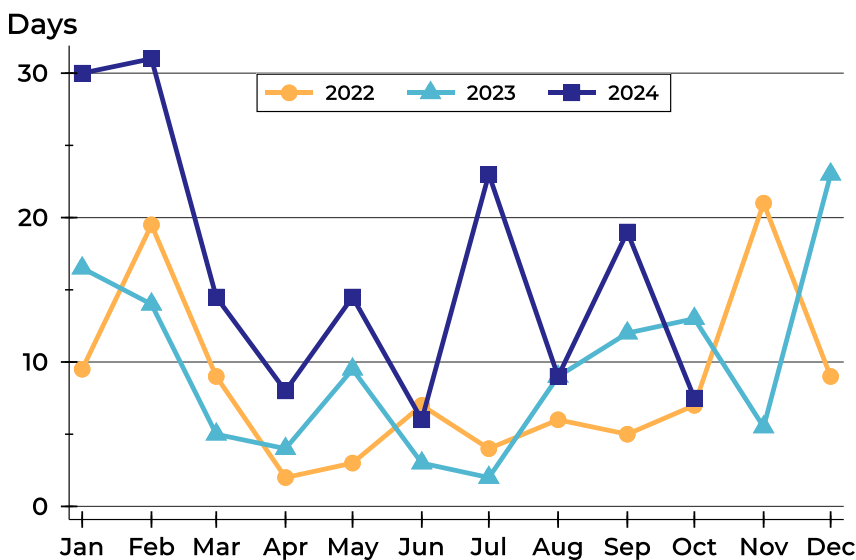
# Jefferson County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	37	26	<b>34</b>
February	29	28	<b>46</b>
March	46	35	<b>43</b>
April	7	12	<b>30</b>
May	4	43	<b>43</b>
June	13	25	<b>46</b>
July	11	21	<b>28</b>
August	8	19	<b>45</b>
September	10	21	<b>34</b>
October	17	34	<b>28</b>
November	33	19	
December	19	33	

## Median DOM



Month	2022	2023	2024
January	10	17	<b>30</b>
February	20	14	<b>31</b>
March	9	5	<b>15</b>
April	2	4	<b>8</b>
May	3	10	<b>15</b>
June	7	3	<b>6</b>
July	4	2	<b>23</b>
August	6	9	<b>9</b>
September	5	12	<b>19</b>
October	7	13	<b>8</b>
November	21	6	
December	9	23	



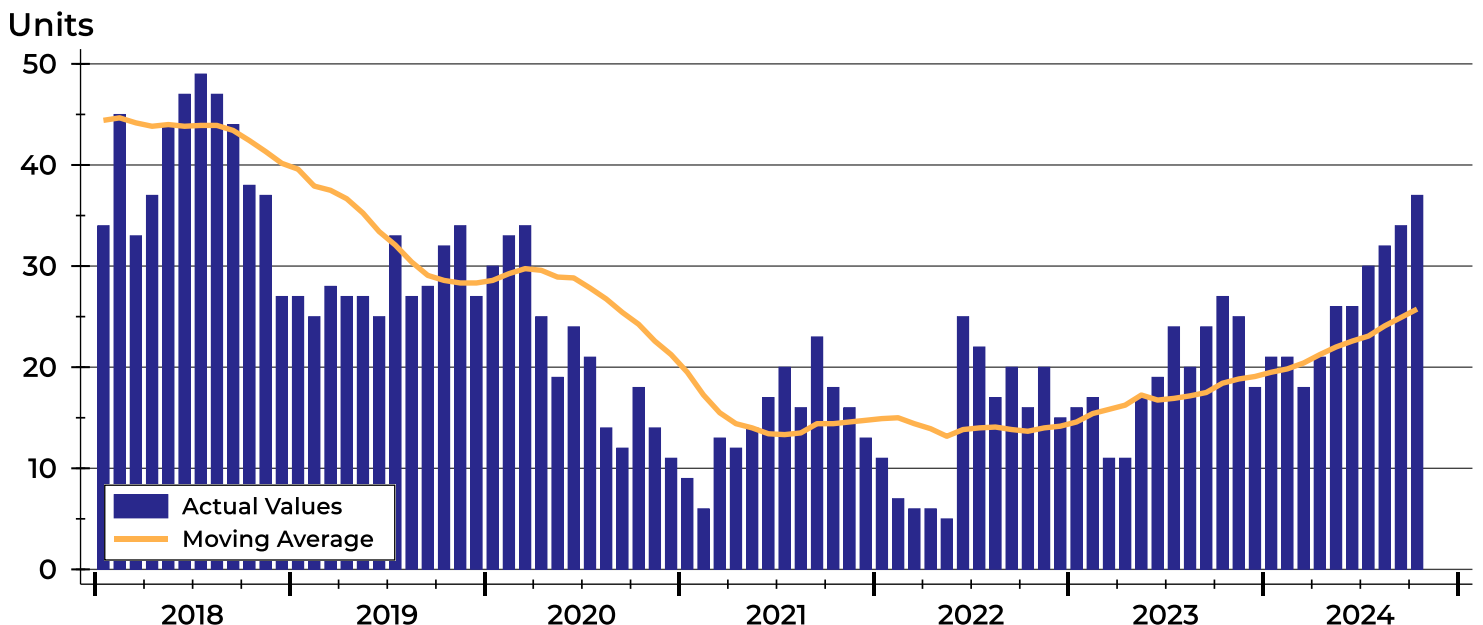
# Jefferson County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		37	27	37.0%
Volume (1,000s)		13,268	7,521	76.4%
Months' Supply		3.1	2.2	40.9%
Average	List Price	358,588	278,540	28.7%
	Days on Market	55	57	-3.5%
	Percent of Original	97.2%	96.2%	1.0%
Median	List Price	335,000	249,888	34.1%
	Days on Market	28	35	-20.0%
	Percent of Original	100.0%	100.0%	0.0%

A total of 37 homes were available for sale in Jefferson County at the end of October. This represents a 3.1 months' supply of active listings.

The median list price of homes on the market at the end of October was \$335,000, up 34.1% from 2023. The typical time on market for active listings was 28 days, down from 35 days a year earlier.

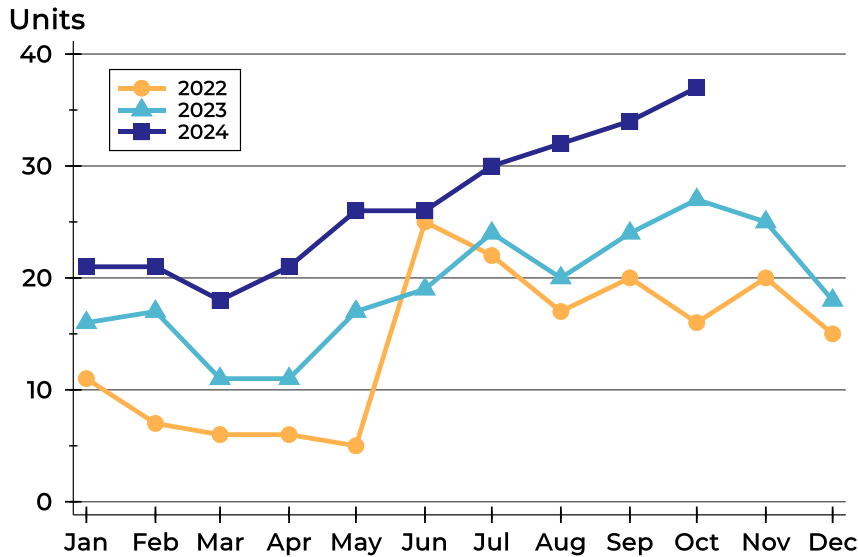
## History of Active Listings





## Jefferson County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	11	16	21
February	7	17	21
March	6	11	18
April	6	11	21
May	5	17	26
June	25	19	26
July	22	24	30
August	17	20	32
September	20	24	34
October	16	27	37
November	20	25	
December	15	18	

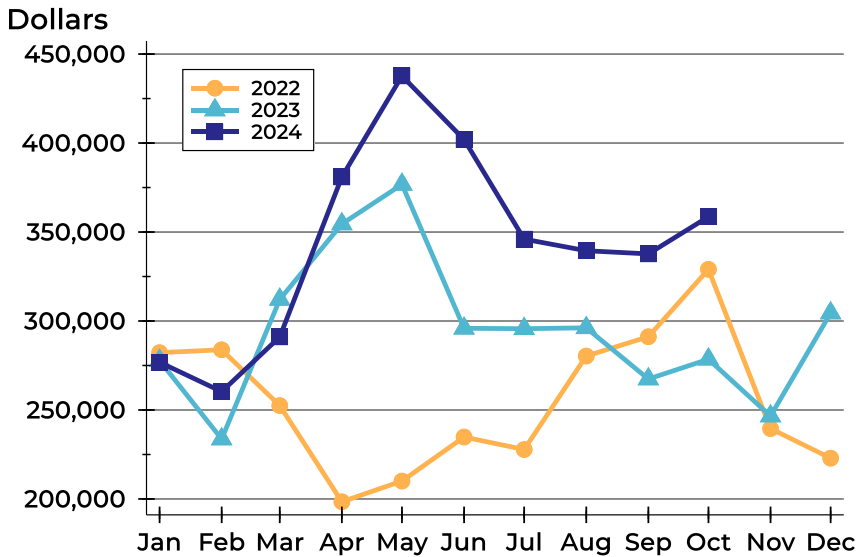
### Active Listings by Price Range

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	2.7%	3.0	39,995	39,995	102	102	88.3%	88.3%
\$50,000-\$99,999	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	1	2.7%	3.0	110,000	110,000	2	2	100.0%	100.0%
\$125,000-\$149,999	3	8.1%	7.2	141,967	139,000	81	84	97.1%	100.0%
\$150,000-\$174,999	2	5.4%	2.7	167,450	167,450	35	35	94.9%	94.9%
\$175,000-\$199,999	1	2.7%	1.0	179,900	179,900	10	10	100.0%	100.0%
\$200,000-\$249,999	2	5.4%	0.9	229,250	229,250	22	22	99.8%	99.8%
\$250,000-\$299,999	5	13.5%	2.6	277,340	280,000	28	16	99.3%	100.0%
\$300,000-\$399,999	8	21.6%	3.6	348,731	350,000	40	15	97.3%	98.7%
\$400,000-\$499,999	7	18.9%	6.5	450,743	459,000	59	38	93.9%	96.5%
\$500,000-\$749,999	6	16.2%	N/A	582,800	557,400	107	76	99.1%	99.2%
\$750,000-\$999,999	1	2.7%	N/A	890,000	890,000	36	36	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



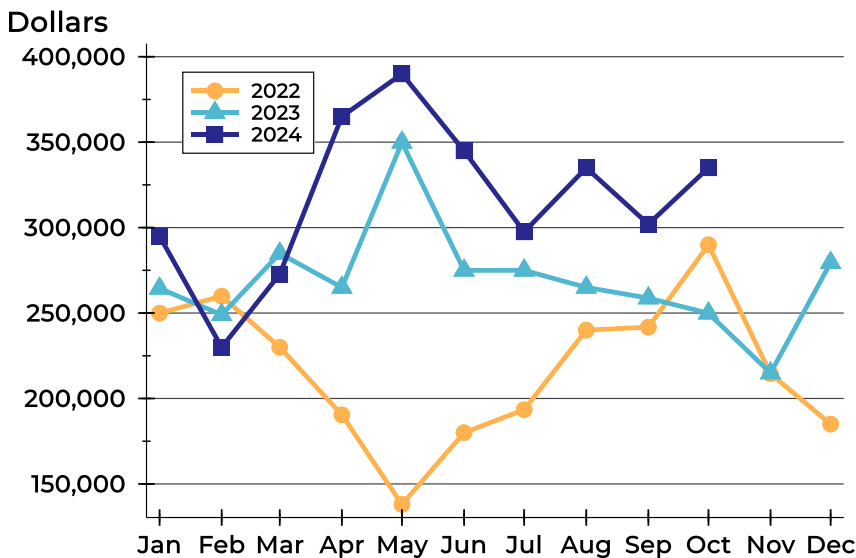
# Jefferson County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	282,223	277,778	<b>276,829</b>
February	283,843	233,685	<b>260,340</b>
March	252,467	312,145	<b>291,064</b>
April	198,433	354,509	<b>380,924</b>
May	210,080	376,765	<b>437,700</b>
June	234,824	295,921	<b>401,990</b>
July	227,791	295,677	<b>346,012</b>
August	280,318	296,175	<b>339,489</b>
September	291,175	267,396	<b>337,709</b>
October	329,038	278,540	<b>358,588</b>
November	239,568	246,606	
December	222,940	304,466	

## Median Price

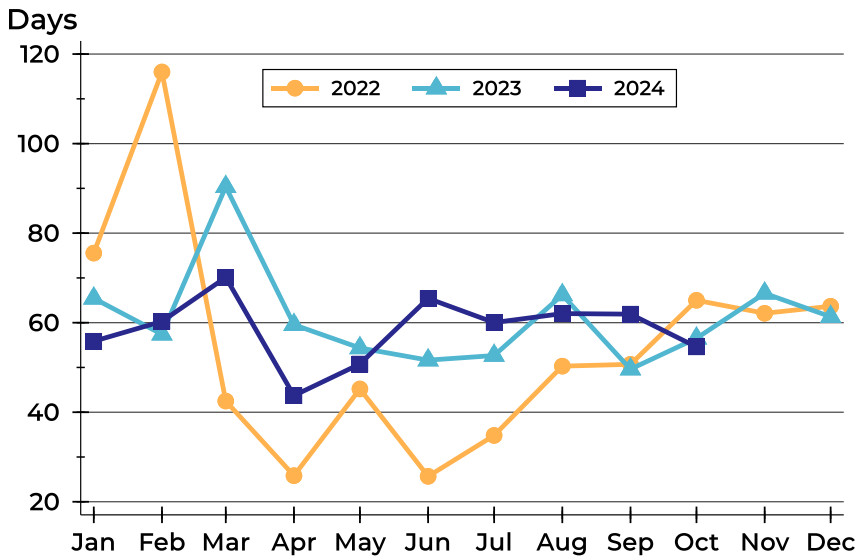


Month	2022	2023	2024
January	249,950	264,450	<b>295,000</b>
February	259,900	249,000	<b>230,000</b>
March	229,950	284,900	<b>272,800</b>
April	190,400	265,000	<b>365,000</b>
May	138,000	349,900	<b>389,950</b>
June	180,000	275,000	<b>344,950</b>
July	193,450	275,000	<b>297,500</b>
August	240,000	265,000	<b>335,000</b>
September	241,750	258,750	<b>302,000</b>
October	289,950	249,888	<b>335,000</b>
November	214,450	214,900	
December	185,000	279,444	



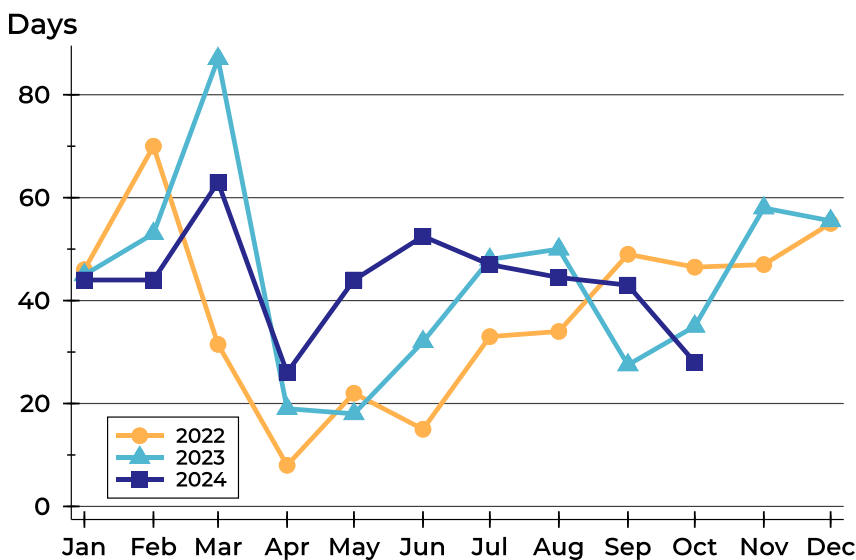
# Jefferson County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	76	65	<b>56</b>
February	116	57	<b>60</b>
March	43	90	<b>70</b>
April	26	60	<b>44</b>
May	45	54	<b>51</b>
June	26	52	<b>65</b>
July	35	53	<b>60</b>
August	50	66	<b>62</b>
September	51	50	<b>62</b>
October	65	57	<b>55</b>
November	62	67	
December	64	61	

## Median DOM



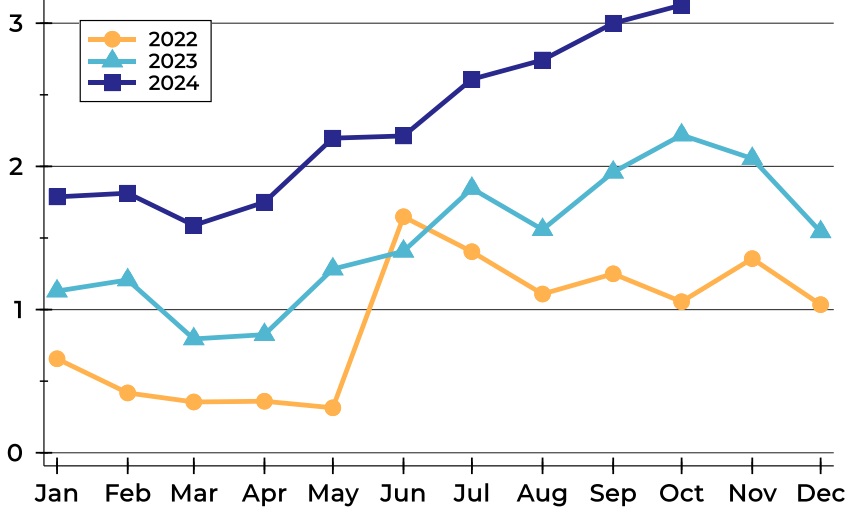
Month	2022	2023	2024
January	46	45	<b>44</b>
February	70	53	<b>44</b>
March	32	87	<b>63</b>
April	8	19	<b>26</b>
May	22	18	<b>44</b>
June	15	32	<b>53</b>
July	33	48	<b>47</b>
August	34	50	<b>45</b>
September	49	28	<b>43</b>
October	47	35	<b>28</b>
November	47	58	
December	55	56	



# Jefferson County Months' Supply Analysis

## Months' Supply by Month

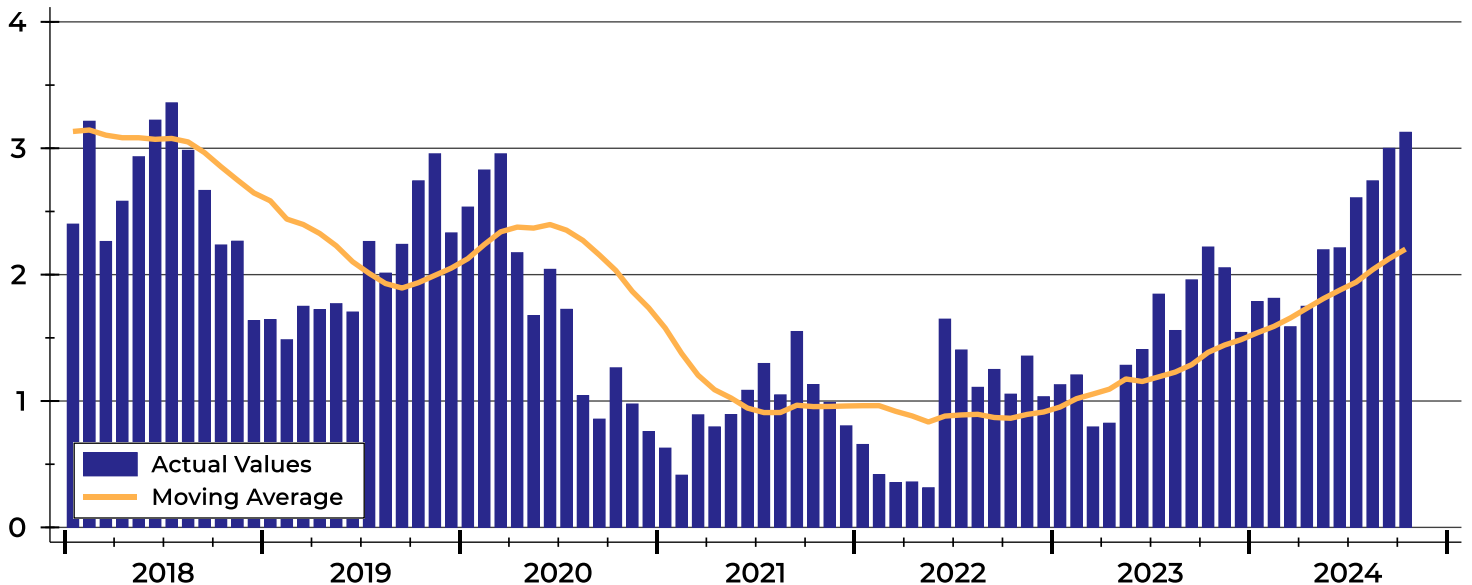
Months



Month	2022	2023	2024
January	0.7	1.1	<b>1.8</b>
February	0.4	1.2	<b>1.8</b>
March	0.4	0.8	<b>1.6</b>
April	0.4	0.8	<b>1.8</b>
May	0.3	1.3	<b>2.2</b>
June	1.6	1.4	<b>2.2</b>
July	1.4	1.8	<b>2.6</b>
August	1.1	1.6	<b>2.7</b>
September	1.3	2.0	<b>3.0</b>
October	1.1	2.2	<b>3.1</b>
November	1.4	2.1	
December	1.0	1.5	

## History of Month's Supply

Months







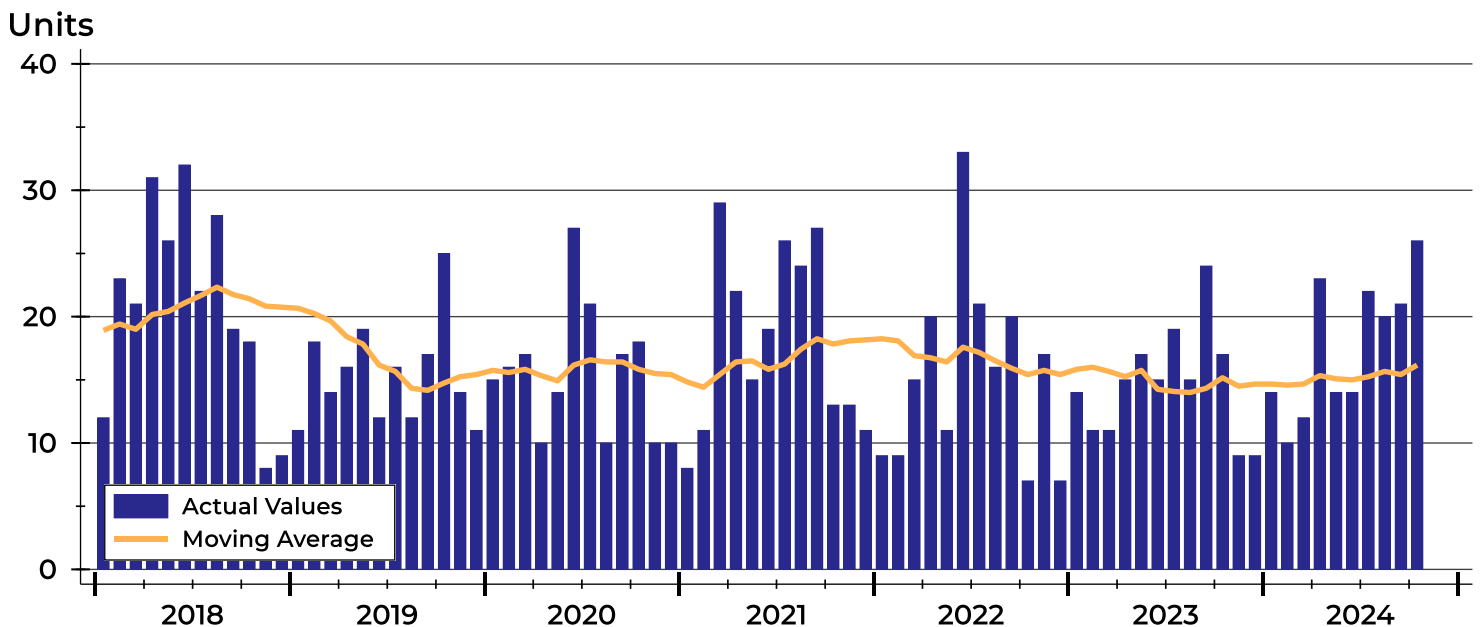
# Jefferson County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>26</b>	17	52.9%
	Volume (1,000s)	<b>7,452</b>	4,857	53.4%
	Average List Price	<b>286,631</b>	285,685	0.3%
	Median List Price	<b>279,500</b>	249,950	11.8%
Year-to-Date	New Listings	<b>176</b>	158	11.4%
	Volume (1,000s)	<b>51,511</b>	42,939	20.0%
	Average List Price	<b>292,677</b>	271,765	7.7%
	Median List Price	<b>275,000</b>	249,700	10.1%

A total of 26 new listings were added in Jefferson County during October, up 52.9% from the same month in 2023. Year-to-date Jefferson County has seen 176 new listings.

The median list price of these homes was \$279,500 up from \$249,950 in 2023.

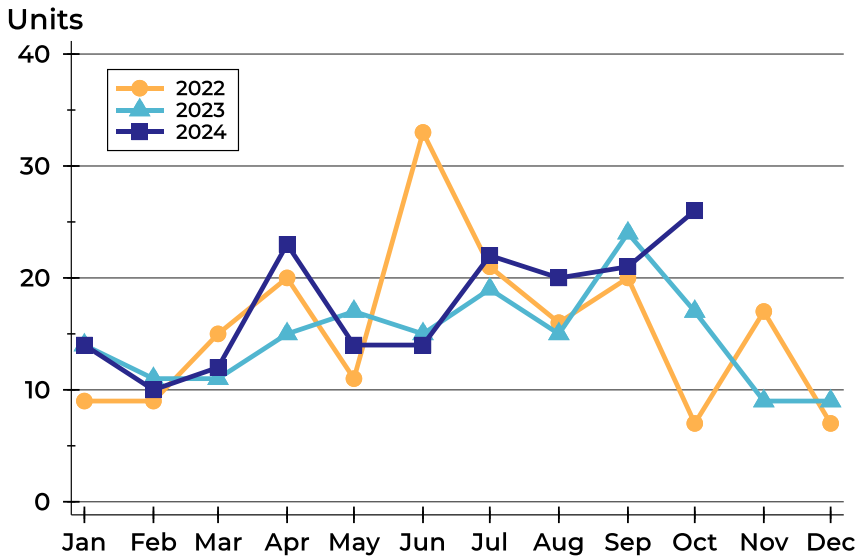
## History of New Listings





## Jefferson County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	9	14	14
February	9	11	10
March	15	11	12
April	20	15	23
May	11	17	14
June	33	15	14
July	21	19	22
August	16	15	20
September	20	24	21
October	7	17	26
November	17	9	
December	7	9	

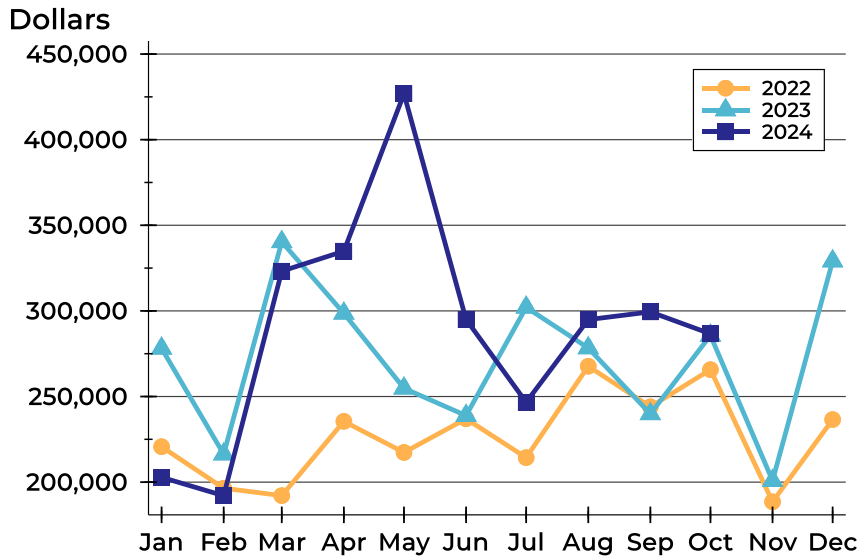
### New Listings by Price Range

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	1	3.8%	45,000	45,000	15	15	100.0%	100.0%
\$50,000-\$99,999	1	3.8%	50,000	50,000	6	6	63.4%	63.4%
\$100,000-\$124,999	1	3.8%	110,000	110,000	2	2	100.0%	100.0%
\$125,000-\$149,999	1	3.8%	149,900	149,900	20	20	100.0%	100.0%
\$150,000-\$174,999	1	3.8%	169,500	169,500	7	7	100.0%	100.0%
\$175,000-\$199,999	2	7.7%	177,450	177,450	15	15	96.1%	96.1%
\$200,000-\$249,999	3	11.5%	227,833	230,000	20	22	99.1%	99.6%
\$250,000-\$299,999	5	19.2%	276,340	279,000	13	8	99.3%	100.0%
\$300,000-\$399,999	6	23.1%	337,333	332,500	18	20	98.6%	99.2%
\$400,000-\$499,999	3	11.5%	458,000	459,000	21	21	100.0%	100.0%
\$500,000-\$749,999	2	7.7%	554,950	554,950	25	25	100.0%	100.0%
\$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



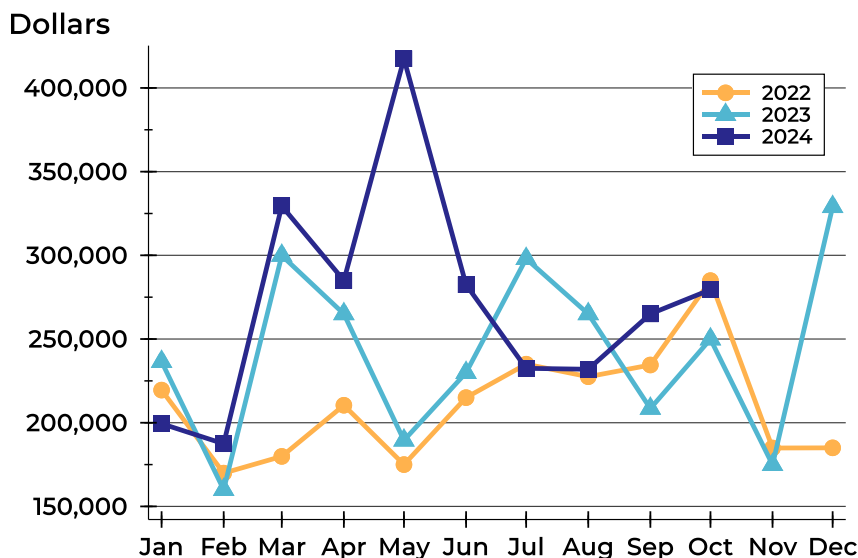
# Jefferson County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	220,689	278,136	<b>202,818</b>
February	196,450	216,336	<b>192,085</b>
March	192,133	340,336	<b>323,200</b>
April	235,508	298,580	<b>334,887</b>
May	217,345	254,818	<b>426,807</b>
June	237,012	238,847	<b>295,021</b>
July	214,314	302,084	<b>246,648</b>
August	267,700	278,340	<b>294,905</b>
September	243,980	239,873	<b>299,414</b>
October	265,700	285,685	<b>286,631</b>
November	188,535	200,878	
December	236,543	329,078	

## Median Price



Month	2022	2023	2024
January	219,500	236,500	<b>199,450</b>
February	169,900	160,000	<b>187,450</b>
March	179,900	299,900	<b>329,500</b>
April	210,450	265,000	<b>285,000</b>
May	175,000	189,500	<b>417,450</b>
June	215,000	229,900	<b>282,450</b>
July	235,000	298,000	<b>232,500</b>
August	227,500	265,000	<b>231,950</b>
September	234,500	208,500	<b>265,000</b>
October	284,900	249,950	<b>279,500</b>
November	184,900	174,900	
December	185,000	329,000	



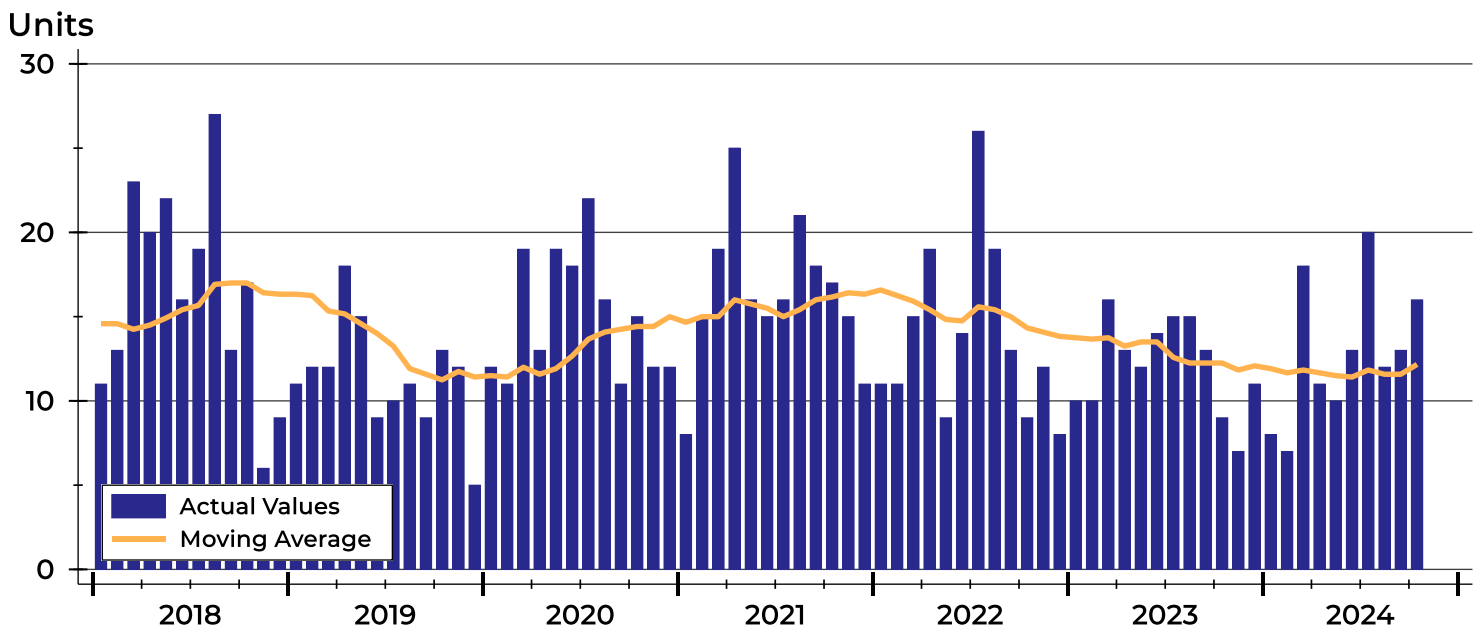
# Jefferson County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		16	9	77.8%	128	127	0.8%
Volume (1,000s)		3,464	1,924	80.0%	33,781	32,401	4.3%
Average	Sale Price	216,494	213,767	1.3%	263,918	255,127	3.4%
	Days on Market	33	30	10.0%	37	26	42.3%
	Percent of Original	91.3%	98.1%	-6.9%	94.3%	97.6%	-3.4%
Median	Sale Price	227,500	225,000	1.1%	244,850	225,800	8.4%
	Days on Market	15	15	0.0%	14	6	133.3%
	Percent of Original	95.8%	100.0%	-4.2%	97.2%	100.0%	-2.8%

A total of 16 contracts for sale were written in Jefferson County during the month of October, up from 9 in 2023. The median list price of these homes was \$227,500, up from \$225,000 the prior year.

Half of the homes that went under contract in October were on the market less than 15 days, compared to 15 days in October 2023.

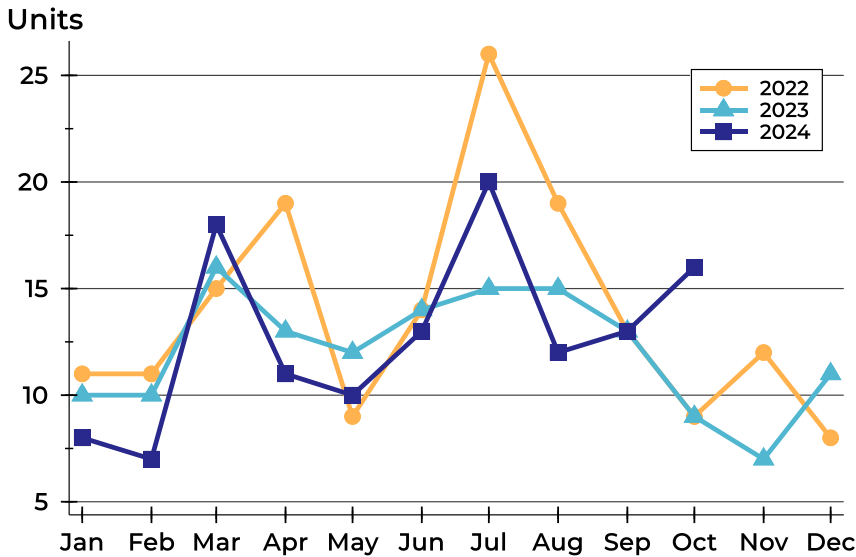
## History of Contracts Written





## Jefferson County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	11	10	<b>8</b>
February	11	10	<b>7</b>
March	15	16	<b>18</b>
April	19	13	<b>11</b>
May	9	12	<b>10</b>
June	14	14	<b>13</b>
July	26	15	<b>20</b>
August	19	15	<b>12</b>
September	13	13	<b>13</b>
October	9	9	<b>16</b>
November	12	7	
December	8	11	

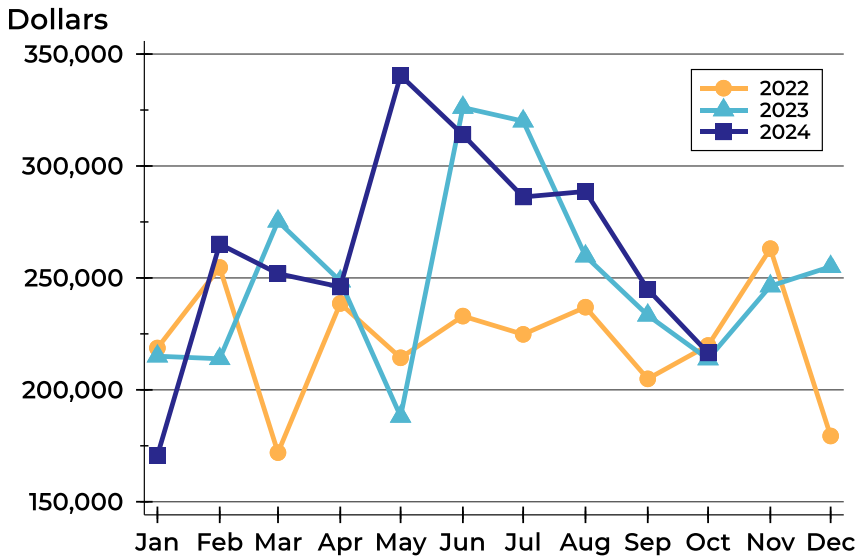
### Contracts Written by Price Range

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	6.3%	45,000	45,000	15	15	100.0%	100.0%
\$50,000-\$99,999	1	6.3%	50,000	50,000	6	6	63.4%	63.4%
\$100,000-\$124,999	1	6.3%	120,000	120,000	54	54	88.9%	88.9%
\$125,000-\$149,999	1	6.3%	140,000	140,000	180	180	81.3%	81.3%
\$150,000-\$174,999	2	12.5%	163,250	163,250	37	37	96.7%	96.7%
\$175,000-\$199,999	1	6.3%	175,000	175,000	14	14	92.1%	92.1%
\$200,000-\$249,999	2	12.5%	227,500	227,500	9	9	92.2%	92.2%
\$250,000-\$299,999	3	18.8%	273,300	275,000	12	7	100.0%	100.0%
\$300,000-\$399,999	4	25.0%	333,125	329,250	32	31	89.2%	95.8%
\$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



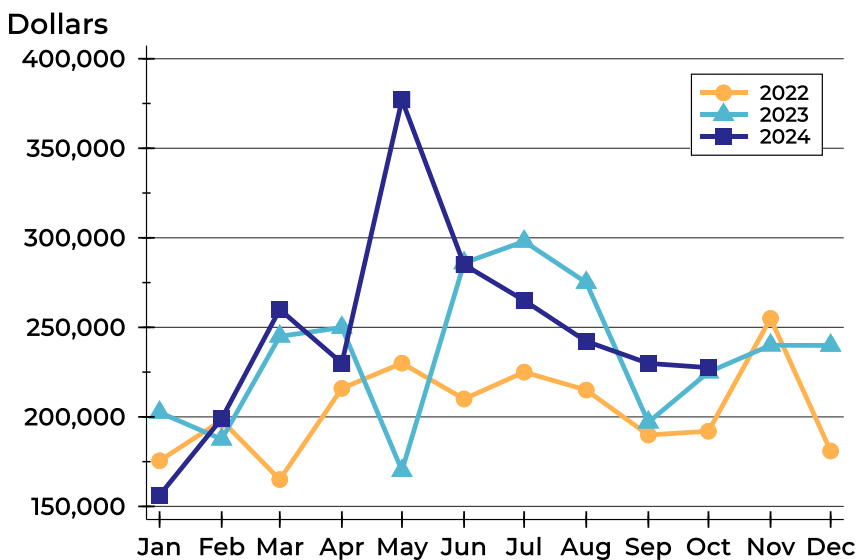
# Jefferson County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
<b>January</b>	218,691	215,040	<b>170,675</b>
<b>February</b>	254,668	213,880	<b>265,129</b>
<b>March</b>	171,967	275,290	<b>251,914</b>
<b>April</b>	238,592	248,569	<b>245,977</b>
<b>May</b>	214,311	188,117	<b>340,440</b>
<b>June</b>	232,943	326,114	<b>313,935</b>
<b>July</b>	224,781	320,020	<b>286,168</b>
<b>August</b>	236,932	259,717	<b>288,625</b>
<b>September</b>	204,908	233,300	<b>244,900</b>
<b>October</b>	219,811	213,767	<b>216,494</b>
<b>November</b>	263,063	246,363	
<b>December</b>	179,388	255,014	

## Median Price

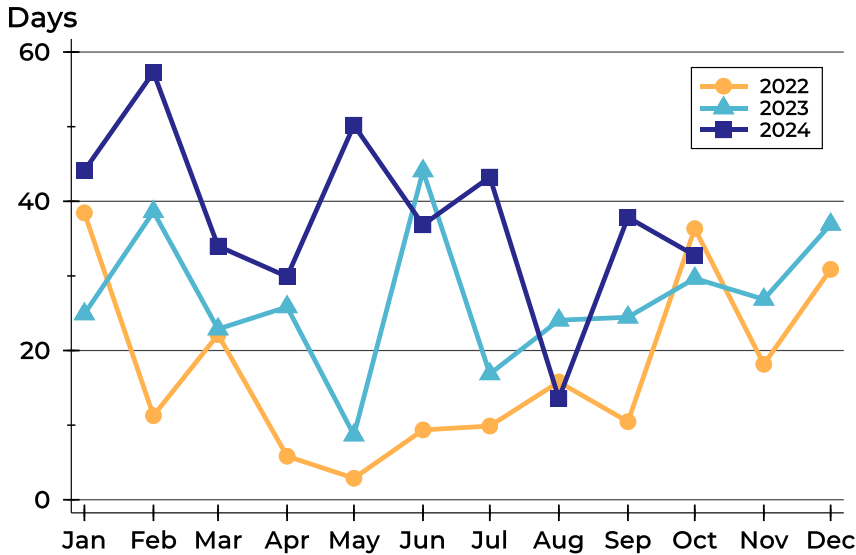


Month	2022	2023	2024
<b>January</b>	175,500	202,500	<b>156,250</b>
<b>February</b>	198,000	187,500	<b>199,000</b>
<b>March</b>	165,000	245,000	<b>260,000</b>
<b>April</b>	215,900	249,900	<b>230,000</b>
<b>May</b>	230,000	170,000	<b>377,000</b>
<b>June</b>	210,000	285,950	<b>285,000</b>
<b>July</b>	225,000	298,000	<b>265,000</b>
<b>August</b>	215,000	275,000	<b>242,200</b>
<b>September</b>	189,900	197,000	<b>229,900</b>
<b>October</b>	192,000	225,000	<b>227,500</b>
<b>November</b>	255,000	240,000	
<b>December</b>	180,950	239,900	



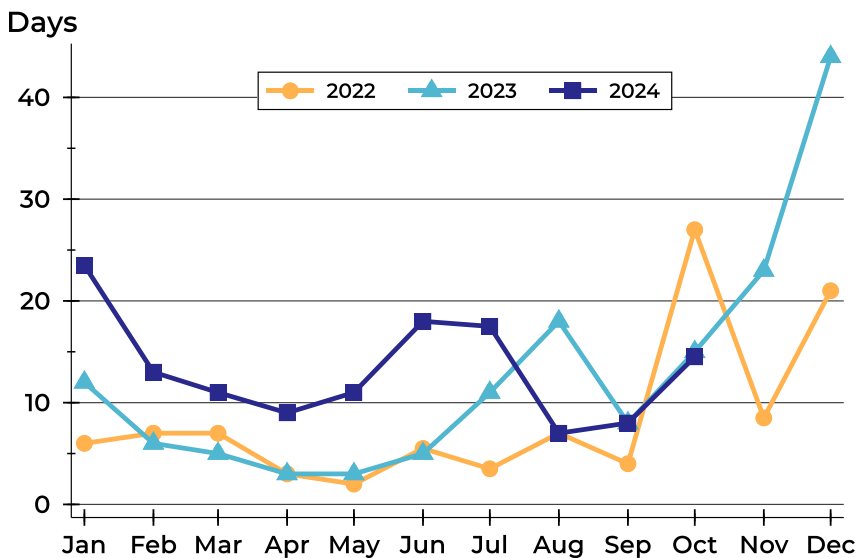
# Jefferson County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	38	25	44
February	11	39	57
March	22	23	34
April	6	26	30
May	3	9	50
June	9	44	37
July	10	17	43
August	16	24	14
September	10	24	38
October	36	30	33
November	18	27	
December	31	37	

## Median DOM



Month	2022	2023	2024
January	6	12	24
February	7	6	13
March	7	5	11
April	3	3	9
May	2	3	11
June	6	5	18
July	4	11	18
August	7	18	7
September	4	8	8
October	27	15	15
November	9	23	
December	21	44	



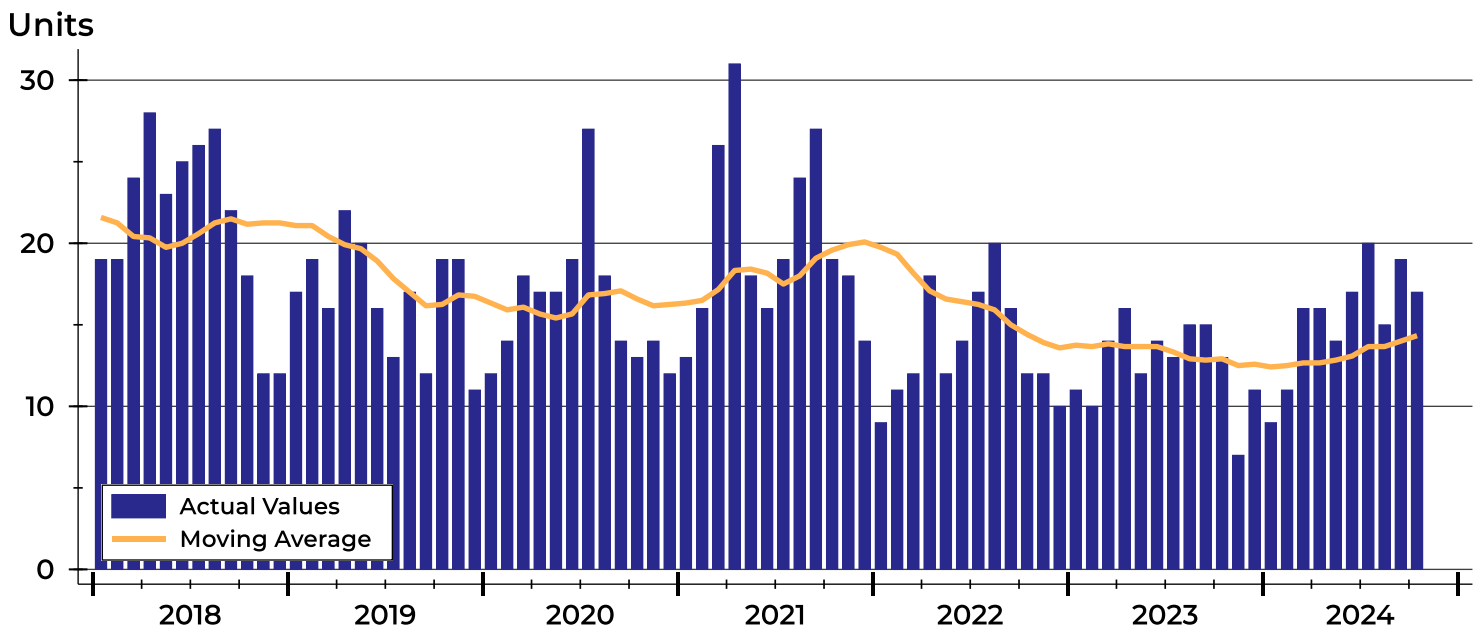
# Jefferson County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		<b>17</b>	13	30.8%
Volume (1,000s)		<b>3,472</b>	2,653	30.9%
Average	List Price	<b>204,247</b>	204,062	0.1%
	Days on Market	<b>35</b>	25	40.0%
	Percent of Original	<b>94.3%</b>	97.4%	-3.2%
Median	List Price	<b>200,000</b>	197,000	1.5%
	Days on Market	<b>27</b>	15	80.0%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 17 listings in Jefferson County had contracts pending at the end of October, up from 13 contracts pending at the end of October 2023.

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

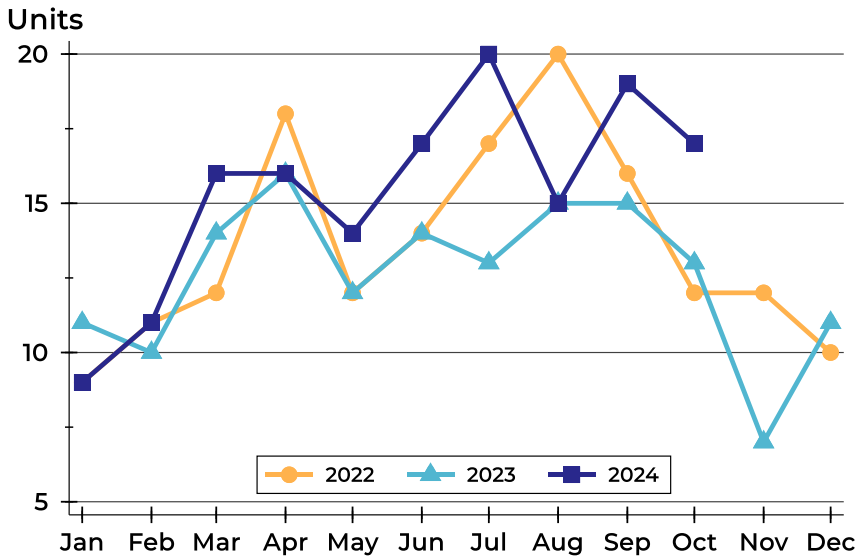






## Jefferson County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	9	11	<b>9</b>
February	11	10	<b>11</b>
March	12	14	<b>16</b>
April	18	16	<b>16</b>
May	12	12	<b>14</b>
June	14	14	<b>17</b>
July	17	13	<b>20</b>
August	20	15	<b>15</b>
September	16	15	<b>19</b>
October	12	13	<b>17</b>
November	12	7	
December	10	11	

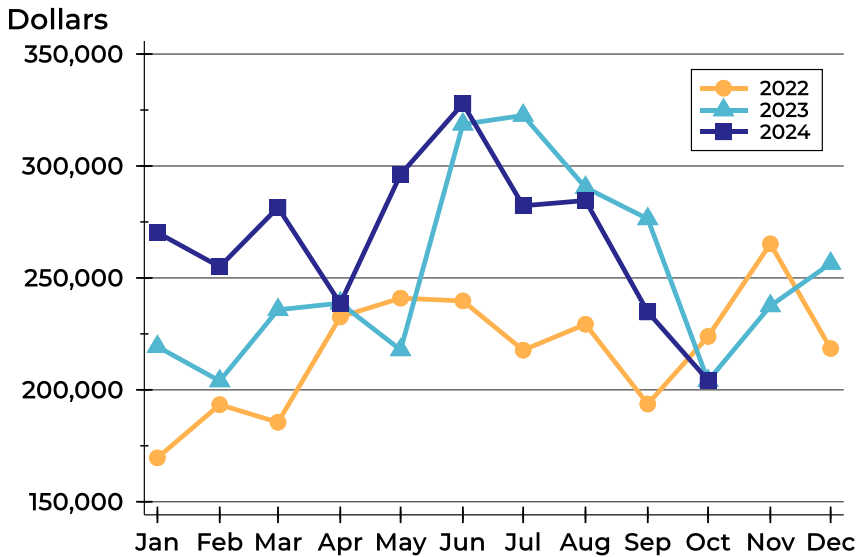
### Pending Contracts by Price Range

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	1	5.9%	45,000	45,000	15	15	100.0%	100.0%
\$50,000-\$99,999	1	5.9%	74,900	74,900	85	85	84.2%	84.2%
\$100,000-\$124,999	2	11.8%	121,500	121,500	27	27	94.4%	94.4%
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	3	17.6%	165,500	169,500	26	7	97.8%	100.0%
\$175,000-\$199,999	1	5.9%	175,000	175,000	14	14	92.1%	92.1%
\$200,000-\$249,999	4	23.5%	224,850	224,950	53	52	96.1%	98.2%
\$250,000-\$299,999	2	11.8%	272,450	272,450	18	18	100.0%	100.0%
\$300,000-\$399,999	3	17.6%	331,167	319,500	33	34	86.8%	95.3%
\$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



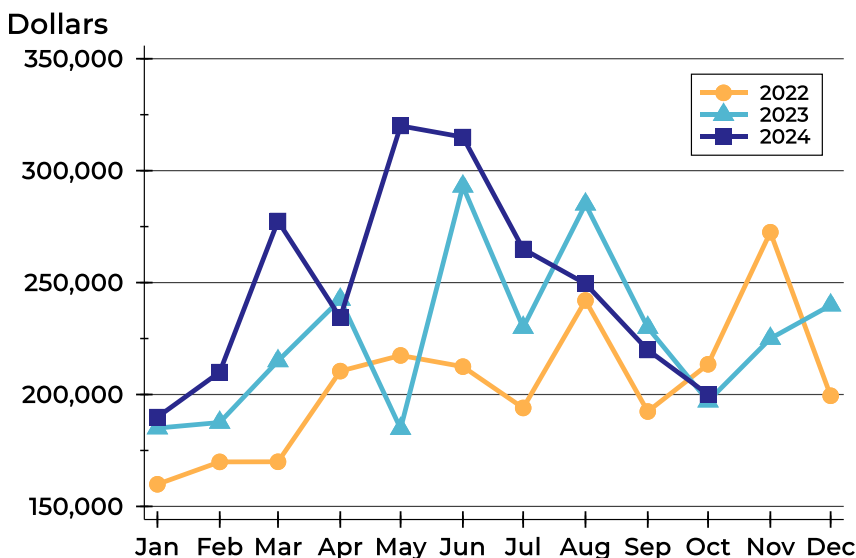
# Jefferson County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
<b>January</b>	169,622	219,300	<b>270,255</b>
<b>February</b>	193,368	203,970	<b>254,982</b>
<b>March</b>	185,508	235,767	<b>281,484</b>
<b>April</b>	232,581	238,727	<b>238,597</b>
<b>May</b>	240,958	217,850	<b>296,236</b>
<b>June</b>	239,721	318,657	<b>327,832</b>
<b>July</b>	217,724	322,577	<b>282,240</b>
<b>August</b>	229,295	290,397	<b>284,573</b>
<b>September</b>	193,663	276,373	<b>234,784</b>
<b>October</b>	223,850	204,062	<b>204,247</b>
<b>November</b>	265,233	237,507	
<b>December</b>	218,450	256,459	

## Median Price

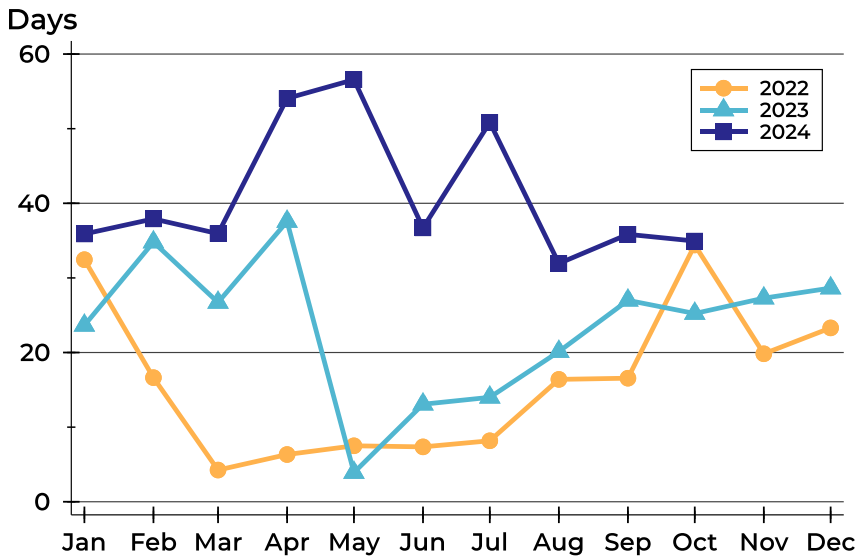


Month	2022	2023	2024
<b>January</b>	159,900	185,000	<b>189,900</b>
<b>February</b>	169,900	187,500	<b>210,000</b>
<b>March</b>	169,950	215,000	<b>277,500</b>
<b>April</b>	210,450	242,450	<b>234,350</b>
<b>May</b>	217,450	184,750	<b>320,000</b>
<b>June</b>	212,450	293,000	<b>315,000</b>
<b>July</b>	194,000	229,900	<b>265,000</b>
<b>August</b>	242,000	285,000	<b>249,500</b>
<b>September</b>	192,400	229,900	<b>219,900</b>
<b>October</b>	213,500	197,000	<b>200,000</b>
<b>November</b>	272,500	225,000	
<b>December</b>	199,450	239,900	



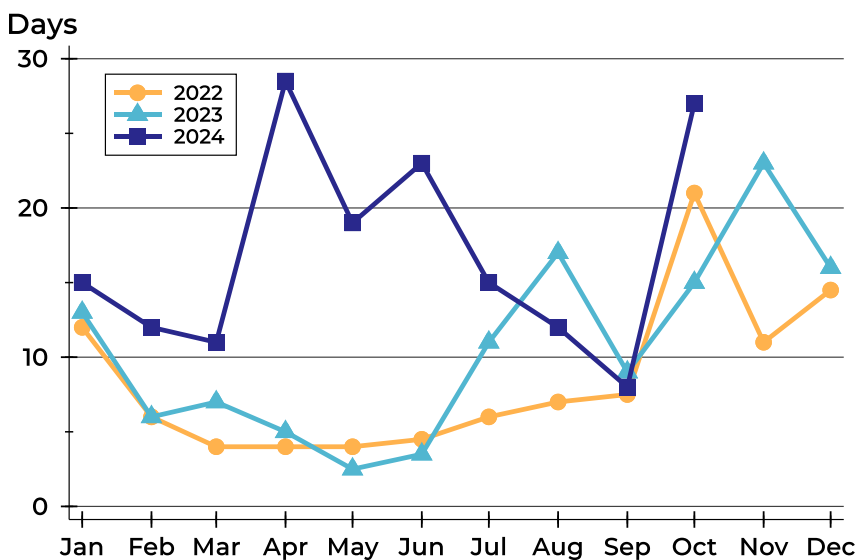
# Jefferson County Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	32	24	36
February	17	35	38
March	4	27	36
April	6	38	54
May	8	4	57
June	7	13	37
July	8	14	51
August	16	20	32
September	17	27	36
October	34	25	35
November	20	27	
December	23	29	

## Median DOM



Month	2022	2023	2024
January	12	13	15
February	6	6	12
March	4	7	11
April	4	5	29
May	4	3	19
June	5	4	23
July	6	11	15
August	7	17	12
September	8	9	8
October	21	15	27
November	11	23	
December	15	16	



**October  
2024**

# Sunflower MLS Statistics



## Lyon County Housing Report



### Market Overview

#### Lyon County Home Sales Fell in October

Total home sales in Lyon County fell last month to 35 units, compared to 38 units in October 2023. Total sales volume was \$6.1 million, down from a year earlier.

The median sale price in October was \$145,000, down from \$176,000 a year earlier. Homes that sold in October were typically on the market for 9 days and sold for 98.4% of their list prices.

#### Lyon County Active Listings Up at End of October

The total number of active listings in Lyon County at the end of October was 46 units, up from 42 at the same point in 2023. This represents a 1.7 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$194,450.

During October, a total of 33 contracts were written up from 30 in October 2023. At the end of the month, there were 44 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Lyon County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>35</b>	<b>38</b>	<b>41</b>	<b>270</b>	<b>301</b>	<b>360</b>
Change from prior year		-7.9%	-7.3%	13.9%	-10.3%	-16.4%	-1.6%
<b>Active Listings</b>		<b>46</b>	<b>42</b>	<b>30</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		9.5%	40.0%	-25.0%			
<b>Months' Supply</b>		<b>1.7</b>	<b>1.4</b>	<b>0.8</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		21.4%	75.0%	-27.3%			
<b>New Listings</b>		<b>43</b>	<b>38</b>	<b>28</b>	<b>355</b>	<b>374</b>	<b>385</b>
Change from prior year		13.2%	35.7%	-44.0%	-5.1%	-2.9%	-14.8%
<b>Contracts Written</b>		<b>33</b>	<b>30</b>	<b>22</b>	<b>291</b>	<b>320</b>	<b>348</b>
Change from prior year		10.0%	36.4%	-56.9%	-9.1%	-8.0%	-13.0%
<b>Pending Contracts</b>		<b>44</b>	<b>34</b>	<b>32</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		29.4%	6.3%	-50.8%			
<b>Sales Volume (1,000s)</b>		<b>6,114</b>	<b>7,338</b>	<b>7,945</b>	<b>51,182</b>	<b>57,306</b>	<b>63,317</b>
Change from prior year		-16.7%	-7.6%	38.3%	-10.7%	-9.5%	11.1%
Average	<b>Sale Price</b>	<b>174,689</b>	<b>193,110</b>	<b>193,788</b>	<b>189,564</b>	<b>190,384</b>	<b>175,880</b>
	Change from prior year	-9.5%	-0.3%	21.4%	-0.4%	8.2%	12.9%
	<b>List Price of Actives</b>	<b>236,648</b>	<b>231,298</b>	<b>216,680</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	2.3%	6.7%	44.5%			
	<b>Days on Market</b>	<b>20</b>	<b>20</b>	<b>18</b>	<b>23</b>	<b>20</b>	<b>17</b>
Change from prior year	0.0%	11.1%	38.5%	15.0%	17.6%	-22.7%	
	<b>Percent of List</b>	<b>97.2%</b>	<b>96.5%</b>	<b>95.9%</b>	<b>97.7%</b>	<b>97.8%</b>	<b>97.8%</b>
Change from prior year	0.7%	0.6%	-1.1%	-0.1%	0.0%	0.7%	
	<b>Percent of Original</b>	<b>94.3%</b>	<b>94.9%</b>	<b>94.3%</b>	<b>96.0%</b>	<b>96.2%</b>	<b>96.3%</b>
Change from prior year	-0.6%	0.6%	-2.2%	-0.2%	-0.1%	0.2%	
Median	<b>Sale Price</b>	<b>145,000</b>	<b>176,000</b>	<b>189,500</b>	<b>172,000</b>	<b>167,000</b>	<b>148,000</b>
	Change from prior year	-17.6%	-7.1%	15.0%	3.0%	12.8%	2.1%
	<b>List Price of Actives</b>	<b>194,450</b>	<b>168,250</b>	<b>209,750</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	15.6%	-19.8%	67.9%			
	<b>Days on Market</b>	<b>9</b>	<b>7</b>	<b>7</b>	<b>6</b>	<b>6</b>	<b>6</b>
Change from prior year	28.6%	0.0%	16.7%	0.0%	0.0%	20.0%	
	<b>Percent of List</b>	<b>98.4%</b>	<b>97.5%</b>	<b>99.8%</b>	<b>99.6%</b>	<b>99.4%</b>	<b>99.5%</b>
Change from prior year	0.9%	-2.3%	0.9%	0.2%	-0.1%	0.7%	
	<b>Percent of Original</b>	<b>97.5%</b>	<b>96.4%</b>	<b>98.7%</b>	<b>98.3%</b>	<b>98.2%</b>	<b>98.5%</b>
Change from prior year	1.1%	-2.3%	0.7%	0.1%	-0.3%	0.3%	

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



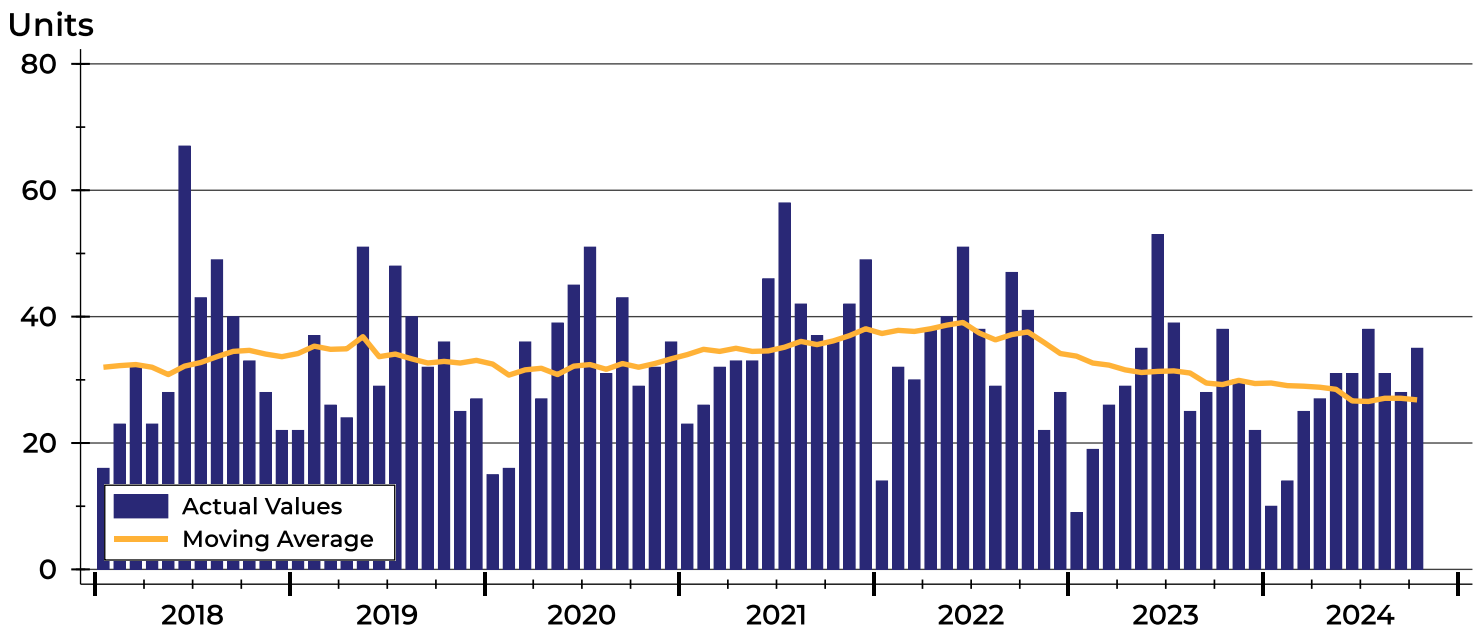
# Lyon County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		35	38	-7.9%	270	301	-10.3%
Volume (1,000s)		6,114	7,338	-16.7%	51,182	57,306	-10.7%
Months' Supply		1.7	1.4	21.4%	N/A	N/A	N/A
Average	Sale Price	174,689	193,110	-9.5%	189,564	190,384	-0.4%
	Days on Market	20	20	0.0%	23	20	15.0%
	Percent of List	97.2%	96.5%	0.7%	97.7%	97.8%	-0.1%
	Percent of Original	94.3%	94.9%	-0.6%	96.0%	96.2%	-0.2%
Median	Sale Price	145,000	176,000	-17.6%	172,000	167,000	3.0%
	Days on Market	9	7	28.6%	6	6	0.0%
	Percent of List	98.4%	97.5%	0.9%	99.6%	99.4%	0.2%
	Percent of Original	97.5%	96.4%	1.1%	98.3%	98.2%	0.1%

A total of 35 homes sold in Lyon County in October, down from 38 units in October 2023. Total sales volume fell to \$6.1 million compared to \$7.3 million in the previous year.

The median sales price in October was \$145,000, down 17.6% compared to the prior year. Median days on market was 9 days, down from 14 days in September, but up from 7 in October 2023.

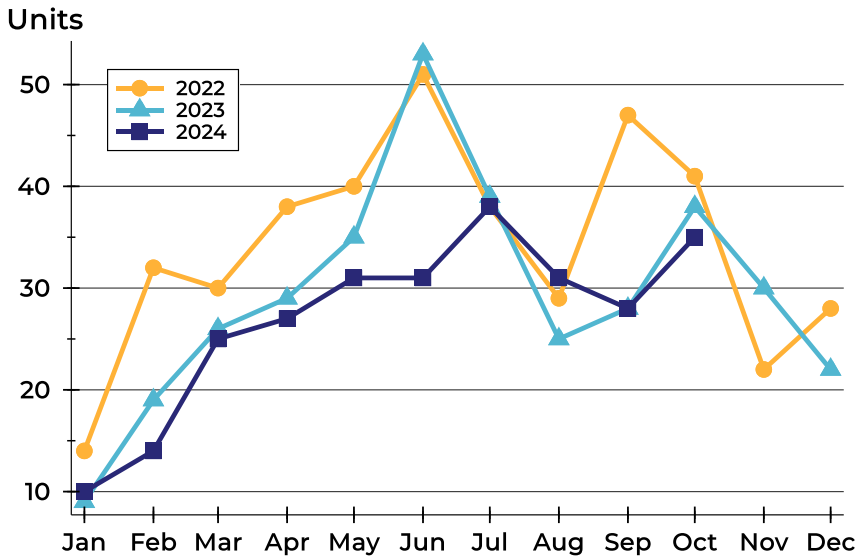
## History of Closed Listings





## Lyon County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	14	9	10
February	32	19	14
March	30	26	25
April	38	29	27
May	40	35	31
June	51	53	31
July	38	39	38
August	29	25	31
September	47	28	28
October	41	38	35
November	22	30	
December	28	22	

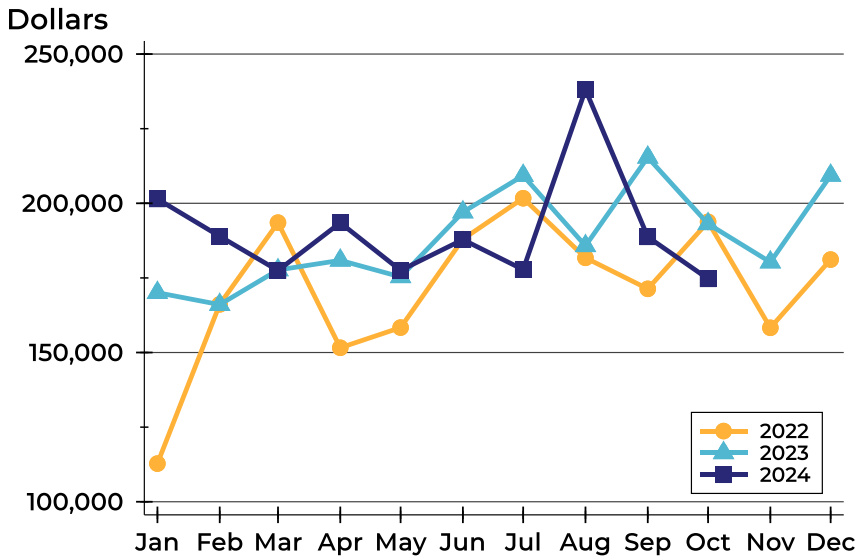
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
Below \$25,000	3	8.6%	0.0	14,167	15,000	0	0	99.3%	100.0%	99.3%	100.0%
\$25,000-\$49,999	3	8.6%	1.3	42,667	45,000	6	5	88.7%	89.0%	86.4%	89.0%
\$50,000-\$99,999	3	8.6%	2.3	77,300	74,900	52	25	92.2%	88.2%	89.1%	83.3%
\$100,000-\$124,999	4	11.4%	2.5	115,125	117,250	13	7	96.8%	100.0%	92.1%	93.6%
\$125,000-\$149,999	5	14.3%	0.9	131,380	129,000	27	22	99.2%	98.4%	90.2%	89.3%
\$150,000-\$174,999	5	14.3%	0.5	165,400	170,000	27	22	96.2%	97.1%	92.8%	92.1%
\$175,000-\$199,999	1	2.9%	2.5	185,000	185,000	4	4	100.3%	100.3%	100.3%	100.3%
\$200,000-\$249,999	4	11.4%	1.5	234,100	231,950	8	10	97.7%	97.9%	97.7%	97.9%
\$250,000-\$299,999	2	5.7%	2.7	283,000	283,000	19	19	101.2%	101.2%	100.2%	100.2%
\$300,000-\$399,999	3	8.6%	1.0	349,967	349,900	13	3	99.4%	99.7%	99.4%	99.7%
\$400,000-\$499,999	1	2.9%	6.0	455,000	455,000	7	7	109.6%	109.6%	109.6%	109.6%
\$500,000-\$749,999	1	2.9%	4.8	575,000	575,000	96	96	96.0%	96.0%	91.3%	91.3%
\$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



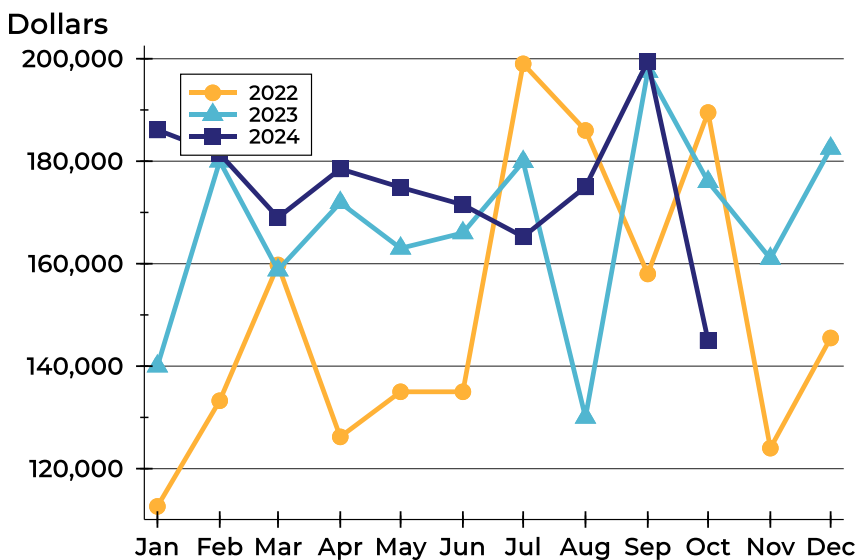
# Lyon County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	112,796	170,056	<b>201,460</b>
February	166,151	166,053	<b>188,947</b>
March	193,517	177,669	<b>177,468</b>
April	151,595	180,879	<b>193,485</b>
May	158,363	175,341	<b>177,519</b>
June	187,987	197,045	<b>187,827</b>
July	201,697	209,285	<b>177,784</b>
August	181,734	185,740	<b>238,082</b>
September	171,338	215,396	<b>188,762</b>
October	193,788	193,110	<b>174,689</b>
November	158,288	180,280	
December	181,146	209,332	

## Median Price



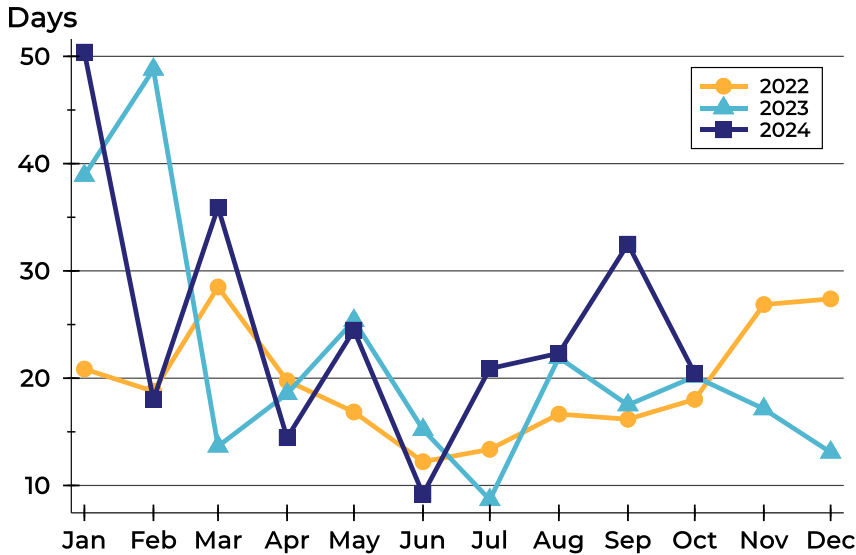
Month	2022	2023	2024
January	112,625	140,000	<b>186,100</b>
February	133,250	180,000	<b>181,450</b>
March	159,750	158,750	<b>169,000</b>
April	126,200	171,900	<b>178,500</b>
May	135,000	163,000	<b>174,900</b>
June	135,000	166,000	<b>171,500</b>
July	199,000	179,900	<b>165,250</b>
August	186,000	130,000	<b>175,000</b>
September	158,000	197,500	<b>199,500</b>
October	189,500	176,000	<b>145,000</b>
November	124,000	161,000	
December	145,500	182,500	





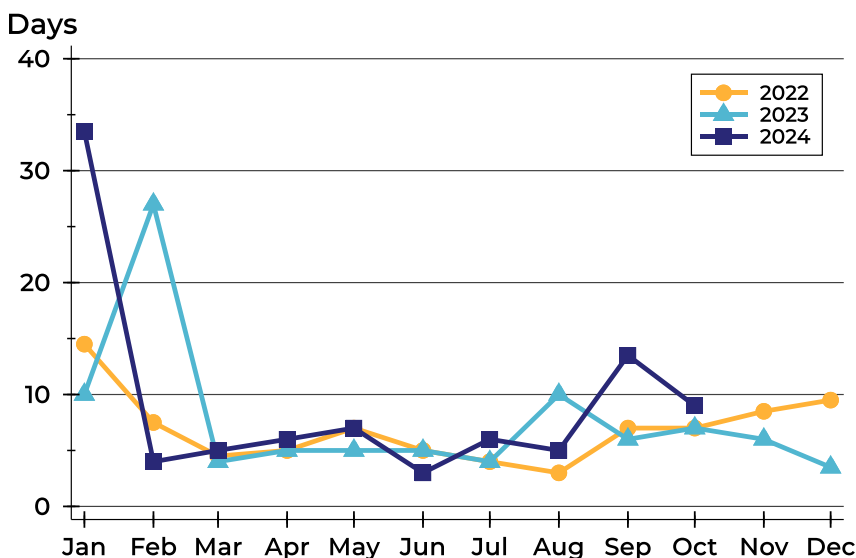
# Lyon County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	21	39	50
February	19	49	18
March	29	14	36
April	20	19	14
May	17	25	24
June	12	15	9
July	13	9	21
August	17	22	22
September	16	18	33
October	18	20	20
November	27	17	
December	27	13	

## Median DOM



Month	2022	2023	2024
January	15	10	34
February	8	27	4
March	5	4	5
April	5	5	6
May	7	5	7
June	5	5	3
July	4	4	6
August	3	10	5
September	7	6	14
October	7	7	9
November	9	6	
December	10	4	



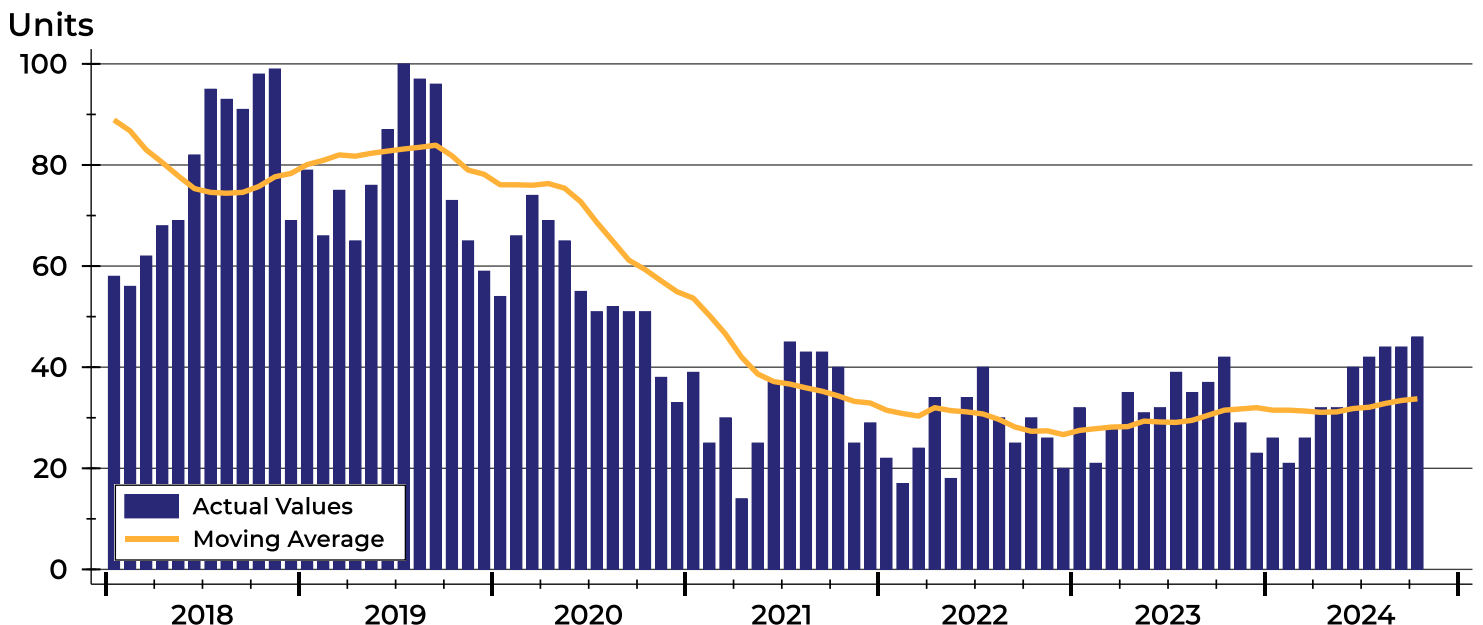
## Lyon County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>46</b>	42	9.5%
Volume (1,000s)		<b>10,886</b>	9,715	12.1%
Months' Supply		<b>1.7</b>	1.4	21.4%
Average	List Price	<b>236,648</b>	231,298	2.3%
	Days on Market	<b>40</b>	57	-29.8%
	Percent of Original	<b>96.3%</b>	96.5%	-0.2%
Median	List Price	<b>194,450</b>	168,250	15.6%
	Days on Market	<b>33</b>	37	-10.8%
	Percent of Original	<b>98.7%</b>	99.4%	-0.7%

A total of 46 homes were available for sale in Lyon County at the end of October. This represents a 1.7 months' supply of active listings.

The median list price of homes on the market at the end of October was \$194,450, up 15.6% from 2023. The typical time on market for active listings was 33 days, down from 37 days a year earlier.

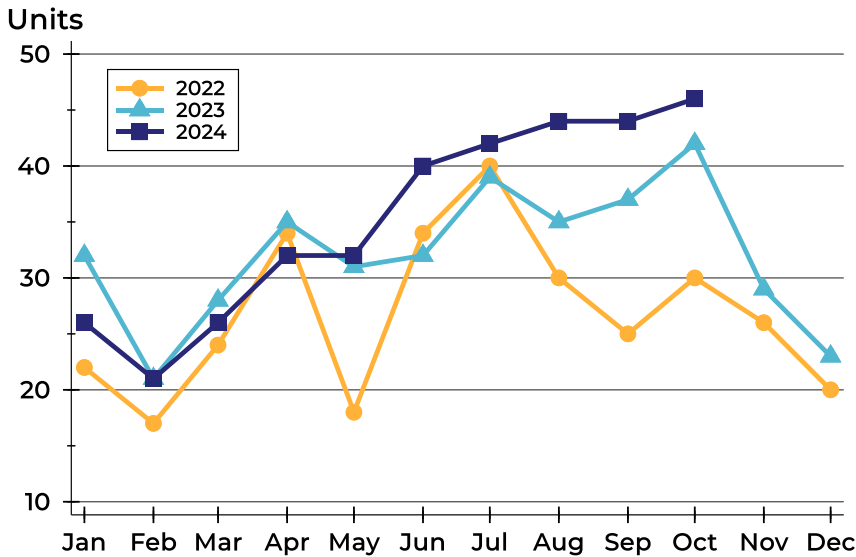
## History of Active Listings





## Lyon County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	22	32	<b>26</b>
February	17	21	<b>21</b>
March	24	28	<b>26</b>
April	34	35	<b>32</b>
May	18	31	<b>32</b>
June	34	32	<b>40</b>
July	40	39	<b>42</b>
August	30	35	<b>44</b>
September	25	37	<b>44</b>
October	30	42	<b>46</b>
November	26	29	
December	20	23	

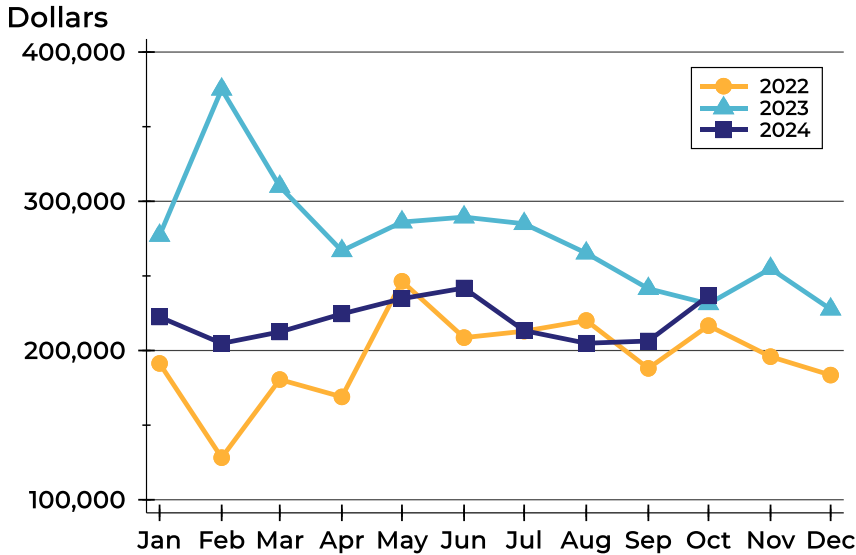
### Active Listings by Price Range

Price Range	Active Listings		Months' Supply	List Price		Days on Market		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	1	2.2%	1.3	44,900	44,900	49	49	90.0%	90.0%
\$50,000-\$99,999	8	17.4%	2.3	81,025	85,450	23	15	95.1%	100.0%
\$100,000-\$124,999	5	10.9%	2.5	118,940	119,900	40	39	94.9%	100.0%
\$125,000-\$149,999	3	6.5%	0.9	139,233	135,900	60	62	96.7%	97.8%
\$150,000-\$174,999	2	4.3%	0.5	166,000	166,000	41	41	97.3%	97.3%
\$175,000-\$199,999	7	15.2%	2.5	192,443	194,000	44	39	97.1%	96.7%
\$200,000-\$249,999	6	13.0%	1.5	227,783	229,950	56	57	95.5%	99.4%
\$250,000-\$299,999	5	10.9%	2.7	283,040	289,900	52	30	98.7%	100.0%
\$300,000-\$399,999	3	6.5%	1.0	354,000	354,000	33	28	92.4%	90.6%
\$400,000-\$499,999	3	6.5%	6.0	444,600	429,900	23	28	99.5%	100.0%
\$500,000-\$749,999	2	4.3%	4.8	712,250	712,250	28	28	100.0%	100.0%
\$750,000-\$999,999	1	2.2%	N/A	899,000	899,000	21	21	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



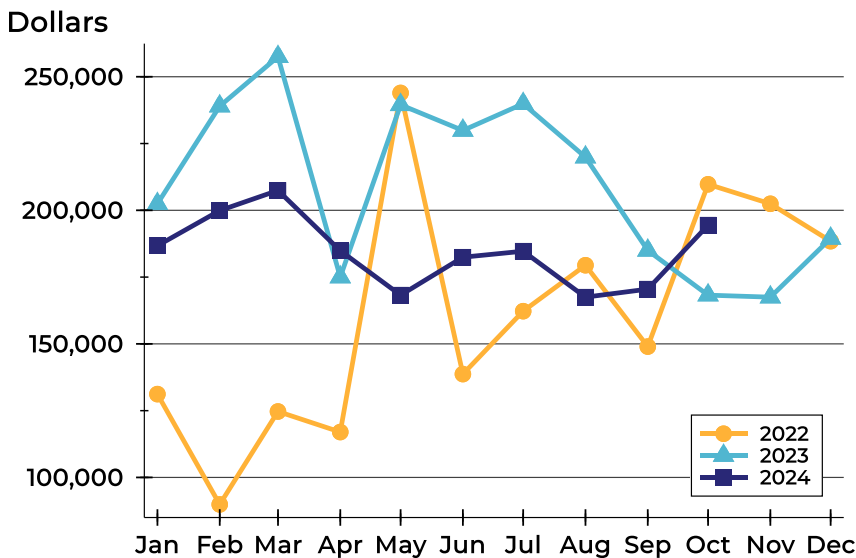
# Lyon County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	191,355	277,080	<b>222,492</b>
February	128,212	375,062	<b>204,793</b>
March	180,565	309,907	<b>212,454</b>
April	168,941	266,806	<b>224,564</b>
May	246,403	286,097	<b>234,755</b>
June	208,657	289,425	<b>241,898</b>
July	212,957	284,946	<b>213,331</b>
August	220,128	265,251	<b>204,896</b>
September	188,028	241,450	<b>206,382</b>
October	216,680	231,298	<b>236,648</b>
November	195,892	254,903	
December	183,550	227,696	

## Median Price

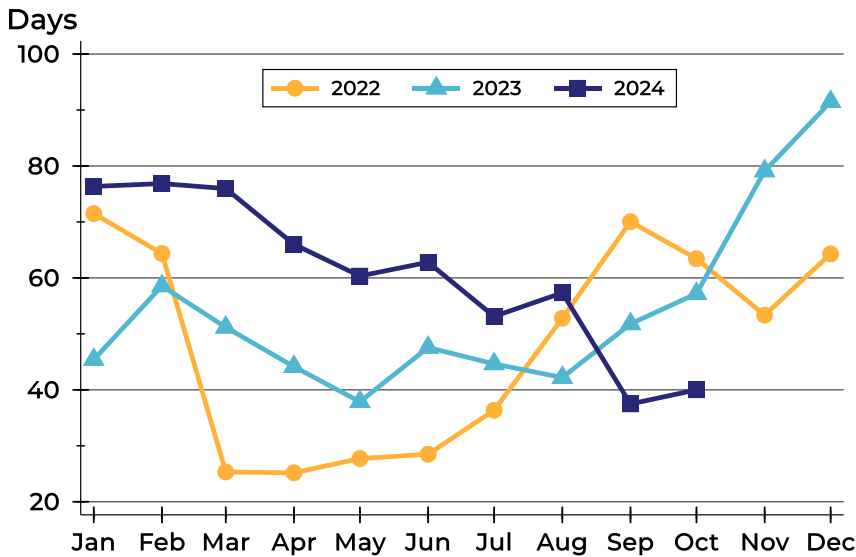


Month	2022	2023	2024
January	131,200	202,450	<b>186,750</b>
February	89,900	239,000	<b>199,900</b>
March	124,700	257,500	<b>207,450</b>
April	117,000	175,000	<b>184,900</b>
May	243,950	239,500	<b>168,250</b>
June	138,700	229,900	<b>182,450</b>
July	162,250	239,900	<b>184,700</b>
August	179,450	219,900	<b>167,500</b>
September	149,000	185,000	<b>170,500</b>
October	209,750	168,250	<b>194,450</b>
November	202,450	167,500	
December	188,450	189,500	



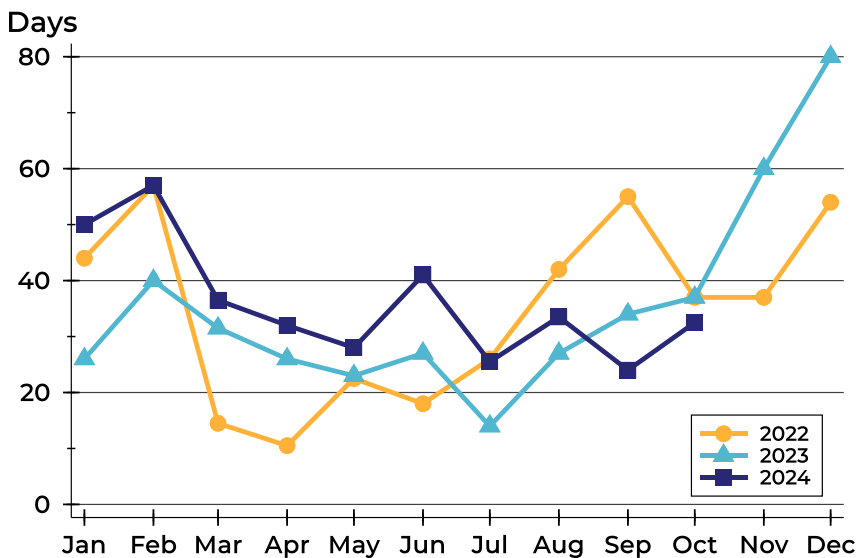
# Lyon County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	72	45	<b>76</b>
February	64	59	<b>77</b>
March	25	51	<b>76</b>
April	25	44	<b>66</b>
May	28	38	<b>60</b>
June	29	48	<b>63</b>
July	36	45	<b>53</b>
August	53	42	<b>57</b>
September	70	52	<b>37</b>
October	63	57	<b>40</b>
November	53	79	
December	64	91	

## Median DOM

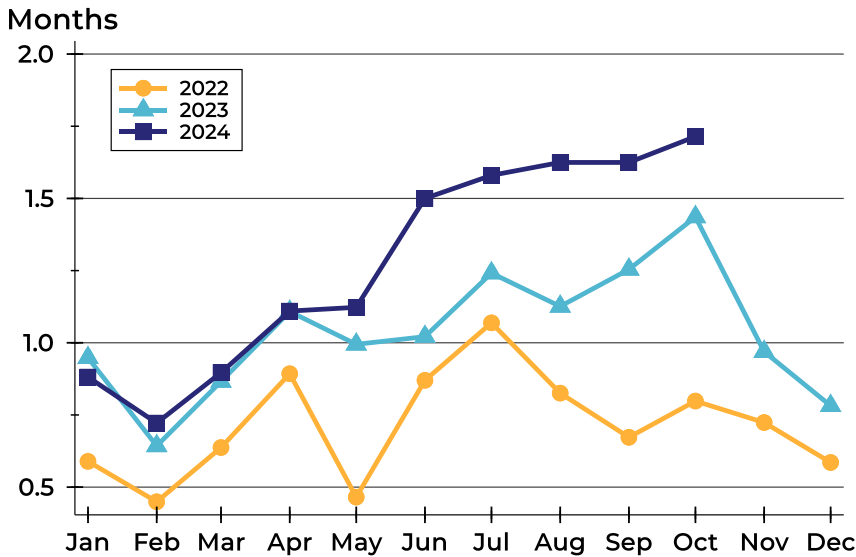


Month	2022	2023	2024
January	44	26	<b>50</b>
February	57	40	<b>57</b>
March	15	32	<b>37</b>
April	11	26	<b>32</b>
May	23	23	<b>28</b>
June	18	27	<b>41</b>
July	26	14	<b>26</b>
August	42	27	<b>34</b>
September	55	34	<b>24</b>
October	37	37	<b>33</b>
November	37	60	
December	54	80	



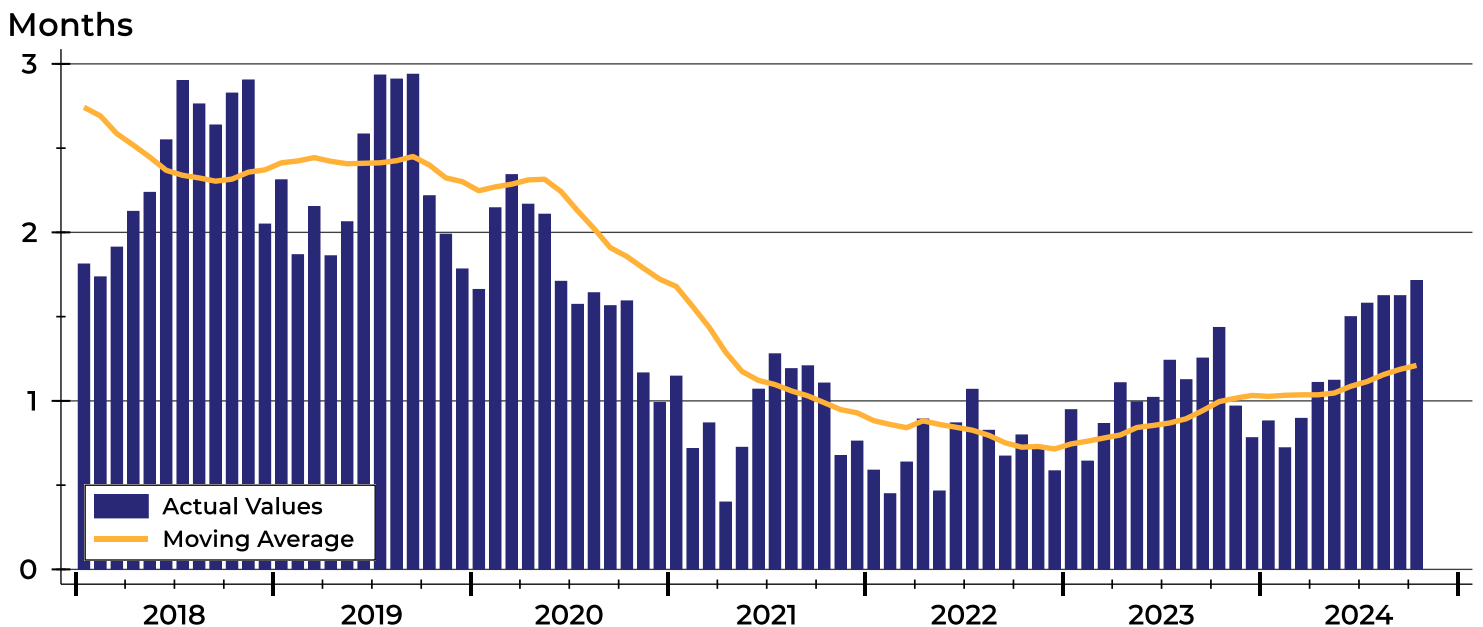
## Lyon County Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.6	0.9	<b>0.9</b>
February	0.4	0.6	<b>0.7</b>
March	0.6	0.9	<b>0.9</b>
April	0.9	1.1	<b>1.1</b>
May	0.5	1.0	<b>1.1</b>
June	0.9	1.0	<b>1.5</b>
July	1.1	1.2	<b>1.6</b>
August	0.8	1.1	<b>1.6</b>
September	0.7	1.3	<b>1.6</b>
October	0.8	1.4	<b>1.7</b>
November	0.7	1.0	
December	0.6	0.8	

### History of Month's Supply





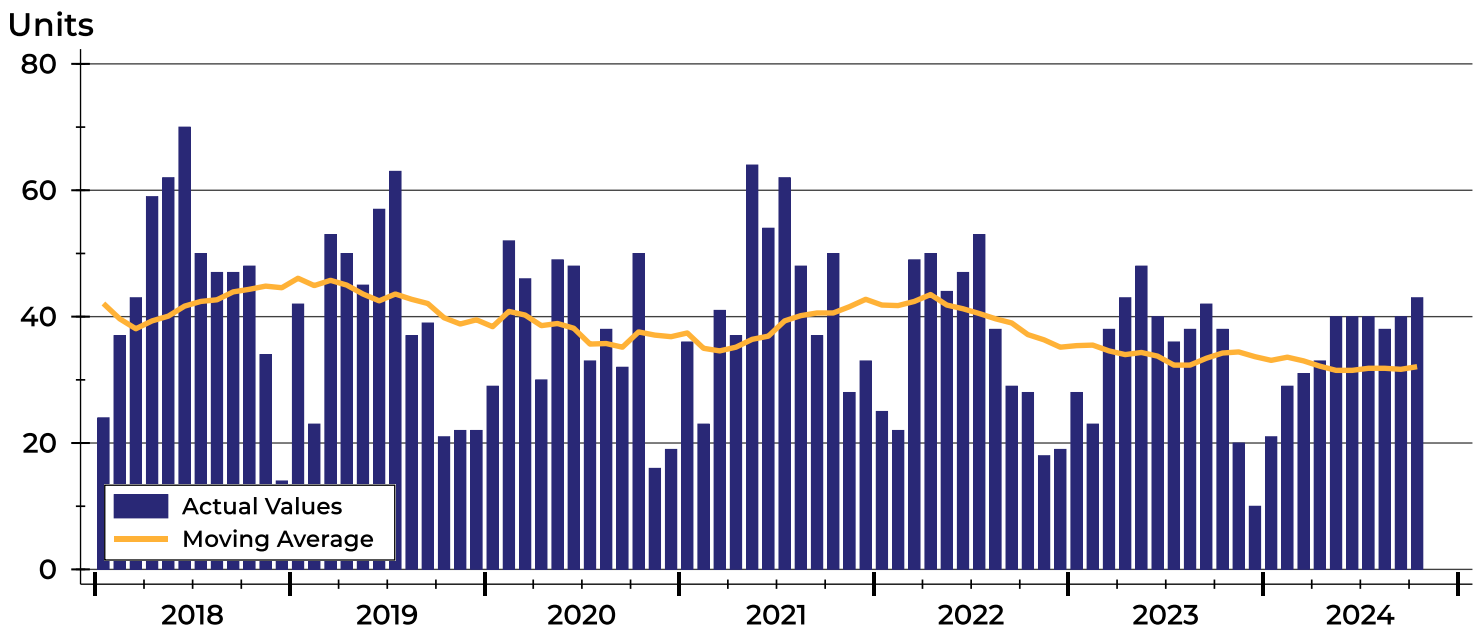
## Lyon County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>43</b>	38	13.2%
	Volume (1,000s)	<b>10,047</b>	7,138	40.8%
	Average List Price	<b>233,653</b>	187,833	24.4%
	Median List Price	<b>199,900</b>	157,600	26.8%
Year-to-Date	New Listings	<b>355</b>	374	-5.1%
	Volume (1,000s)	<b>72,311</b>	75,161	-3.8%
	Average List Price	<b>203,692</b>	200,964	1.4%
	Median List Price	<b>178,900</b>	169,900	5.3%

A total of 43 new listings were added in Lyon County during October, up 13.2% from the same month in 2023. Year-to-date Lyon County has seen 355 new listings.

The median list price of these homes was \$199,900 up from \$157,600 in 2023.

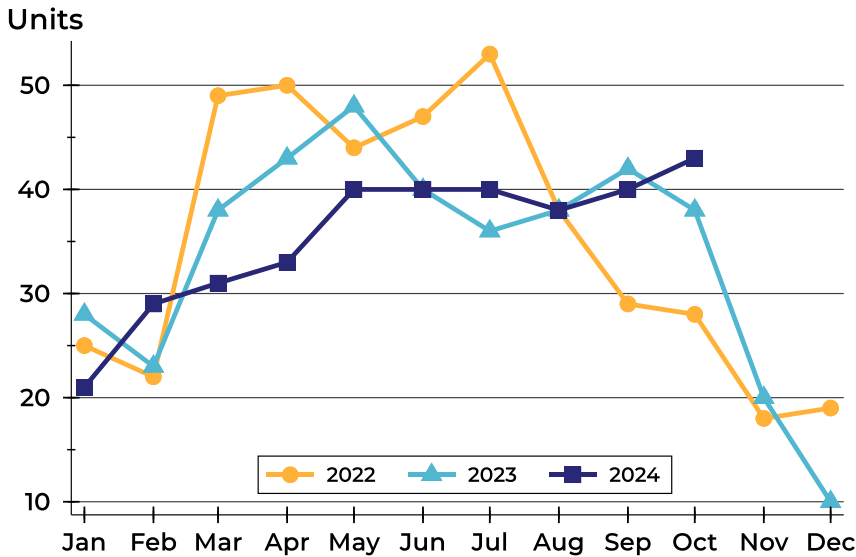
## History of New Listings





## Lyon County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	25	28	21
February	22	23	29
March	49	38	31
April	50	43	33
May	44	48	40
June	47	40	40
July	53	36	40
August	38	38	38
September	29	42	40
October	28	38	43
November	18	20	
December	19	10	

### New Listings by Price Range

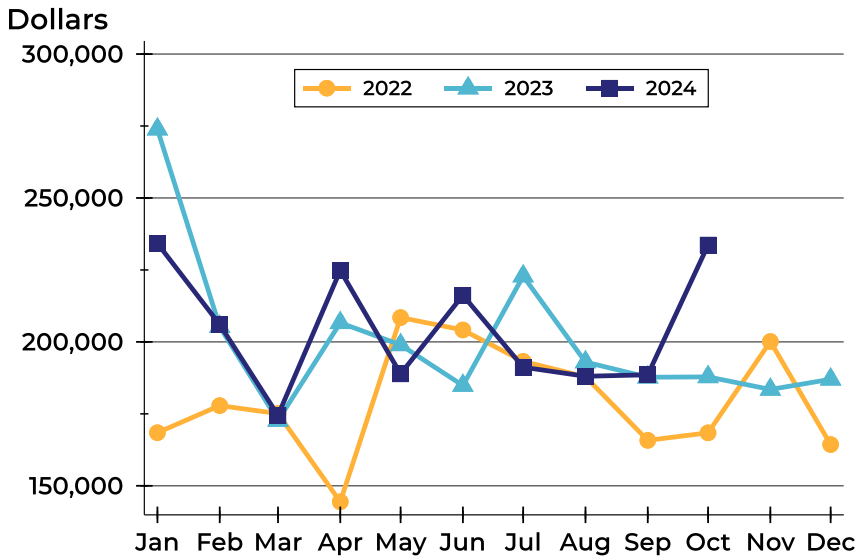
Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	2.3%	15,000	15,000	0	0	100.0%	100.0%
\$25,000-\$49,999	1	2.3%	30,000	30,000	5	5	100.0%	100.0%
\$50,000-\$99,999	7	16.3%	79,086	84,900	16	17	98.0%	100.0%
\$100,000-\$124,999	2	4.7%	117,450	117,450	16	16	100.0%	100.0%
\$125,000-\$149,999	3	7.0%	129,767	129,900	19	24	96.4%	96.3%
\$150,000-\$174,999	3	7.0%	164,467	164,500	15	10	98.2%	100.0%
\$175,000-\$199,999	5	11.6%	189,940	189,900	12	8	98.0%	100.0%
\$200,000-\$249,999	5	11.6%	227,160	215,000	10	5	100.0%	100.0%
\$250,000-\$299,999	8	18.6%	273,763	267,500	11	8	99.8%	100.0%
\$300,000-\$399,999	2	4.7%	351,500	351,500	31	31	90.1%	90.1%
\$400,000-\$499,999	4	9.3%	444,450	439,450	13	8	99.6%	100.0%
\$500,000-\$749,999	1	2.3%	675,500	675,500	12	12	100.0%	100.0%
\$750,000-\$999,999	1	2.3%	899,000	899,000	27	27	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A





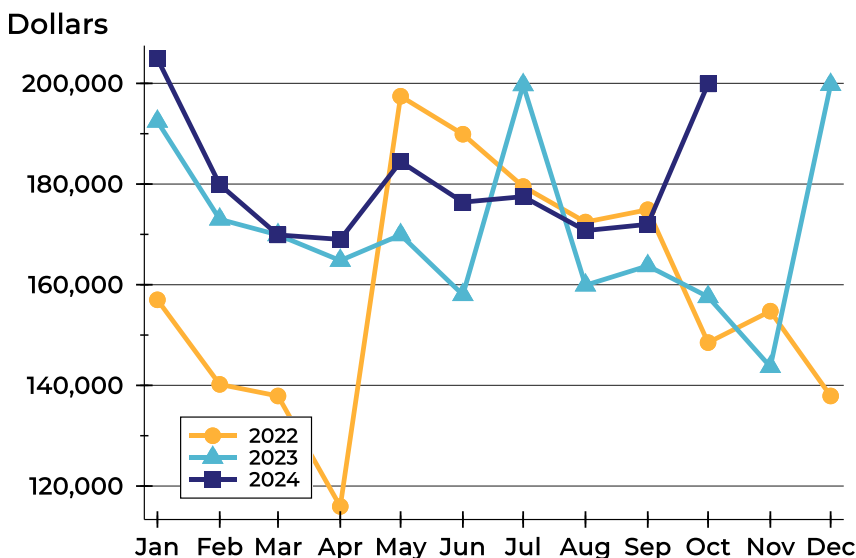
## Lyon County New Listings Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	168,444	273,898	<b>234,233</b>
<b>February</b>	177,866	205,309	<b>206,059</b>
<b>March</b>	175,101	172,682	<b>174,489</b>
<b>April</b>	144,455	206,633	<b>224,826</b>
<b>May</b>	208,455	198,958	<b>188,880</b>
<b>June</b>	204,147	184,843	<b>216,213</b>
<b>July</b>	193,221	222,842	<b>191,200</b>
<b>August</b>	187,883	193,003	<b>188,061</b>
<b>September</b>	165,793	187,725	<b>188,565</b>
<b>October</b>	168,418	187,833	<b>233,653</b>
<b>November</b>	200,133	183,490	
<b>December</b>	164,337	187,000	

### Median Price



Month	2022	2023	2024
<b>January</b>	157,000	192,450	<b>204,900</b>
<b>February</b>	140,200	173,000	<b>179,900</b>
<b>March</b>	137,900	169,900	<b>169,900</b>
<b>April</b>	115,950	164,800	<b>169,000</b>
<b>May</b>	197,450	169,900	<b>184,450</b>
<b>June</b>	189,900	158,000	<b>176,400</b>
<b>July</b>	179,500	199,700	<b>177,500</b>
<b>August</b>	172,450	159,900	<b>170,750</b>
<b>September</b>	174,900	163,750	<b>172,000</b>
<b>October</b>	148,500	157,600	<b>199,900</b>
<b>November</b>	154,750	143,700	
<b>December</b>	137,900	199,750	



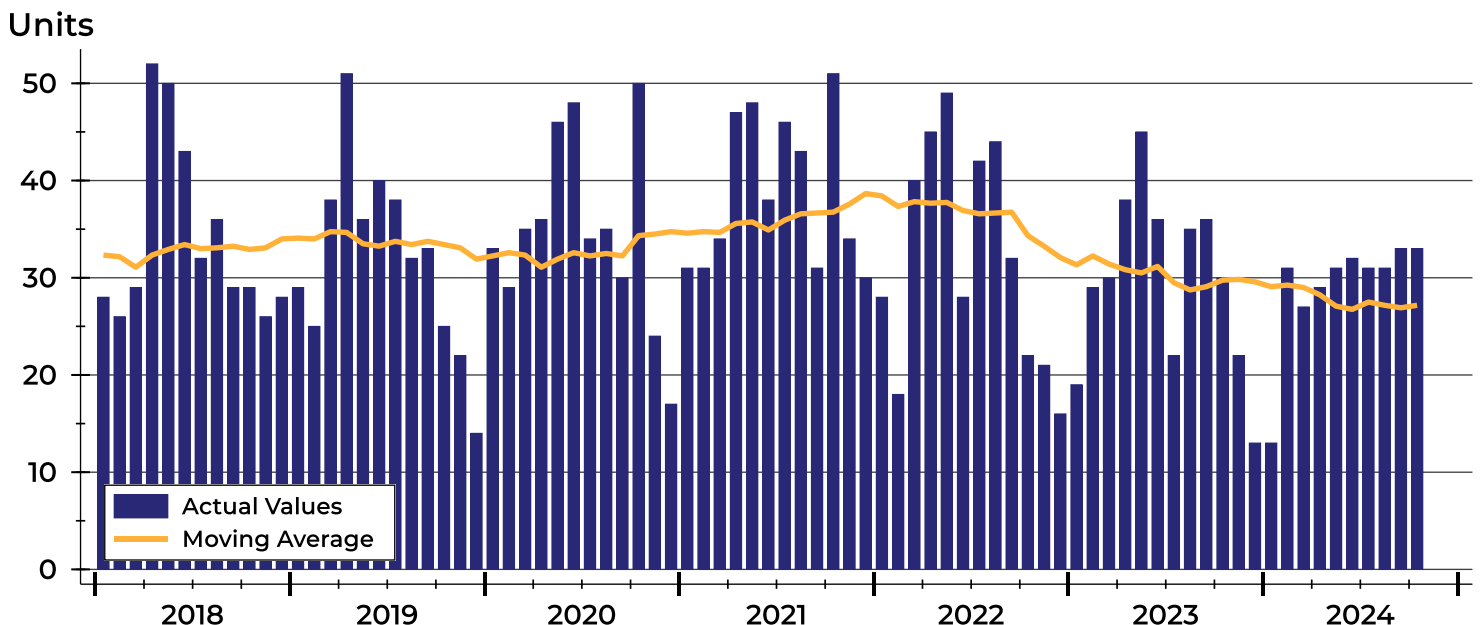
# Lyon County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		<b>33</b>	30	10.0%	<b>291</b>	320	-9.1%
Volume (1,000s)		<b>5,965</b>	5,820	2.5%	<b>57,189</b>	62,476	-8.5%
Average	Sale Price	<b>180,767</b>	193,987	-6.8%	<b>196,527</b>	195,236	0.7%
	Days on Market	<b>20</b>	17	17.6%	<b>22</b>	19	15.8%
	Percent of Original	<b>97.7%</b>	95.4%	2.4%	<b>96.2%</b>	96.3%	-0.1%
Median	Sale Price	<b>169,900</b>	181,500	-6.4%	<b>174,900</b>	171,450	2.0%
	Days on Market	<b>6</b>	5	20.0%	<b>6</b>	6	0.0%
	Percent of Original	<b>100.0%</b>	99.3%	0.7%	<b>98.6%</b>	98.4%	0.2%

A total of 33 contracts for sale were written in Lyon County during the month of October, up from 30 in 2023. The median list price of these homes was \$169,900, down from \$181,500 the prior year.

Half of the homes that went under contract in October were on the market less than 6 days, compared to 5 days in October 2023.

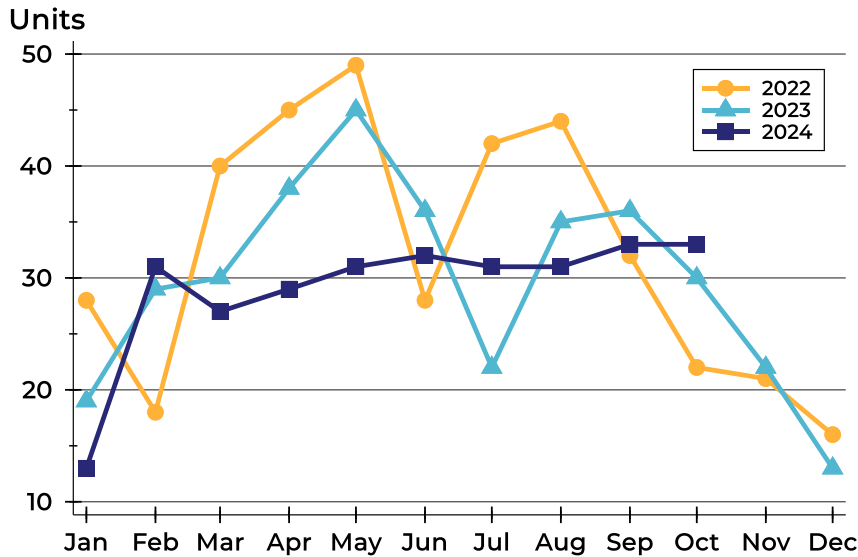
## History of Contracts Written





## Lyon County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	28	19	13
February	18	29	31
March	40	30	27
April	45	38	29
May	49	45	31
June	28	36	32
July	42	22	31
August	44	35	31
September	32	36	33
October	22	30	33
November	21	22	
December	16	13	

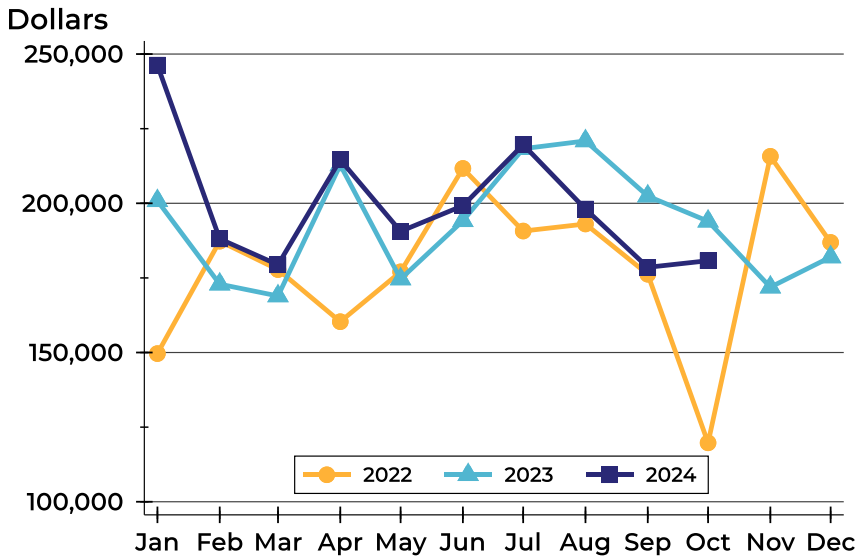
### Contracts Written by Price Range

Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	3.0%	15,000	15,000	0	0	100.0%	100.0%
\$25,000-\$49,999	2	6.1%	39,950	39,950	5	5	97.6%	97.6%
\$50,000-\$99,999	4	12.1%	85,650	89,900	31	31	96.8%	96.6%
\$100,000-\$124,999	1	3.0%	104,000	104,000	5	5	100.0%	100.0%
\$125,000-\$149,999	5	15.2%	131,360	129,900	66	43	93.8%	92.9%
\$150,000-\$174,999	5	15.2%	162,960	159,900	22	16	96.0%	97.2%
\$175,000-\$199,999	4	12.1%	189,950	192,450	9	7	98.7%	100.0%
\$200,000-\$249,999	4	12.1%	228,450	227,450	5	5	99.4%	100.0%
\$250,000-\$299,999	5	15.2%	267,940	265,000	5	4	100.0%	100.0%
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	2	6.1%	469,450	469,450	3	3	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



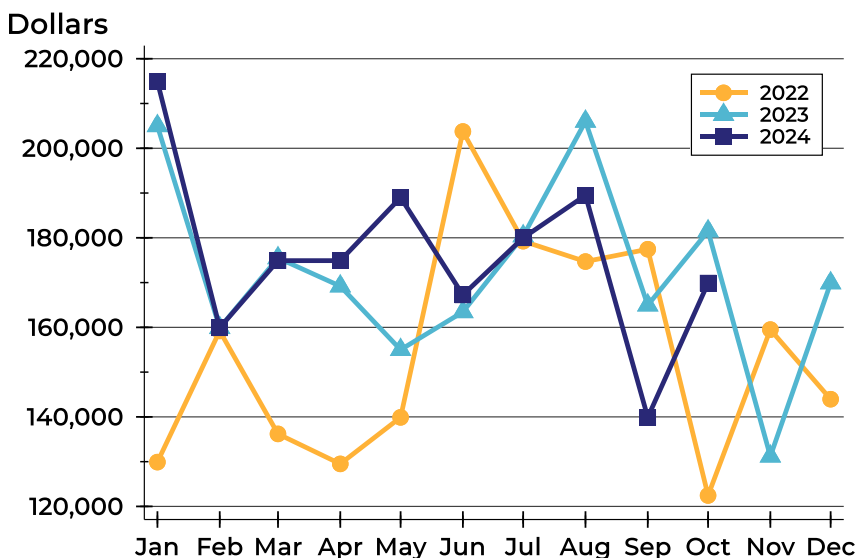
## Lyon County Contracts Written Analysis

### Average Price



Month	2022	2023	2024
January	149,650	200,847	<b>246,292</b>
February	187,306	172,902	<b>188,087</b>
March	177,795	168,947	<b>179,404</b>
April	160,330	212,858	<b>214,588</b>
May	177,049	174,631	<b>190,606</b>
June	211,686	194,150	<b>199,192</b>
July	190,710	218,305	<b>219,655</b>
August	193,070	220,894	<b>198,071</b>
September	176,236	202,414	<b>178,555</b>
October	119,745	193,987	<b>180,767</b>
November	215,743	171,895	
December	186,888	182,000	

### Median Price

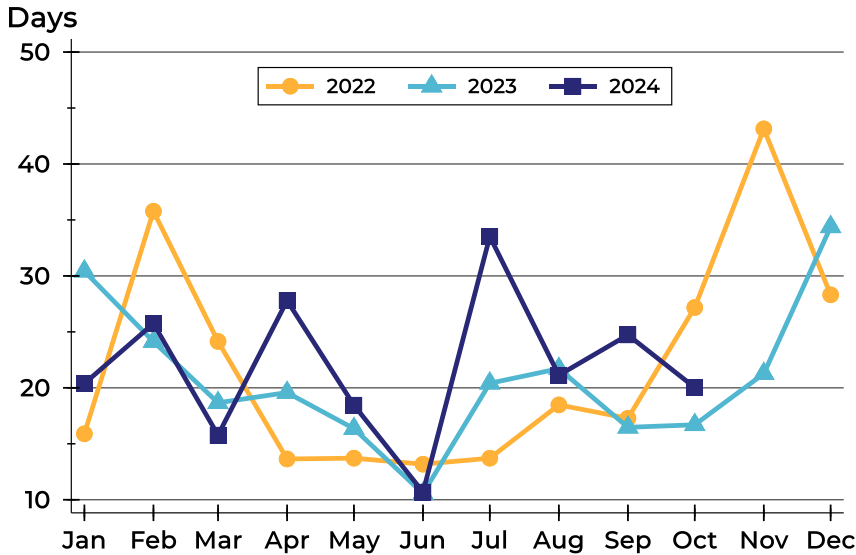


Month	2022	2023	2024
January	129,900	205,000	<b>214,900</b>
February	159,200	159,900	<b>159,900</b>
March	136,200	175,500	<b>174,900</b>
April	129,500	169,200	<b>174,900</b>
May	139,900	155,000	<b>189,000</b>
June	203,750	163,450	<b>167,250</b>
July	179,250	180,400	<b>180,000</b>
August	174,700	206,000	<b>189,500</b>
September	177,450	164,950	<b>139,900</b>
October	122,450	181,500	<b>169,900</b>
November	159,500	131,200	
December	143,950	169,900	



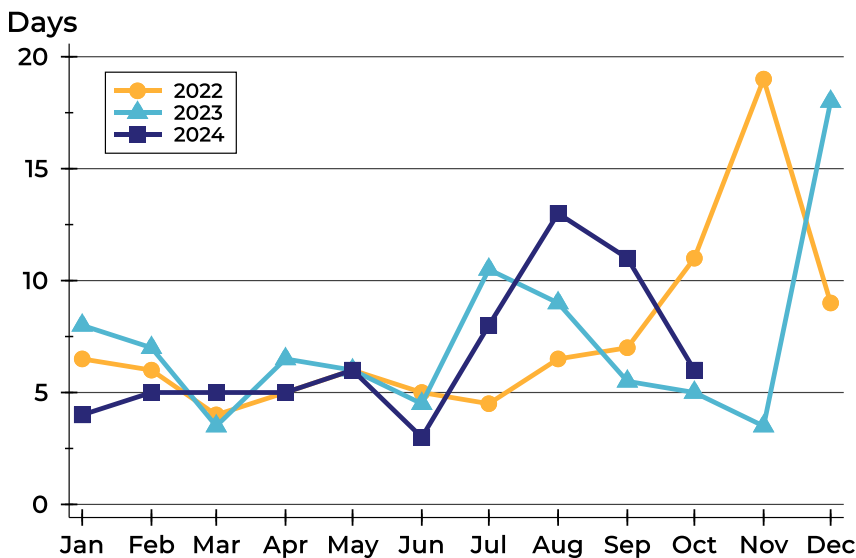
# Lyon County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	16	30	20
February	36	24	26
March	24	19	16
April	14	20	28
May	14	16	18
June	13	11	11
July	14	20	34
August	18	22	21
September	17	16	25
October	27	17	20
November	43	21	
December	28	34	

## Median DOM



Month	2022	2023	2024
January	7	8	4
February	6	7	5
March	4	4	5
April	5	7	5
May	6	6	6
June	5	5	3
July	5	11	8
August	7	9	13
September	7	6	11
October	11	5	6
November	19	4	
December	9	18	



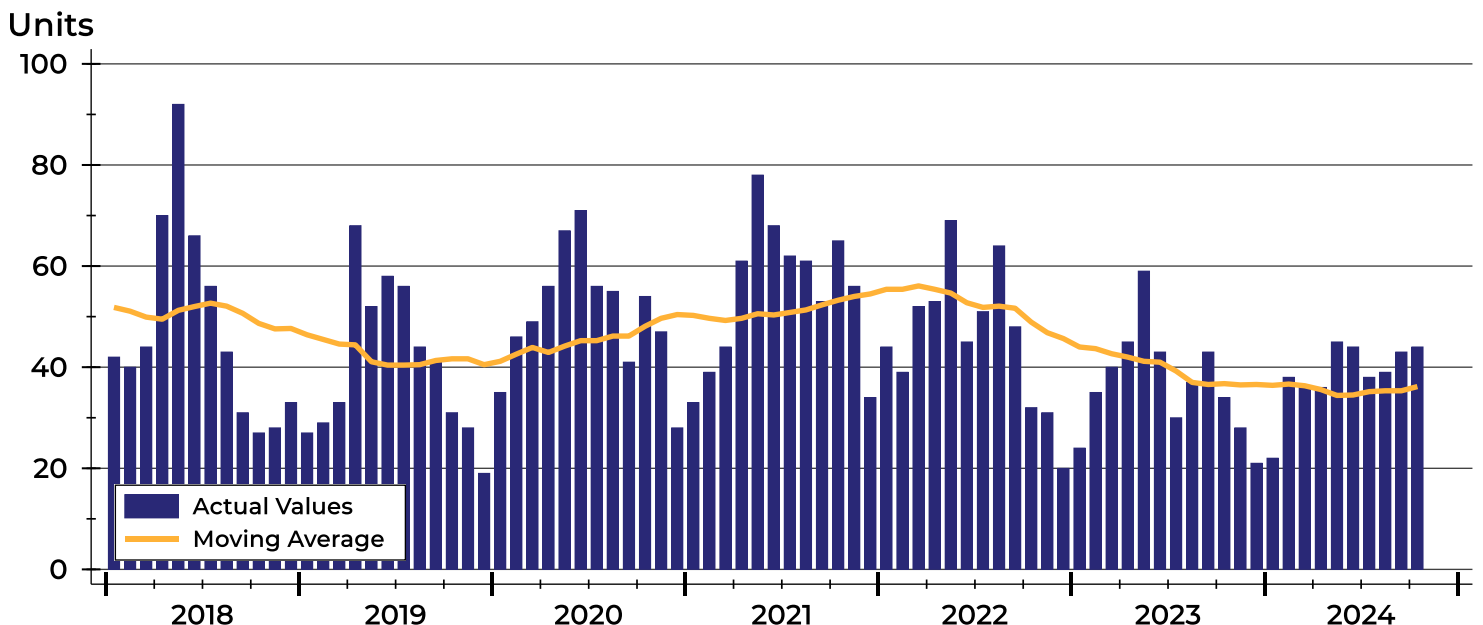
# Lyon County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		44	34	29.4%
Volume (1,000s)		9,107	6,498	40.2%
Average	List Price	206,968	191,125	8.3%
	Days on Market	22	21	4.8%
	Percent of Original	97.7%	99.2%	-1.5%
Median	List Price	174,500	164,600	6.0%
	Days on Market	7	7	0.0%
	Percent of Original	100.0%	100.0%	0.0%

A total of 44 listings in Lyon County had contracts pending at the end of October, up from 34 contracts pending at the end of October 2023.

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.

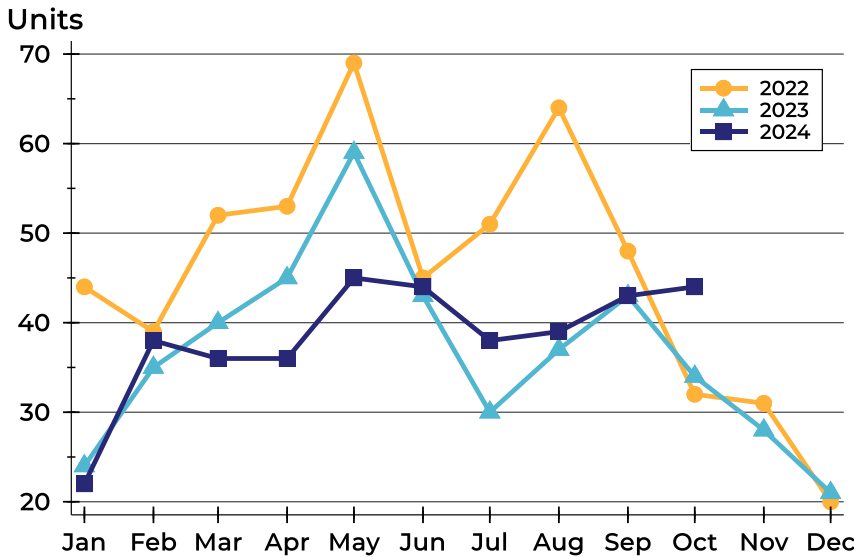
## History of Pending Contracts





## Lyon County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	44	24	<b>22</b>
February	39	35	<b>38</b>
March	52	40	<b>36</b>
April	53	45	<b>36</b>
May	69	59	<b>45</b>
June	45	43	<b>44</b>
July	51	30	<b>38</b>
August	64	37	<b>39</b>
September	48	43	<b>43</b>
October	32	34	<b>44</b>
November	31	28	
December	20	21	

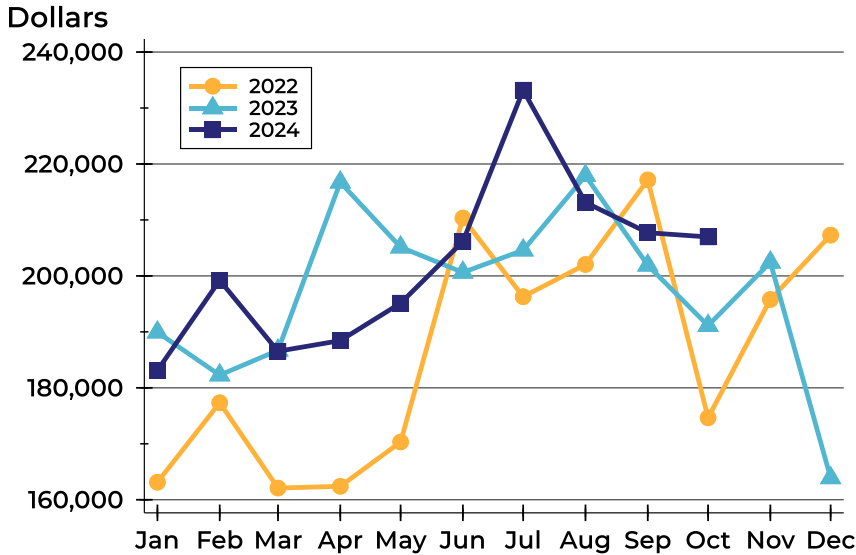
### Pending Contracts by Price Range

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	1	2.3%	30,000	30,000	5	5	100.0%	100.0%
\$50,000-\$99,999	8	18.2%	78,263	71,950	35	29	96.8%	99.6%
\$100,000-\$124,999	2	4.5%	119,200	119,200	18	18	92.9%	92.9%
\$125,000-\$149,999	6	13.6%	133,633	129,950	55	35	94.8%	96.4%
\$150,000-\$174,999	5	11.4%	162,960	159,900	22	16	96.0%	97.2%
\$175,000-\$199,999	5	11.4%	187,940	189,900	7	5	99.0%	100.0%
\$200,000-\$249,999	4	9.1%	228,450	227,450	5	5	100.0%	100.0%
\$250,000-\$299,999	8	18.2%	272,950	267,500	12	4	99.1%	100.0%
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	4	9.1%	468,350	467,250	15	4	100.0%	100.0%
\$500,000-\$749,999	1	2.3%	685,000	685,000	0	0	100.0%	100.0%
\$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



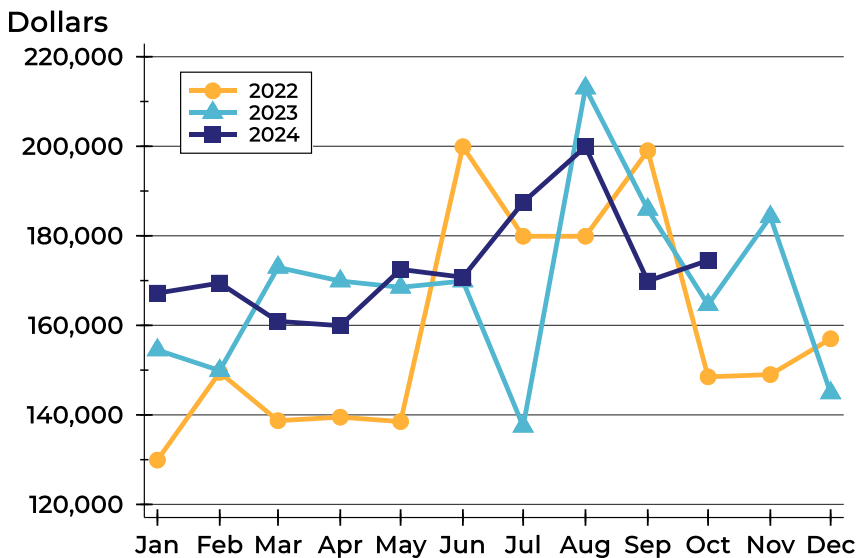
# Lyon County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	163,136	189,938	<b>183,114</b>
February	177,336	182,271	<b>199,218</b>
March	162,095	186,702	<b>186,539</b>
April	162,405	216,731	<b>188,440</b>
May	170,326	205,136	<b>195,138</b>
June	210,347	200,621	<b>206,149</b>
July	196,282	204,597	<b>233,192</b>
August	202,045	217,905	<b>213,126</b>
September	217,159	201,893	<b>207,723</b>
October	174,645	191,125	<b>206,968</b>
November	195,790	202,432	
December	207,295	163,905	

## Median Price



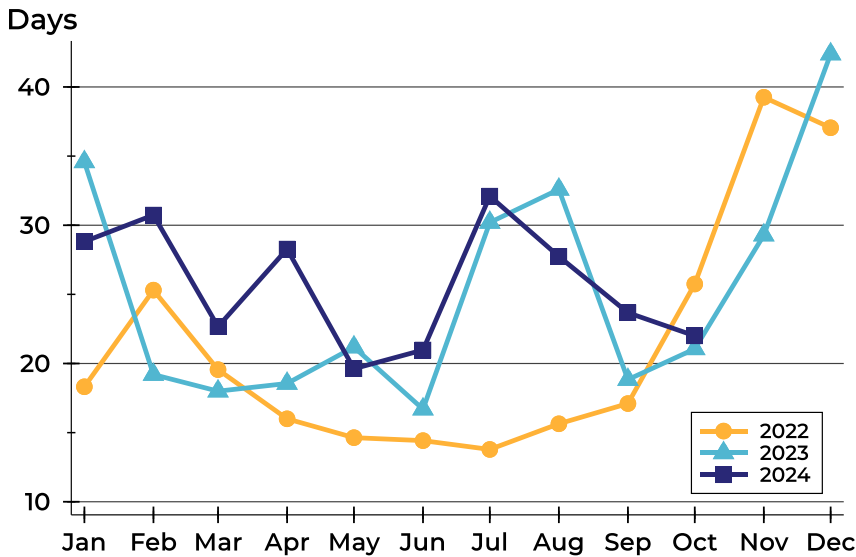
Month	2022	2023	2024
January	129,900	154,500	<b>167,200</b>
February	149,500	149,900	<b>169,450</b>
March	138,700	172,950	<b>160,900</b>
April	139,500	169,900	<b>159,925</b>
May	138,500	168,500	<b>172,500</b>
June	199,900	169,900	<b>170,750</b>
July	179,900	137,450	<b>187,500</b>
August	179,900	213,000	<b>199,900</b>
September	199,000	185,900	<b>169,900</b>
October	148,500	164,600	<b>174,500</b>
November	149,000	184,250	
December	157,000	144,900	





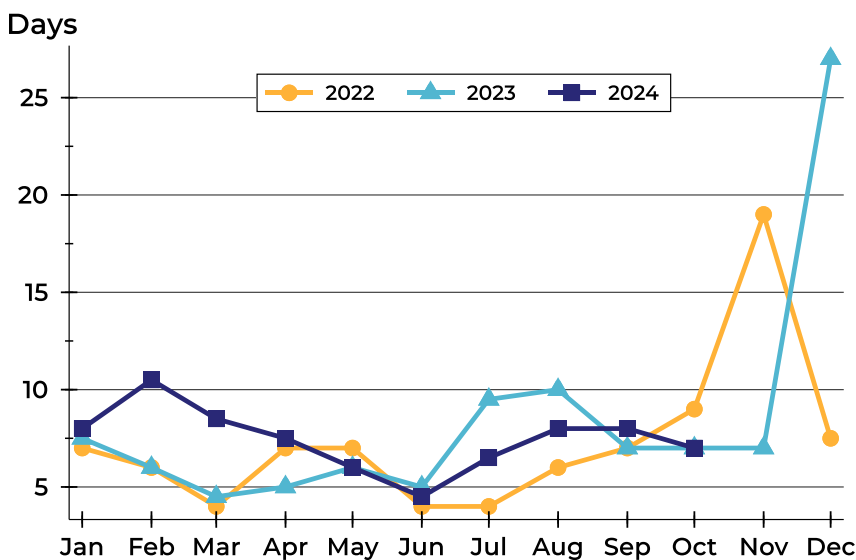
## Lyon County Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	18	35	29
February	25	19	31
March	20	18	23
April	16	19	28
May	15	21	20
June	14	17	21
July	14	30	32
August	16	33	28
September	17	19	24
October	26	21	22
November	39	29	
December	37	42	

### Median DOM



Month	2022	2023	2024
January	7	8	8
February	6	6	11
March	4	5	9
April	7	5	8
May	7	6	6
June	4	5	5
July	4	10	7
August	6	10	8
September	7	7	8
October	9	7	7
November	19	7	
December	8	27	



**October  
2024**

# Sunflower MLS Statistics



## Osage County Housing Report



### Market Overview

#### Osage County Home Sales Fell in October

Total home sales in Osage County fell last month to 15 units, compared to 18 units in October 2023. Total sales volume was \$3.1 million, up from a year earlier.

The median sale price in October was \$195,151, up from \$125,500 a year earlier. Homes that sold in October were typically on the market for 14 days and sold for 100.0% of their list prices.

#### Osage County Active Listings Up at End of October

The total number of active listings in Osage County at the end of October was 29 units, up from 23 at the same point in 2023. This represents a 2.1 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$265,000.

There were 14 contracts written in October 2024 and 2023, showing no change over the year. At the end of the month, there were 13 contracts still pending.

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### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Osage County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>15</b>	<b>18</b>	<b>13</b>	<b>141</b>	<b>145</b>	<b>160</b>
Change from prior year		-16.7%	38.5%	-23.5%	-2.8%	-9.4%	6.0%
<b>Active Listings</b>		<b>29</b>	<b>23</b>	<b>31</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		26.1%	-25.8%	19.2%			
<b>Months' Supply</b>		<b>2.1</b>	<b>1.6</b>	<b>1.9</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		31.3%	-15.8%	5.6%			
<b>New Listings</b>		<b>15</b>	<b>18</b>	<b>15</b>	<b>181</b>	<b>171</b>	<b>189</b>
Change from prior year		-16.7%	20.0%	-31.8%	5.8%	-9.5%	3.3%
<b>Contracts Written</b>		<b>14</b>	<b>14</b>	<b>13</b>	<b>147</b>	<b>145</b>	<b>156</b>
Change from prior year		0.0%	7.7%	-27.8%	1.4%	-7.1%	-1.3%
<b>Pending Contracts</b>		<b>13</b>	<b>12</b>	<b>13</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		8.3%	-7.7%	-35.0%			
<b>Sales Volume (1,000s)</b>		<b>3,103</b>	<b>3,054</b>	<b>1,804</b>	<b>30,001</b>	<b>26,510</b>	<b>27,367</b>
Change from prior year		1.6%	69.3%	-43.5%	13.2%	-3.1%	12.7%
<b>Average</b>	<b>Sale Price</b>	<b>206,883</b>	<b>169,672</b>	<b>138,754</b>	<b>212,776</b>	<b>182,829</b>	<b>171,042</b>
	Change from prior year	21.9%	22.3%	-26.1%	16.4%	6.9%	6.3%
	<b>List Price of Actives</b>	<b>357,511</b>	<b>253,219</b>	<b>557,571</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	41.2%	-54.6%	238.8%			
	<b>Days on Market</b>	<b>22</b>	<b>19</b>	<b>28</b>	<b>33</b>	<b>26</b>	<b>30</b>
Change from prior year	15.8%	-32.1%	-12.5%	26.9%	-13.3%	-14.3%	
<b>Percent of List</b>	<b>99.9%</b>	<b>94.2%</b>	<b>93.7%</b>	<b>97.8%</b>	<b>98.1%</b>	<b>97.5%</b>	
Change from prior year	6.1%	0.5%	-6.1%	-0.3%	0.6%	-1.2%	
<b>Percent of Original</b>	<b>98.4%</b>	<b>91.0%</b>	<b>91.2%</b>	<b>95.4%</b>	<b>95.9%</b>	<b>95.7%</b>	
Change from prior year	8.1%	-0.2%	-7.3%	-0.5%	0.2%	-2.3%	
<b>Median</b>	<b>Sale Price</b>	<b>195,151</b>	<b>125,500</b>	<b>135,000</b>	<b>185,000</b>	<b>151,500</b>	<b>140,000</b>
	Change from prior year	55.5%	-7.0%	-22.9%	22.1%	8.2%	1.4%
	<b>List Price of Actives</b>	<b>265,000</b>	<b>209,750</b>	<b>230,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	26.3%	-8.8%	100.9%			
	<b>Days on Market</b>	<b>14</b>	<b>11</b>	<b>14</b>	<b>12</b>	<b>8</b>	<b>8</b>
Change from prior year	27.3%	-21.4%	40.0%	50.0%	0.0%	14.3%	
<b>Percent of List</b>	<b>100.0%</b>	<b>96.2%</b>	<b>96.7%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	4.0%	-0.5%	-3.3%	0.0%	0.0%	0.0%	
<b>Percent of Original</b>	<b>100.0%</b>	<b>95.2%</b>	<b>96.4%</b>	<b>98.9%</b>	<b>99.4%</b>	<b>100.0%</b>	
Change from prior year	5.0%	-1.2%	-3.6%	-0.5%	-0.6%	0.0%	

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



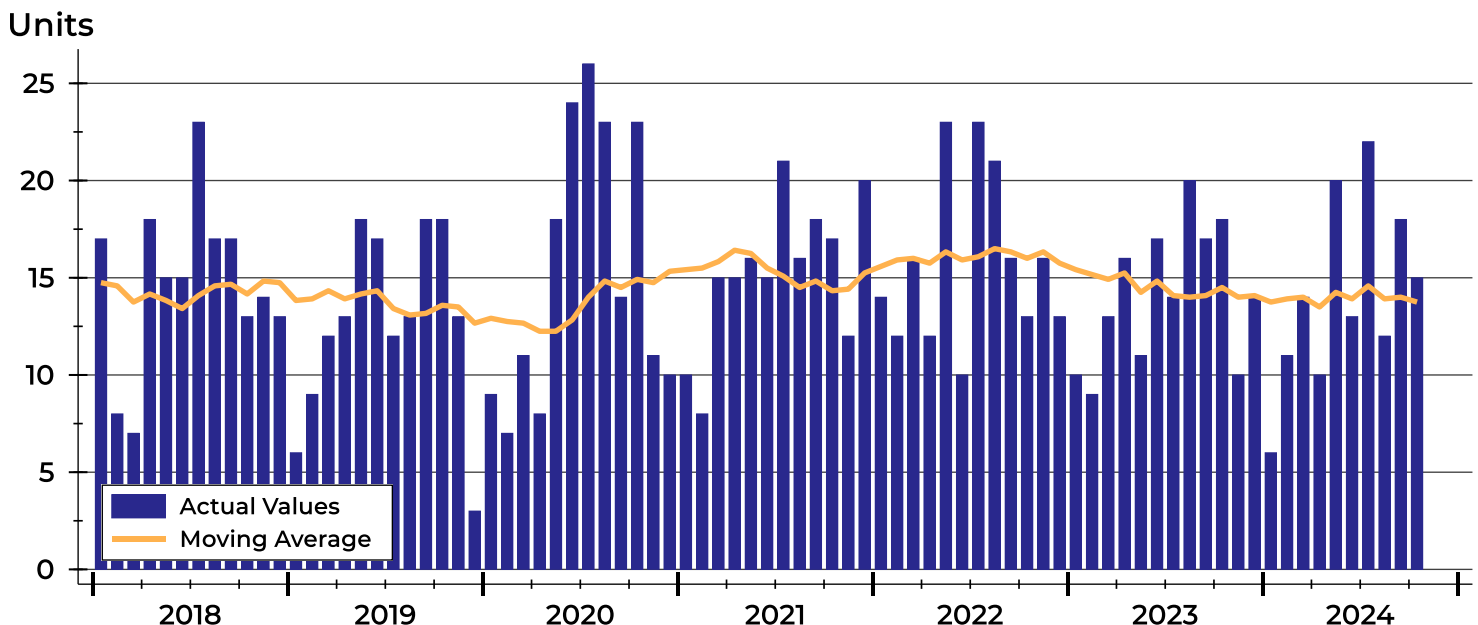
# Osage County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		15	18	-16.7%	141	145	-2.8%
Volume (1,000s)		3,103	3,054	1.6%	30,001	26,510	13.2%
Months' Supply		2.1	1.6	31.3%	N/A	N/A	N/A
Average	Sale Price	206,883	169,672	21.9%	212,776	182,829	16.4%
	Days on Market	22	19	15.8%	33	26	26.9%
	Percent of List	99.9%	94.2%	6.1%	97.8%	98.1%	-0.3%
	Percent of Original	98.4%	91.0%	8.1%	95.4%	95.9%	-0.5%
Median	Sale Price	195,151	125,500	55.5%	185,000	151,500	22.1%
	Days on Market	14	11	27.3%	12	8	50.0%
	Percent of List	100.0%	96.2%	4.0%	100.0%	100.0%	0.0%
	Percent of Original	100.0%	95.2%	5.0%	98.9%	99.4%	-0.5%

A total of 15 homes sold in Osage County in October, down from 18 units in October 2023. Total sales volume was essentially unchanged from the previous year's figure of \$3.1 million.

The median sales price in October was \$195,151, up 55.5% compared to the prior year. Median days on market was 14 days, down from 18 days in September, but up from 11 in October 2023.

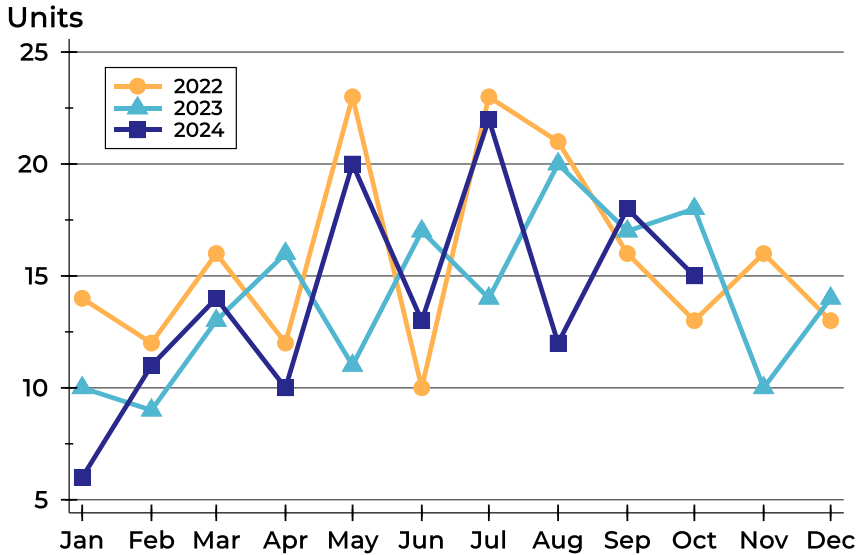
## History of Closed Listings





## Osage County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	14	10	6
February	12	9	11
March	16	13	14
April	12	16	10
May	23	11	20
June	10	17	13
July	23	14	22
August	21	20	12
September	16	17	18
October	13	18	15
November	16	10	10
December	13	14	14

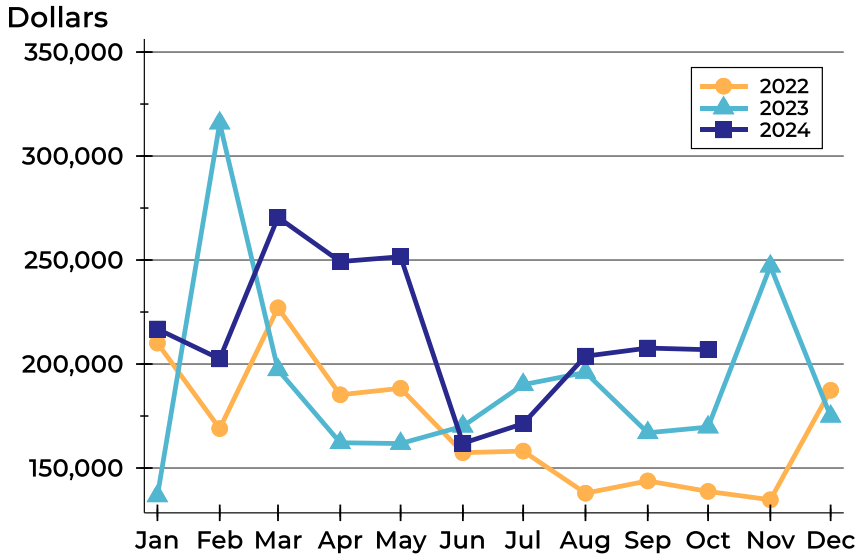
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	0	0.0%	N/A	N/A	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	N/A	N/A
\$100,000-\$124,999	1	6.7%	0.8	106,000	106,000	27	27	106.0%	106.0%	106.0%	106.0%
\$125,000-\$149,999	4	26.7%	1.5	137,150	138,550	8	9	97.8%	98.5%	97.8%	98.5%
\$150,000-\$174,999	1	6.7%	1.3	159,000	159,000	0	0	106.0%	106.0%	106.0%	106.0%
\$175,000-\$199,999	2	13.3%	1.1	195,076	195,076	33	33	97.8%	97.8%	93.7%	93.7%
\$200,000-\$249,999	3	20.0%	1.2	208,000	209,000	15	3	99.1%	99.5%	96.2%	97.7%
\$250,000-\$299,999	2	13.3%	4.6	258,750	258,750	36	36	103.5%	103.5%	103.5%	103.5%
\$300,000-\$399,999	1	6.7%	2.6	338,000	338,000	0	0	100.0%	100.0%	100.0%	100.0%
\$400,000-\$499,999	1	6.7%	4.5	420,000	420,000	90	90	95.5%	95.5%	89.4%	89.4%
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	12.0	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



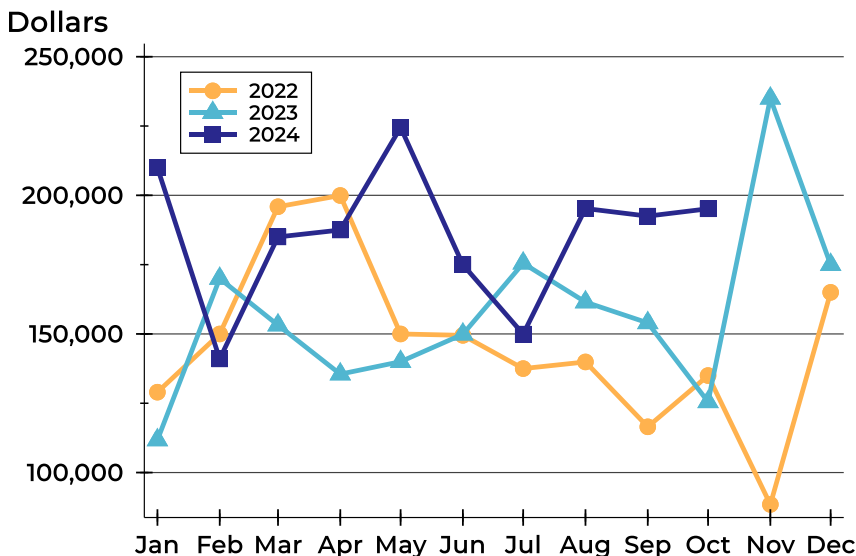
# Osage County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	210,071	136,595	<b>216,833</b>
February	168,960	315,833	<b>202,482</b>
March	227,041	197,213	<b>270,536</b>
April	185,215	162,156	<b>249,250</b>
May	188,326	161,773	<b>251,590</b>
June	157,371	170,079	<b>161,913</b>
July	158,142	190,093	<b>171,339</b>
August	137,903	195,960	<b>203,783</b>
September	143,794	166,939	<b>207,686</b>
October	138,754	169,672	<b>206,883</b>
November	134,734	247,040	
December	187,385	174,857	

## Median Price

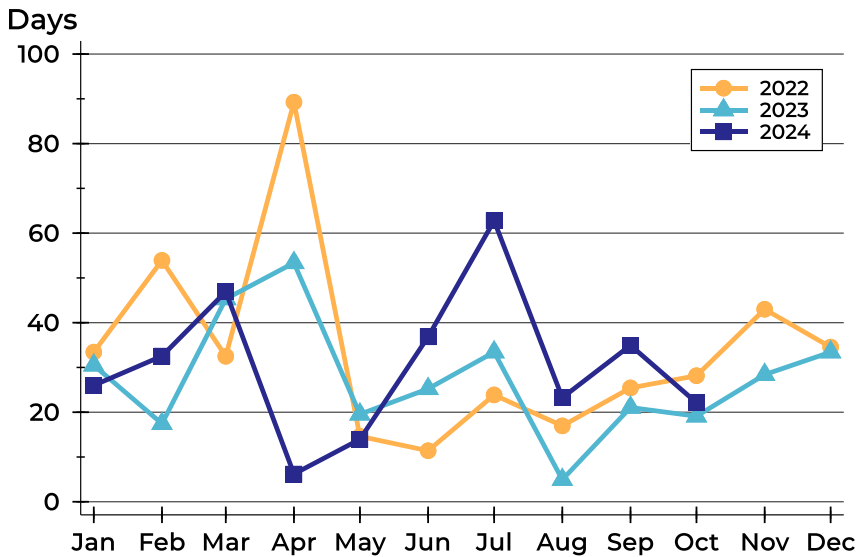


Month	2022	2023	2024
January	129,000	111,750	<b>210,000</b>
February	150,000	170,000	<b>141,000</b>
March	195,900	153,175	<b>185,000</b>
April	199,950	135,500	<b>187,500</b>
May	150,000	140,000	<b>224,500</b>
June	149,500	149,900	<b>175,000</b>
July	137,500	175,500	<b>149,950</b>
August	139,900	161,500	<b>195,250</b>
September	116,500	154,000	<b>192,500</b>
October	135,000	125,500	<b>195,151</b>
November	88,500	235,000	
December	165,000	175,000	



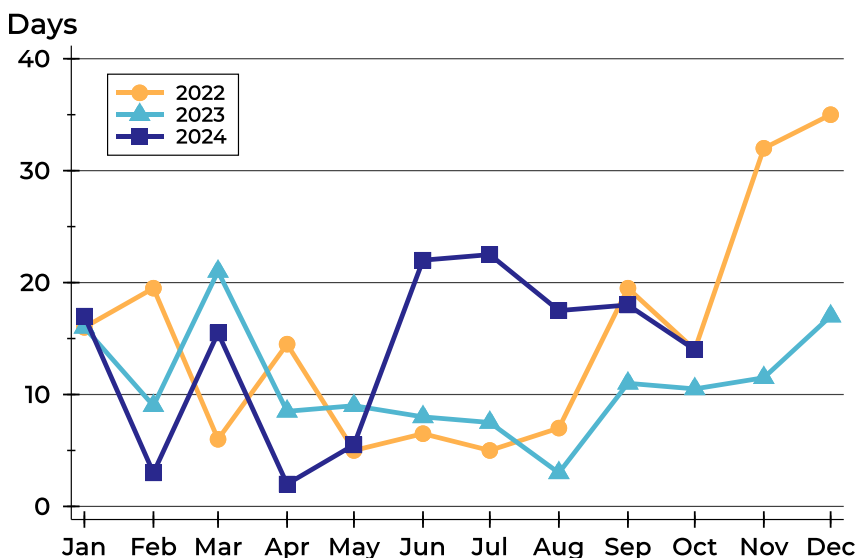
# Osage County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	33	31	26
February	54	17	33
March	33	45	47
April	89	53	6
May	15	20	14
June	11	25	37
July	24	33	63
August	17	5	23
September	25	21	35
October	28	19	22
November	43	28	
December	35	33	

## Median DOM



Month	2022	2023	2024
January	16	16	17
February	20	9	3
March	6	21	16
April	15	9	2
May	5	9	6
June	7	8	22
July	5	8	23
August	7	3	18
September	20	11	18
October	14	11	14
November	32	12	
December	35	17	



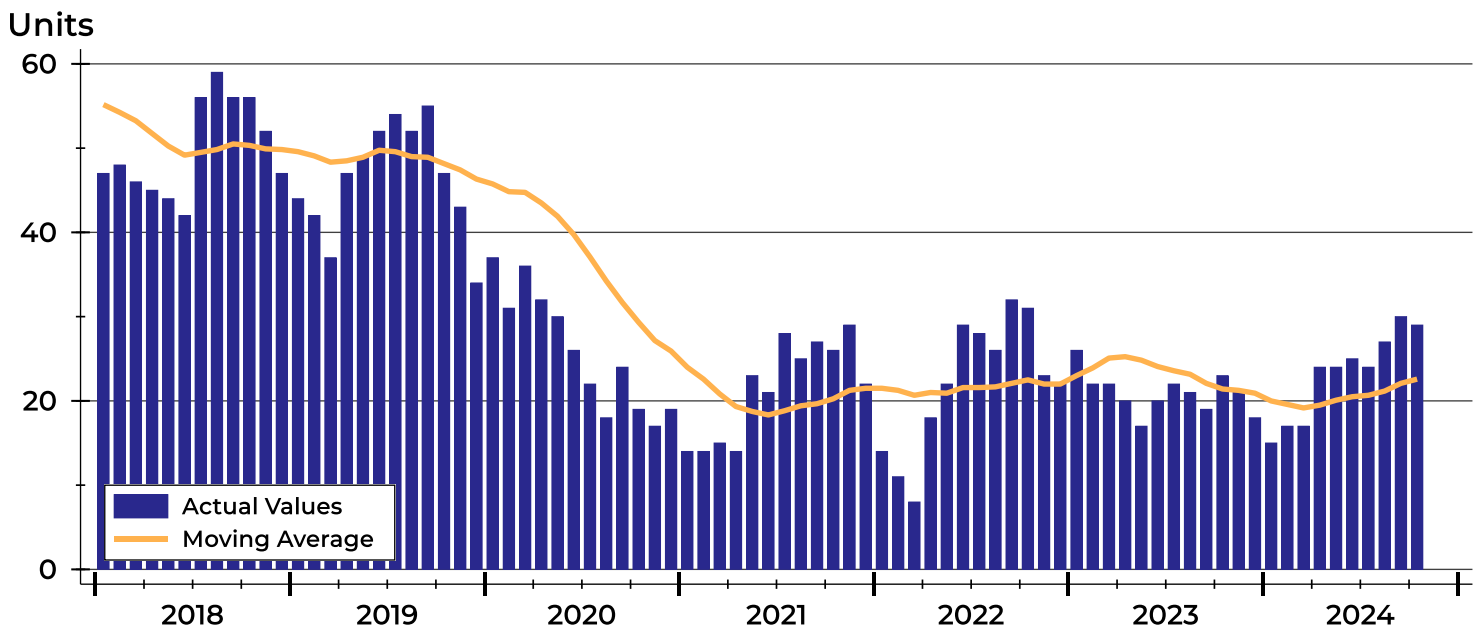
## Osage County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>29</b>	23	26.1%
Volume (1,000s)		<b>10,368</b>	5,824	78.0%
Months' Supply		<b>2.1</b>	1.6	31.3%
Average	List Price	<b>357,511</b>	253,219	41.2%
	Days on Market	<b>64</b>	69	-7.2%
	Percent of Original	<b>96.4%</b>	95.1%	1.4%
Median	List Price	<b>265,000</b>	209,750	26.3%
	Days on Market	<b>52</b>	38	36.8%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 29 homes were available for sale in Osage County at the end of October. This represents a 2.1 months' supply of active listings.

The median list price of homes on the market at the end of October was \$265,000, up 26.3% from 2023. The typical time on market for active listings was 52 days, up from 38 days a year earlier.

## History of Active Listings

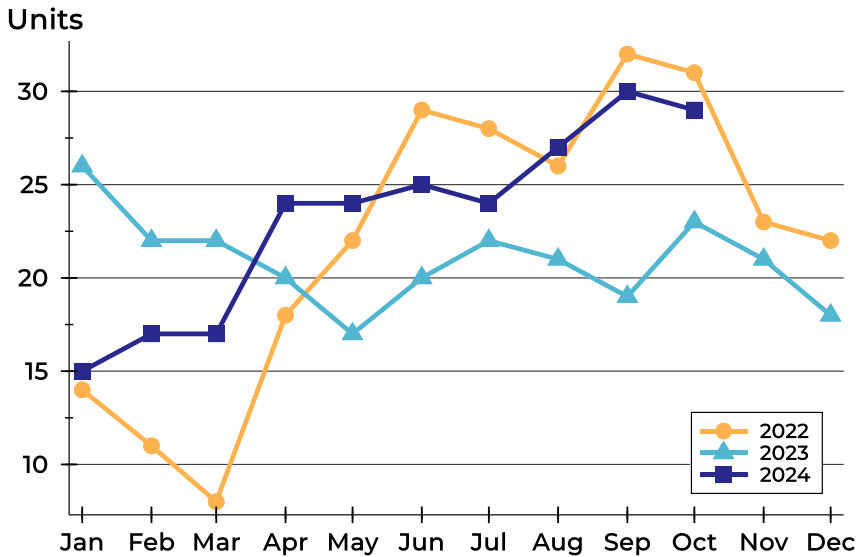






## Osage County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	14	26	15
February	11	22	17
March	8	22	17
April	18	20	24
May	22	17	24
June	29	20	25
July	28	22	24
August	26	21	27
September	32	19	30
October	31	23	29
November	23	21	
December	22	18	

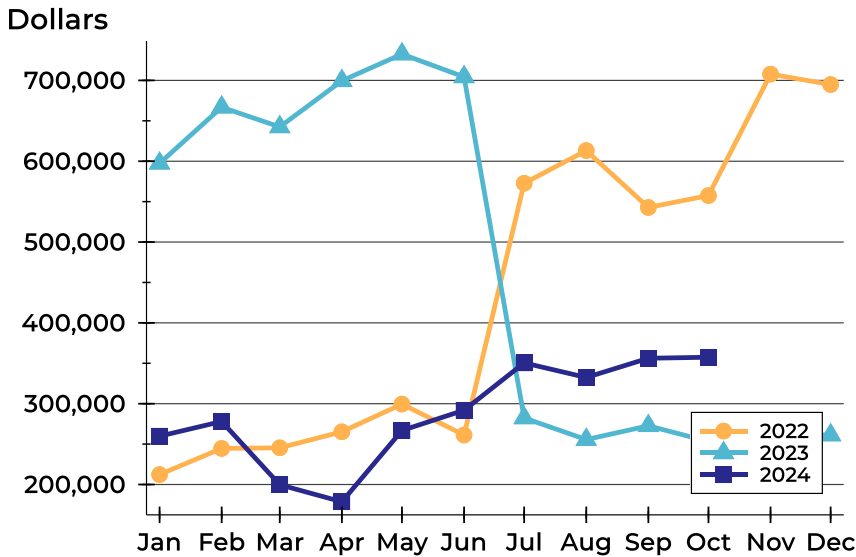
### Active Listings by Price Range

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	3	10.3%	N/A	71,500	69,000	112	30	83.1%	90.2%
\$100,000-\$124,999	1	3.4%	0.8	120,000	120,000	1	1	100.0%	100.0%
\$125,000-\$149,999	2	6.9%	1.5	132,450	132,450	57	57	98.1%	98.1%
\$150,000-\$174,999	2	6.9%	1.3	167,475	167,475	33	33	100.0%	100.0%
\$175,000-\$199,999	2	6.9%	1.1	194,889	194,889	62	62	94.4%	94.4%
\$200,000-\$249,999	3	10.3%	1.2	221,600	219,900	65	65	100.0%	100.0%
\$250,000-\$299,999	5	17.2%	4.6	273,500	282,500	35	37	96.9%	96.6%
\$300,000-\$399,999	3	10.3%	2.6	357,967	365,000	33	25	97.6%	98.7%
\$400,000-\$499,999	3	10.3%	4.5	462,333	450,000	92	88	96.7%	95.7%
\$500,000-\$749,999	2	6.9%	N/A	614,250	614,250	79	79	99.3%	99.3%
\$750,000-\$999,999	2	6.9%	12.0	848,500	848,500	83	83	98.1%	98.1%
\$1,000,000 and up	1	3.4%	N/A	1,625,000	1,625,000	158	158	100.0%	100.0%



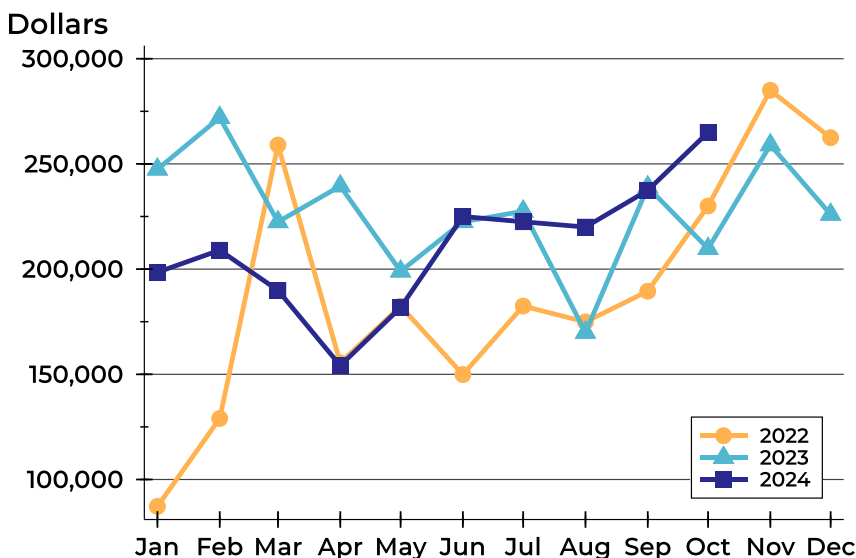
## Osage County Active Listings Analysis

### Average Price



Month	2022	2023	2024
January	212,281	597,438	<b>259,840</b>
February	244,655	666,846	<b>277,982</b>
March	245,425	642,477	<b>199,709</b>
April	265,206	699,530	<b>178,654</b>
May	299,541	732,603	<b>266,875</b>
June	261,248	704,368	<b>291,904</b>
July	572,721	282,352	<b>350,509</b>
August	613,177	255,591	<b>332,422</b>
September	542,797	272,673	<b>356,240</b>
October	557,571	253,219	<b>357,511</b>
November	707,765	262,485	
December	694,918	261,222	

### Median Price

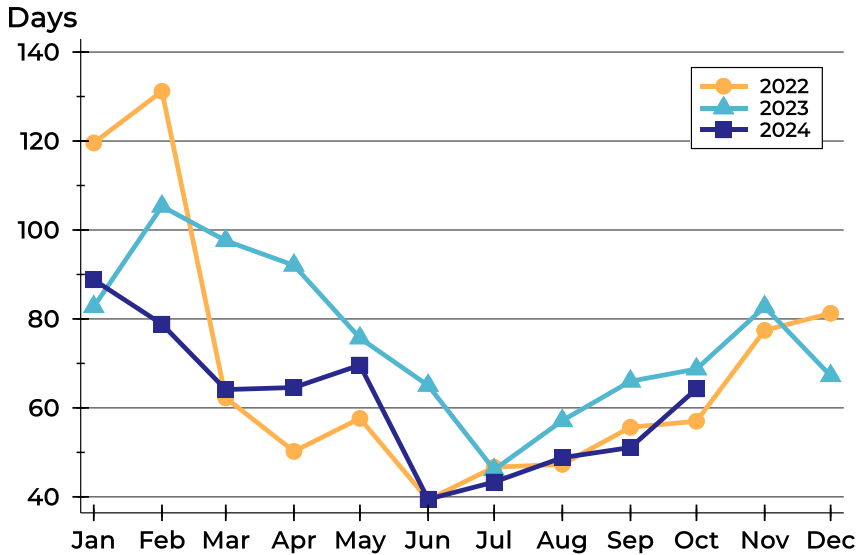


Month	2022	2023	2024
January	87,200	247,450	<b>198,500</b>
February	129,000	272,000	<b>209,000</b>
March	259,000	222,450	<b>189,900</b>
April	155,450	239,495	<b>154,150</b>
May	182,400	199,000	<b>181,750</b>
June	149,900	222,500	<b>225,000</b>
July	182,450	227,500	<b>222,500</b>
August	174,900	169,910	<b>220,000</b>
September	189,500	239,000	<b>237,450</b>
October	230,000	209,750	<b>265,000</b>
November	285,000	259,000	
December	262,450	226,000	



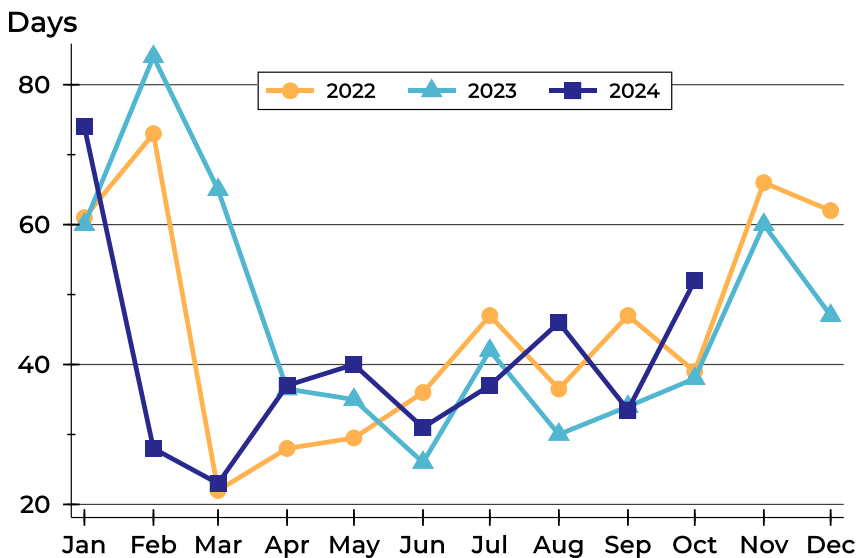
# Osage County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	120	83	<b>89</b>
February	131	105	<b>79</b>
March	62	98	<b>64</b>
April	50	92	<b>65</b>
May	58	76	<b>70</b>
June	39	65	<b>39</b>
July	47	46	<b>43</b>
August	47	57	<b>49</b>
September	56	66	<b>51</b>
October	57	69	<b>64</b>
November	77	83	
December	81	67	

## Median DOM

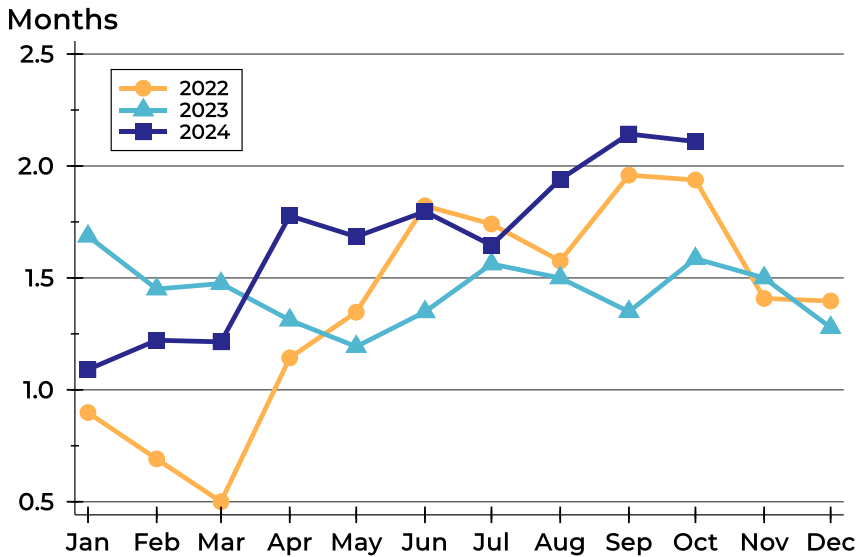


Month	2022	2023	2024
January	61	60	<b>74</b>
February	73	84	<b>28</b>
March	22	65	<b>23</b>
April	28	37	<b>37</b>
May	30	35	<b>40</b>
June	36	26	<b>31</b>
July	47	42	<b>37</b>
August	37	30	<b>46</b>
September	47	34	<b>34</b>
October	39	38	<b>52</b>
November	66	60	
December	62	47	



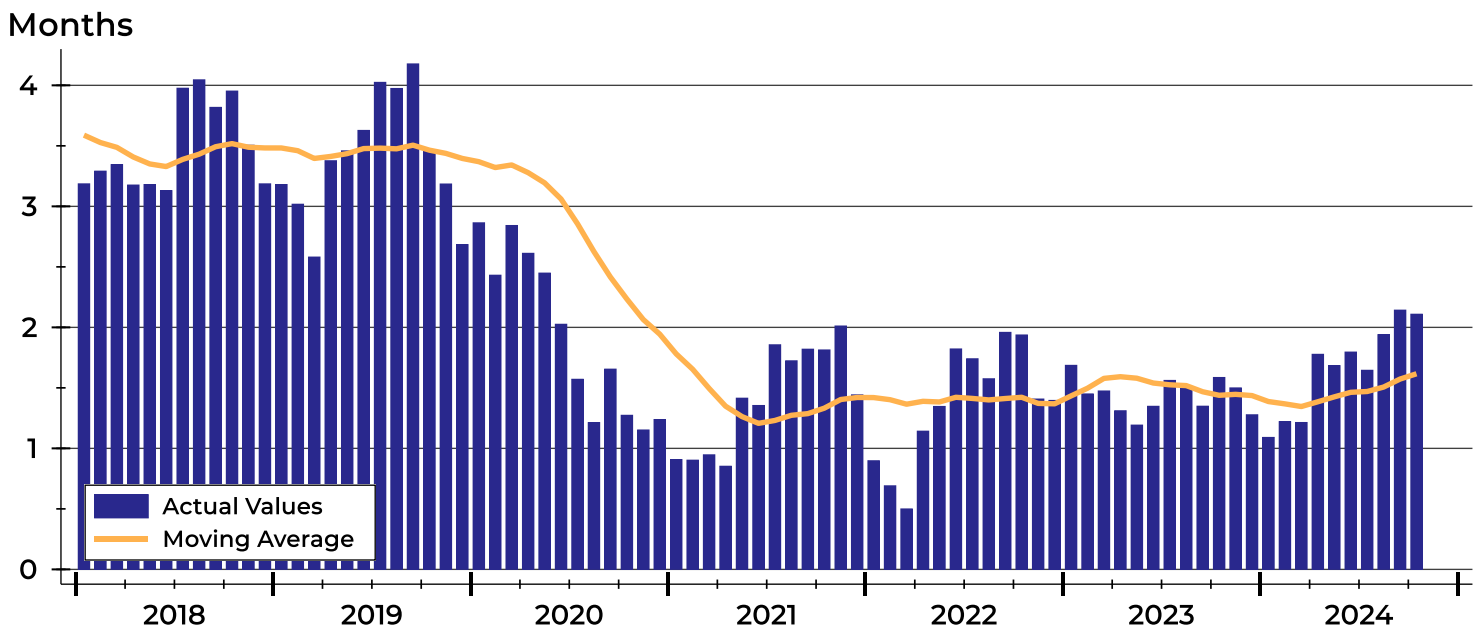
## Osage County Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.9	1.7	1.1
February	0.7	1.5	1.2
March	0.5	1.5	1.2
April	1.1	1.3	1.8
May	1.3	1.2	1.7
June	1.8	1.3	1.8
July	1.7	1.6	1.6
August	1.6	1.5	1.9
September	2.0	1.3	2.1
October	1.9	1.6	2.1
November	1.4	1.5	
December	1.4	1.3	

### History of Month's Supply





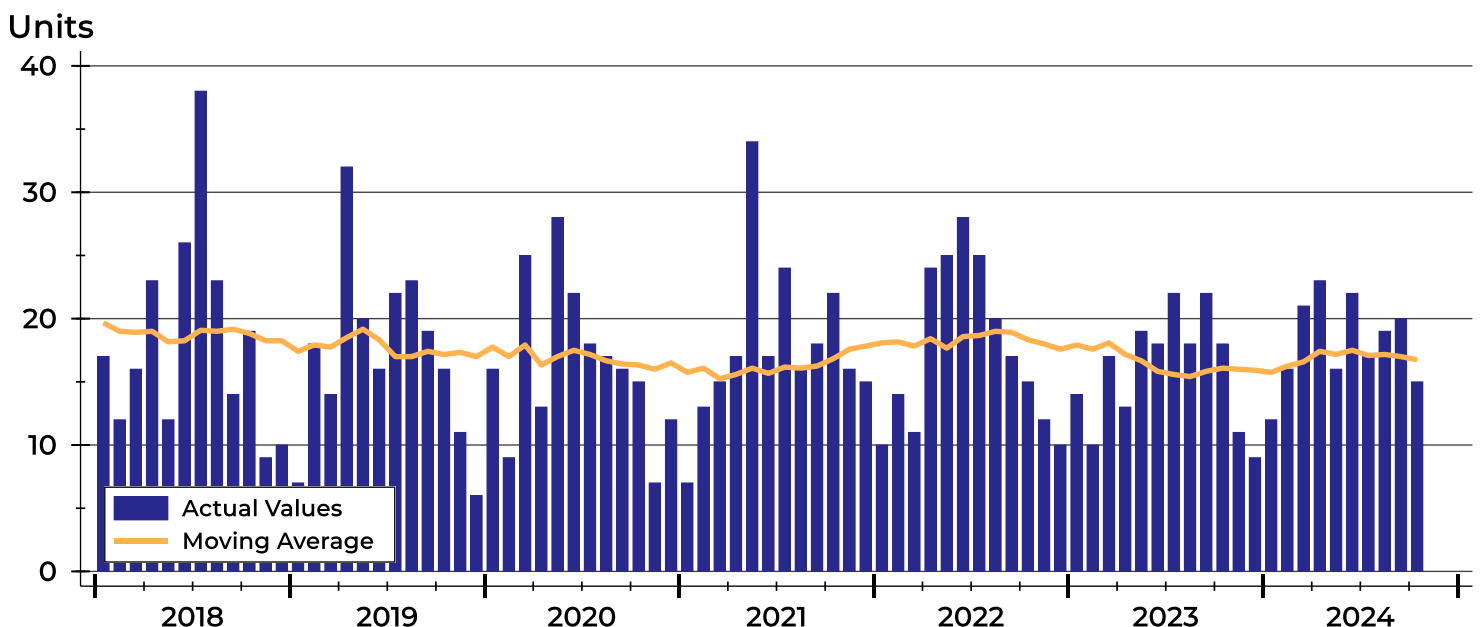
## Osage County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>15</b>	18	-16.7%
	Volume (1,000s)	<b>3,741</b>	4,380	-14.6%
	Average List Price	<b>249,420</b>	243,340	2.5%
	Median List Price	<b>175,000</b>	210,961	-17.0%
Year-to-Date	New Listings	<b>181</b>	171	5.8%
	Volume (1,000s)	<b>41,650</b>	35,459	17.5%
	Average List Price	<b>230,111</b>	207,361	11.0%
	Median List Price	<b>185,000</b>	165,000	12.1%

A total of 15 new listings were added in Osage County during October, down 16.7% from the same month in 2023. Year-to-date Osage County has seen 181 new listings.

The median list price of these homes was \$175,000 down from \$210,961 in 2023.

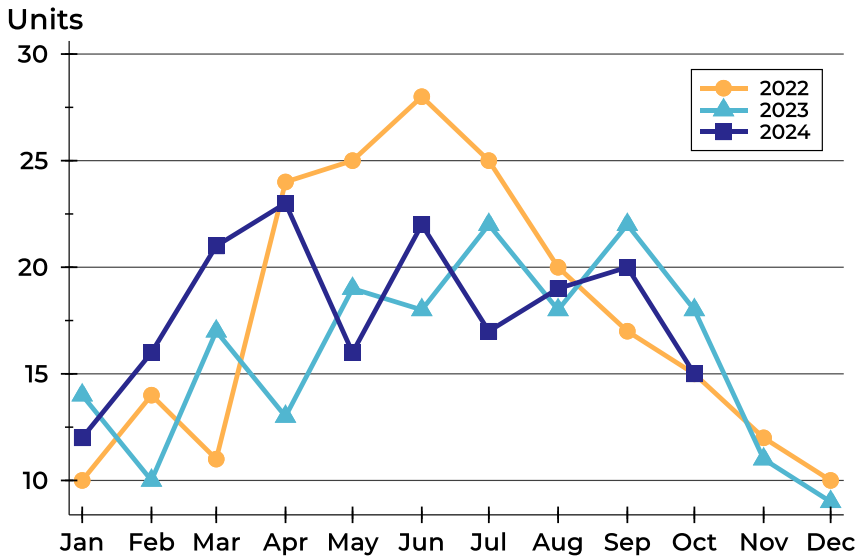
## History of New Listings





## Osage County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	10	14	12
February	14	10	16
March	11	17	21
April	24	13	23
May	25	19	16
June	28	18	22
July	25	22	17
August	20	18	19
September	17	22	20
October	15	18	15
November	12	11	
December	10	9	

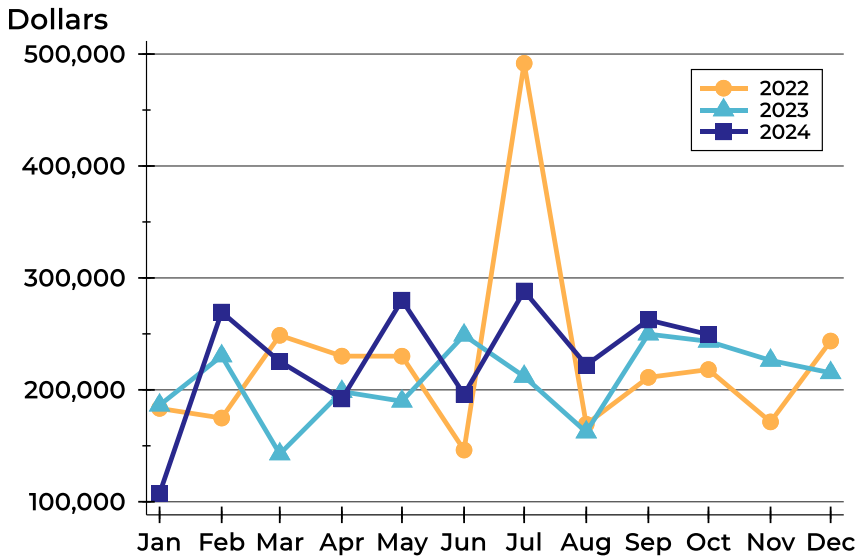
### New Listings by Price Range

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	2	13.3%	68,250	68,250	36	36	93.4%	93.4%
\$100,000-\$124,999	1	6.7%	120,000	120,000	5	5	100.0%	100.0%
\$125,000-\$149,999	2	13.3%	135,000	135,000	6	6	100.6%	100.6%
\$150,000-\$174,999	2	13.3%	157,450	157,450	4	4	100.0%	100.0%
\$175,000-\$199,999	1	6.7%	175,000	175,000	2	2	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	3	20.0%	267,667	268,000	6	9	100.0%	100.0%
\$300,000-\$399,999	3	20.0%	360,967	365,000	19	27	99.6%	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	1	6.7%	839,000	839,000	0	0	99.5%	99.5%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



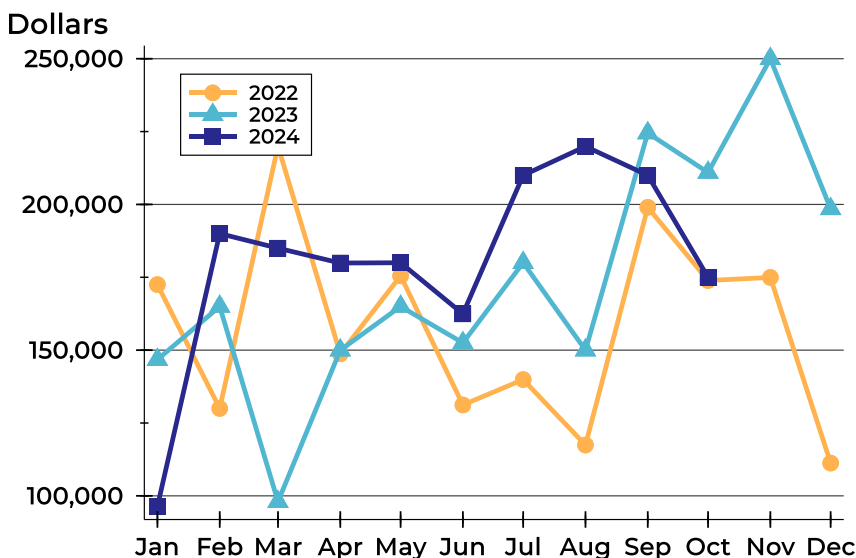
# Osage County New Listings Analysis

## Average Price



Month	2022	2023	2024
<b>January</b>	183,420	186,286	<b>107,429</b>
<b>February</b>	174,814	230,240	<b>269,481</b>
<b>March</b>	248,700	142,694	<b>225,346</b>
<b>April</b>	230,113	198,423	<b>191,870</b>
<b>May</b>	230,080	189,803	<b>280,131</b>
<b>June</b>	146,211	248,789	<b>195,942</b>
<b>July</b>	491,756	211,936	<b>288,329</b>
<b>August</b>	169,275	162,253	<b>222,105</b>
<b>September</b>	211,147	249,786	<b>262,413</b>
<b>October</b>	218,120	243,340	<b>249,420</b>
<b>November</b>	171,354	226,309	
<b>December</b>	243,600	215,211	

## Median Price



Month	2022	2023	2024
<b>January</b>	172,500	146,750	<b>96,375</b>
<b>February</b>	130,000	165,000	<b>190,000</b>
<b>March</b>	220,000	98,000	<b>185,000</b>
<b>April</b>	148,750	150,000	<b>179,900</b>
<b>May</b>	175,500	165,000	<b>180,000</b>
<b>June</b>	131,200	152,500	<b>162,450</b>
<b>July</b>	139,900	180,000	<b>210,000</b>
<b>August</b>	117,450	150,000	<b>219,900</b>
<b>September</b>	199,005	224,500	<b>210,000</b>
<b>October</b>	173,900	210,961	<b>175,000</b>
<b>November</b>	174,950	250,000	
<b>December</b>	111,250	198,500	



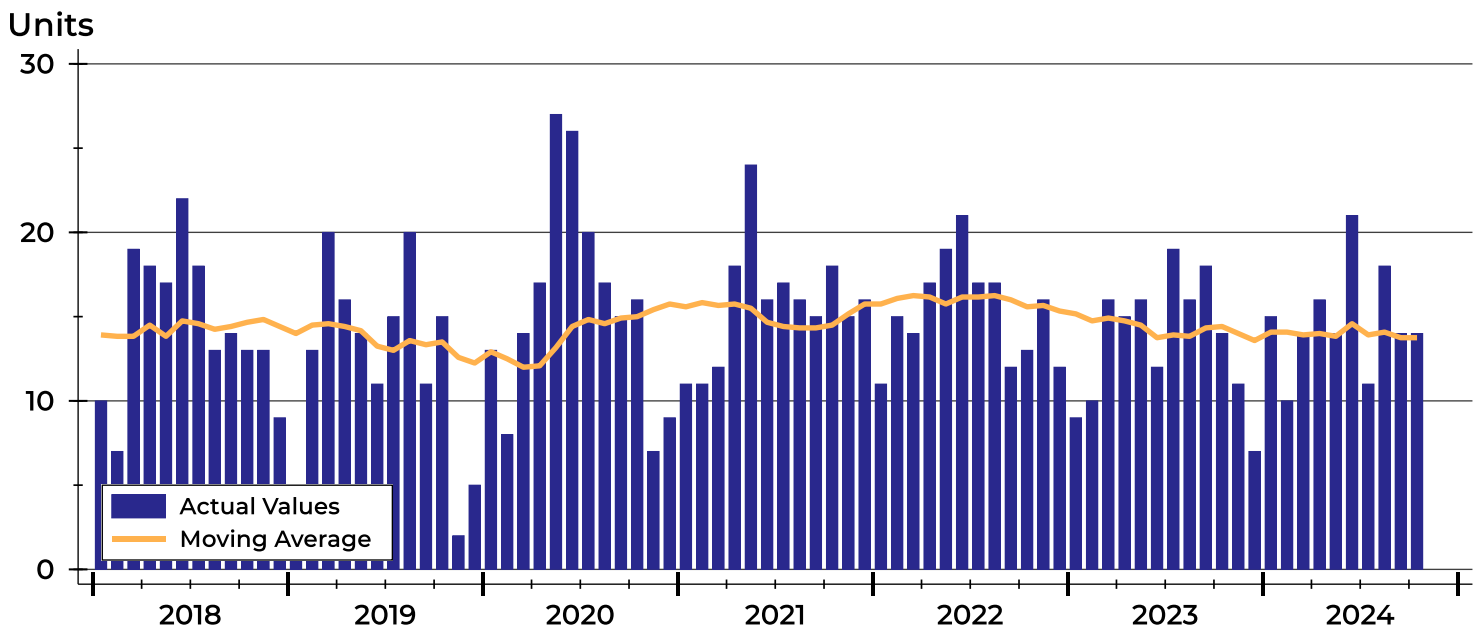
# Osage County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		14	14	0.0%	147	145	1.4%
Volume (1,000s)		3,644	3,406	7.0%	30,894	27,326	13.1%
Average	Sale Price	260,321	243,319	7.0%	210,162	188,456	11.5%
	Days on Market	29	19	52.6%	33	25	32.0%
	Percent of Original	98.7%	99.0%	-0.3%	95.5%	96.4%	-0.9%
Median	Sale Price	224,900	211,086	6.5%	184,900	152,000	21.6%
	Days on Market	12	12	0.0%	12	8	50.0%
	Percent of Original	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%

A total of 14 contracts for sale were written in Osage County during the month of October, the same as in 2023. The median list price of these homes was \$224,900, up from \$211,086 the prior year.

Half of the homes that went under contract in October were on the market less than 12 days, compared to 12 days in October 2023.

## History of Contracts Written

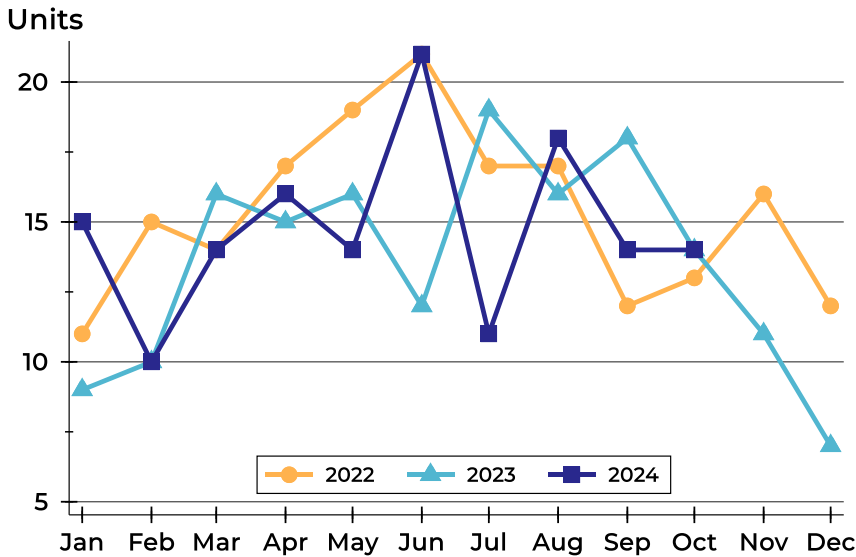






## Osage County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	11	9	15
February	15	10	10
March	14	16	14
April	17	15	16
May	19	16	14
June	21	12	21
July	17	19	11
August	17	16	18
September	12	18	14
October	13	14	14
November	16	11	
December	12	7	

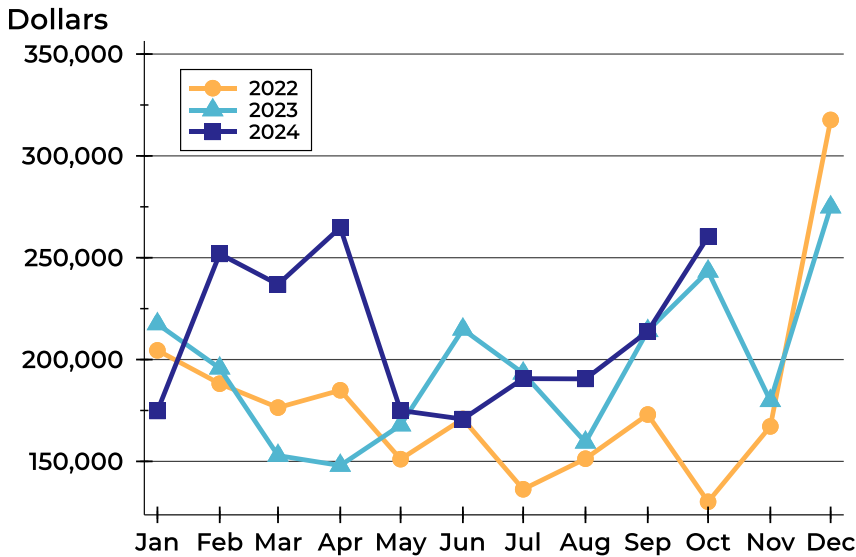
### Contracts Written by Price Range

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	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	2	14.3%	132,500	132,500	76	76	93.9%	93.9%
\$150,000-\$174,999	2	14.3%	157,450	157,450	4	4	100.0%	100.0%
\$175,000-\$199,999	3	21.4%	184,933	179,900	15	17	100.0%	100.0%
\$200,000-\$249,999	1	7.1%	249,900	249,900	23	23	100.0%	100.0%
\$250,000-\$299,999	4	28.6%	270,723	273,500	45	37	98.5%	100.0%
\$300,000-\$399,999	1	7.1%	338,000	338,000	0	0	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	1	7.1%	839,000	839,000	0	0	99.5%	99.5%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



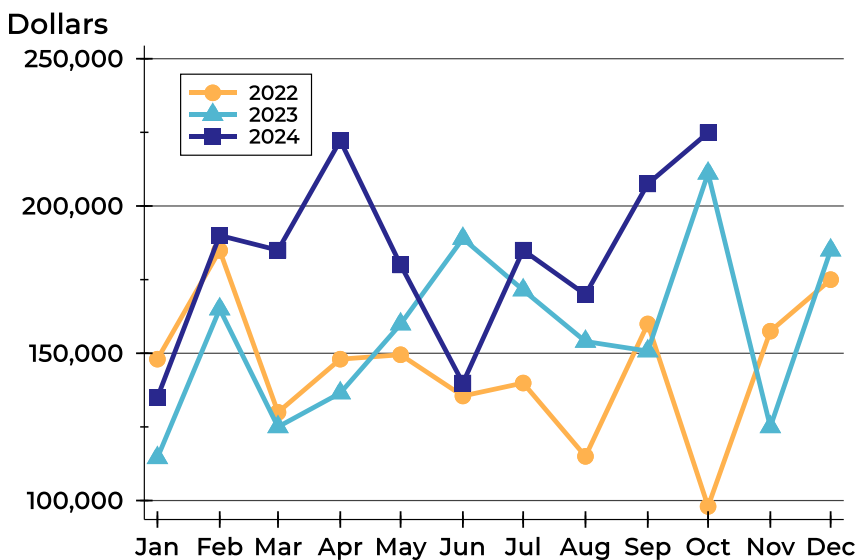
## Osage County Contracts Written Analysis

### Average Price



Month	2022	2023	2024
January	204,523	217,489	<b>174,763</b>
February	188,153	195,750	<b>251,890</b>
March	176,407	152,863	<b>236,893</b>
April	184,918	147,980	<b>264,810</b>
May	151,085	167,806	<b>174,986</b>
June	170,855	214,854	<b>170,757</b>
July	136,309	193,269	<b>190,636</b>
August	151,324	159,364	<b>190,506</b>
September	173,017	214,122	<b>213,832</b>
October	130,177	243,319	<b>260,321</b>
November	167,184	179,750	
December	317,658	274,857	

### Median Price

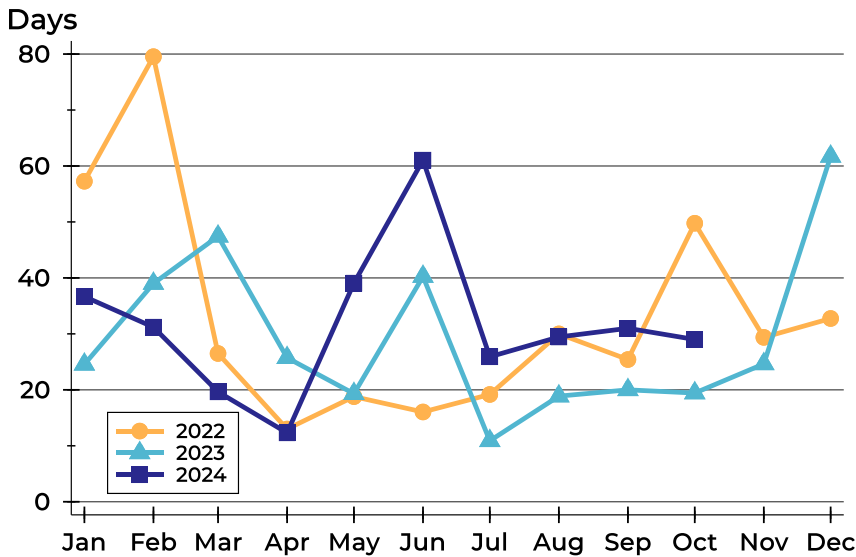


Month	2022	2023	2024
January	148,000	114,500	<b>135,000</b>
February	184,900	165,000	<b>190,000</b>
March	129,950	125,000	<b>185,000</b>
April	148,000	136,500	<b>222,230</b>
May	149,500	159,900	<b>180,000</b>
June	135,500	188,950	<b>139,900</b>
July	139,900	171,454	<b>185,000</b>
August	115,000	154,000	<b>169,950</b>
September	159,950	150,750	<b>207,500</b>
October	98,000	211,086	<b>224,900</b>
November	157,500	125,000	
December	175,000	185,000	



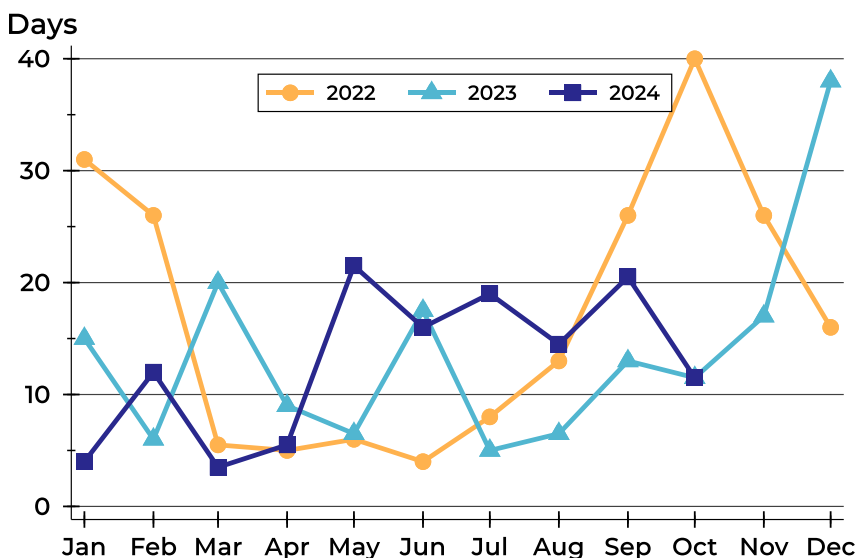
## Osage County Contracts Written Analysis

### Average DOM



Month	2022	2023	2024
January	57	25	<b>37</b>
February	80	39	<b>31</b>
March	27	47	<b>20</b>
April	13	26	<b>12</b>
May	19	19	<b>39</b>
June	16	40	<b>61</b>
July	19	11	<b>26</b>
August	30	19	<b>29</b>
September	25	20	<b>31</b>
October	50	19	<b>29</b>
November	29	25	
December	33	62	

### Median DOM



Month	2022	2023	2024
January	31	15	<b>4</b>
February	26	6	<b>12</b>
March	6	20	<b>4</b>
April	5	9	<b>6</b>
May	6	7	<b>22</b>
June	4	18	<b>16</b>
July	8	5	<b>19</b>
August	13	7	<b>15</b>
September	26	13	<b>21</b>
October	40	12	<b>12</b>
November	26	17	
December	16	38	



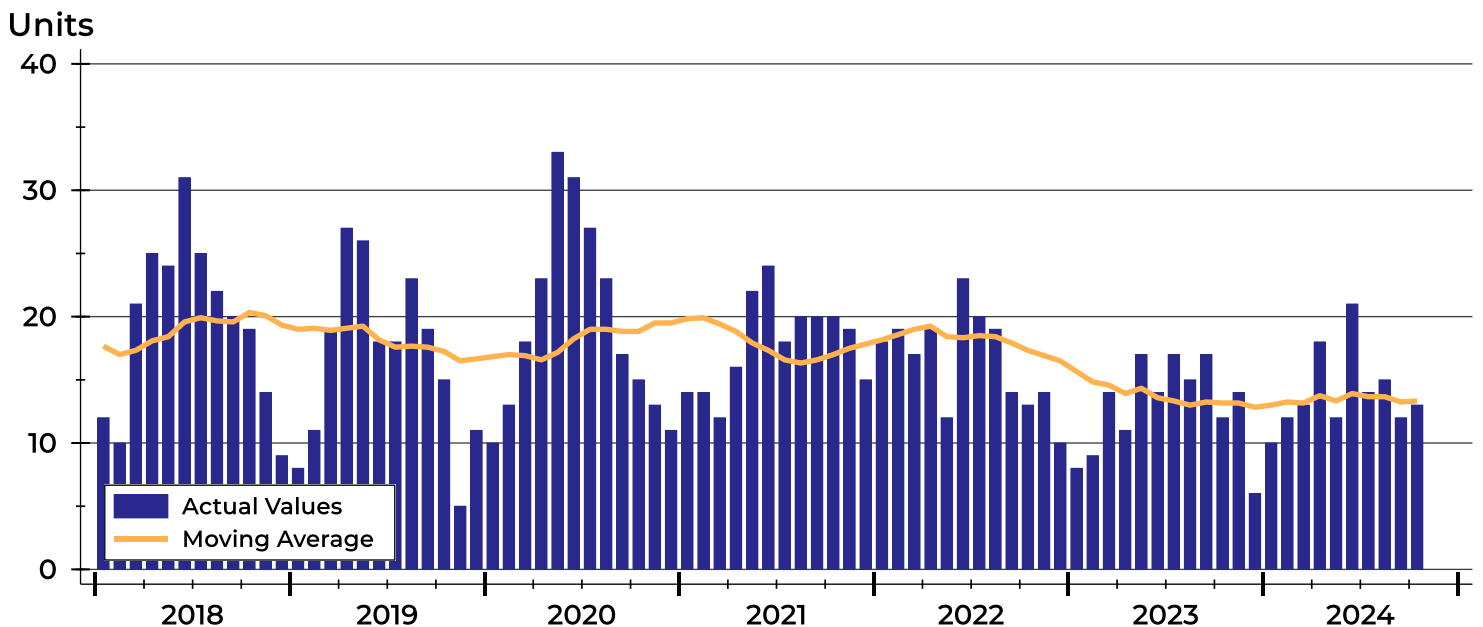
# Osage County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		13	12	8.3%
Volume (1,000s)		3,235	3,091	4.7%
Average	List Price	248,884	257,581	-3.4%
	Days on Market	35	21	66.7%
	Percent of Original	97.8%	98.7%	-0.9%
Median	List Price	195,000	234,450	-16.8%
	Days on Market	23	12	91.7%
	Percent of Original	100.0%	100.0%	0.0%

A total of 13 listings in Osage County had contracts pending at the end of October, up from 12 contracts pending at the end of October 2023.

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.

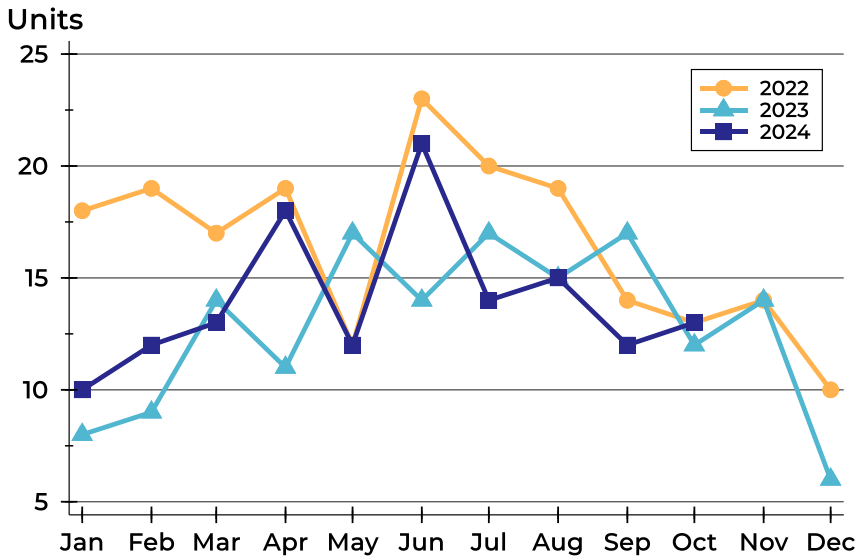
## History of Pending Contracts





## Osage County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	18	8	10
February	19	9	12
March	17	14	13
April	19	11	18
May	12	17	12
June	23	14	21
July	20	17	14
August	19	15	15
September	14	17	12
October	13	12	13
November	14	14	
December	10	6	

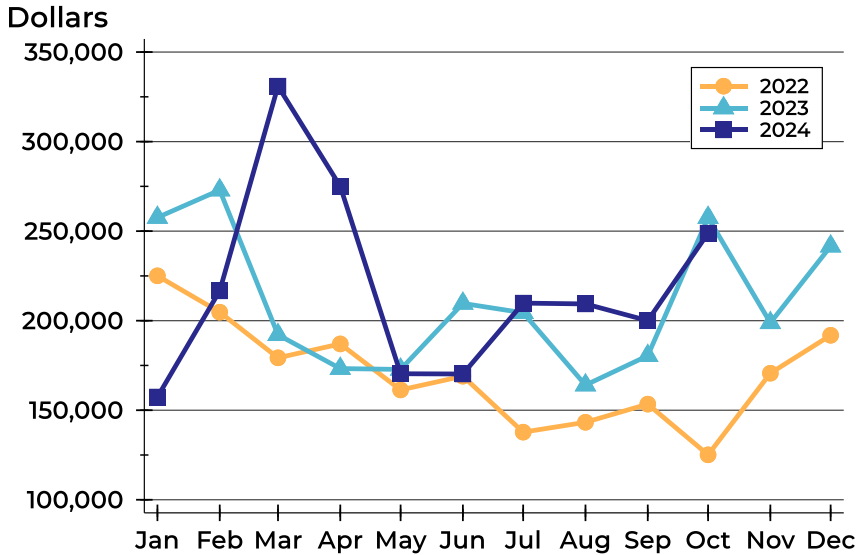
### Pending Contracts by Price Range

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	3	23.1%	138,000	135,000	70	57	93.5%	93.7%
\$150,000-\$174,999	1	7.7%	154,900	154,900	2	2	100.0%	100.0%
\$175,000-\$199,999	4	30.8%	187,450	187,450	20	22	100.0%	100.0%
\$200,000-\$249,999	1	7.7%	249,900	249,900	23	23	100.0%	100.0%
\$250,000-\$299,999	3	23.1%	275,963	279,000	46	33	97.0%	100.0%
\$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	1	7.7%	839,000	839,000	0	0	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



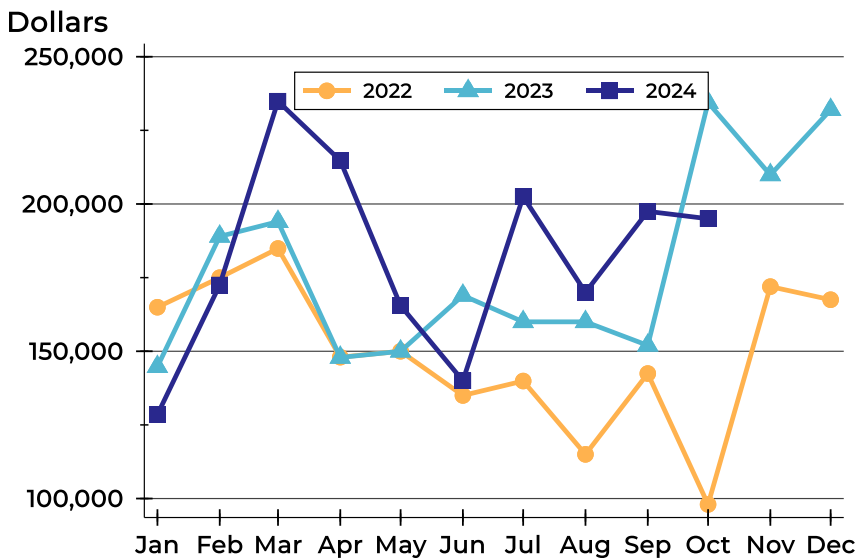
# Osage County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	225,058	257,600	<b>157,380</b>
February	204,761	272,922	<b>216,650</b>
March	179,271	192,136	<b>330,969</b>
April	187,026	173,264	<b>275,048</b>
May	161,350	172,788	<b>170,367</b>
June	169,024	209,643	<b>170,233</b>
July	137,757	204,430	<b>209,821</b>
August	143,279	164,022	<b>209,374</b>
September	153,414	180,447	<b>200,025</b>
October	125,092	257,581	<b>248,884</b>
November	170,661	198,816	
December	191,845	241,583	

## Median Price

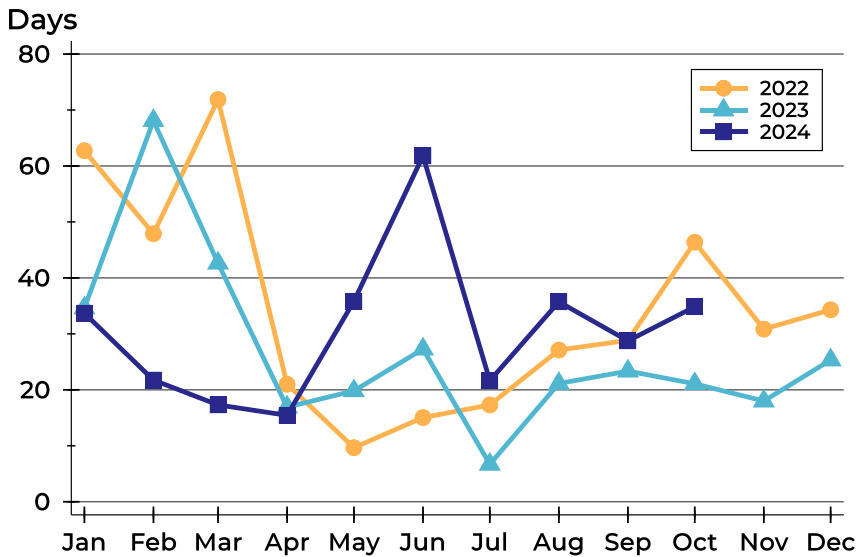


Month	2022	2023	2024
January	164,950	144,750	<b>128,500</b>
February	175,000	189,000	<b>172,500</b>
March	184,900	194,003	<b>234,900</b>
April	148,000	147,900	<b>214,750</b>
May	150,000	150,000	<b>165,500</b>
June	135,000	168,950	<b>140,000</b>
July	139,900	160,000	<b>202,500</b>
August	115,000	160,000	<b>170,000</b>
September	142,450	152,000	<b>197,500</b>
October	98,000	234,450	<b>195,000</b>
November	171,950	209,875	
December	167,500	232,000	



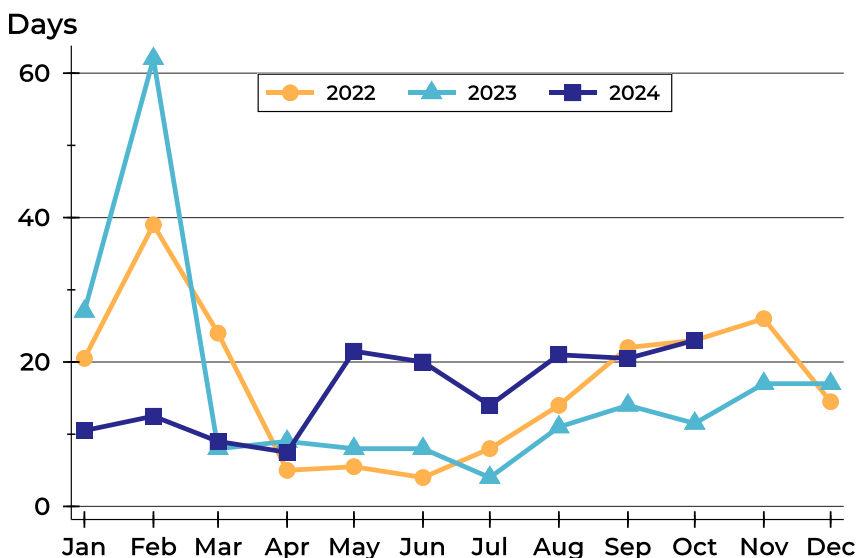
## Osage County Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	63	35	<b>34</b>
February	48	68	<b>22</b>
March	72	43	<b>17</b>
April	21	17	<b>15</b>
May	10	20	<b>36</b>
June	15	27	<b>62</b>
July	17	7	<b>22</b>
August	27	21	<b>36</b>
September	29	23	<b>29</b>
October	46	21	<b>35</b>
November	31	18	
December	34	25	

### Median DOM



Month	2022	2023	2024
January	21	27	<b>11</b>
February	39	62	<b>13</b>
March	24	8	<b>9</b>
April	5	9	<b>8</b>
May	6	8	<b>22</b>
June	4	8	<b>20</b>
July	8	4	<b>14</b>
August	14	11	<b>21</b>
September	22	14	<b>21</b>
October	23	12	<b>23</b>
November	26	17	
December	15	17	



**October  
2024**

# Sunflower MLS Statistics



## Other Sunflower MLS Counties Housing Report



### Market Overview

#### Other Sunflower MLS Counties Home Sales Fell in October

Total home sales in other counties in the Sunflower MLS fell last month to 10 units, compared to 16 units in October 2023. Total sales volume was \$2.5 million, down from a year earlier.

The median sale price in October was \$187,000, down from \$202,250 a year earlier. Homes that sold in October were typically on the market for 12 days and sold for 93.8% of their list prices.

#### Other Sunflower MLS Counties Active Listings Up at End of October

The total number of active listings in other counties in the Sunflower MLS at the end of October was 43 units, up from 41 at the same point in 2023. This represents a 2.8 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$269,500.

During October, a total of 13 contracts were written down from 22 in October 2023. At the end of the month, there were 11 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plasse  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)





**October  
2024**

# Sunflower MLS Statistics



## Other Sunflower MLS Counties Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>10</b>	<b>16</b>	<b>13</b>	<b>159</b>	<b>154</b>	<b>149</b>
Change from prior year		-37.5%	23.1%	-13.3%	3.2%	3.4%	-7.5%
<b>Active Listings</b>		<b>43</b>	<b>41</b>	<b>28</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		4.9%	46.4%	-3.4%			
<b>Months' Supply</b>		<b>2.8</b>	<b>2.9</b>	<b>1.8</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-3.4%	61.1%	0.0%			
<b>New Listings</b>		<b>15</b>	<b>28</b>	<b>6</b>	<b>190</b>	<b>192</b>	<b>178</b>
Change from prior year		-46.4%	366.7%	-68.4%	-1.0%	7.9%	0.6%
<b>Contracts Written</b>		<b>13</b>	<b>22</b>	<b>12</b>	<b>157</b>	<b>162</b>	<b>152</b>
Change from prior year		-40.9%	83.3%	-36.8%	-3.1%	6.6%	-9.5%
<b>Pending Contracts</b>		<b>11</b>	<b>13</b>	<b>10</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-15.4%	30.0%	-56.5%			
<b>Sales Volume (1,000s)</b>		<b>2,469</b>	<b>4,558</b>	<b>2,942</b>	<b>37,642</b>	<b>35,012</b>	<b>32,589</b>
Change from prior year		-45.8%	54.9%	-28.7%	7.5%	7.4%	-9.9%
<b>Average</b>	<b>Sale Price</b>	<b>246,885</b>	<b>284,888</b>	<b>226,338</b>	<b>236,744</b>	<b>227,352</b>	<b>218,720</b>
	Change from prior year	-13.3%	25.9%	-17.7%	4.1%	3.9%	-2.6%
	<b>List Price of Actives</b>	<b>364,095</b>	<b>336,764</b>	<b>232,386</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	8.1%	44.9%	-10.7%			
	<b>Days on Market</b>	<b>25</b>	<b>18</b>	<b>48</b>	<b>42</b>	<b>29</b>	<b>26</b>
Change from prior year	38.9%	-62.5%	200.0%	44.8%	11.5%	-44.7%	
<b>Percent of List</b>	<b>94.6%</b>	<b>95.1%</b>	<b>97.8%</b>	<b>97.6%</b>	<b>96.4%</b>	<b>98.1%</b>	
Change from prior year	-0.5%	-2.8%	-2.7%	1.2%	-1.7%	-0.5%	
<b>Percent of Original</b>	<b>92.5%</b>	<b>104.7%</b>	<b>95.3%</b>	<b>95.3%</b>	<b>95.8%</b>	<b>96.6%</b>	
Change from prior year	-11.7%	9.9%	-1.7%	-0.5%	-0.8%	-0.2%	
<b>Median</b>	<b>Sale Price</b>	<b>187,000</b>	<b>202,250</b>	<b>250,000</b>	<b>210,000</b>	<b>172,000</b>	<b>185,000</b>
	Change from prior year	-7.5%	-19.1%	-10.7%	22.1%	-7.0%	-4.1%
	<b>List Price of Actives</b>	<b>269,500</b>	<b>350,000</b>	<b>159,950</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-23.0%	118.8%	-3.6%			
	<b>Days on Market</b>	<b>12</b>	<b>11</b>	<b>9</b>	<b>9</b>	<b>8</b>	<b>9</b>
Change from prior year	9.1%	22.2%	-50.0%	12.5%	-11.1%	-18.2%	
<b>Percent of List</b>	<b>93.8%</b>	<b>98.9%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>99.1%</b>	<b>100.0%</b>	
Change from prior year	-5.2%	-1.1%	0.0%	0.9%	-0.9%	0.0%	
<b>Percent of Original</b>	<b>92.2%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>98.7%</b>	<b>98.0%</b>	<b>99.1%</b>	
Change from prior year	-7.8%	0.0%	1.4%	0.7%	-1.1%	-0.6%	

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



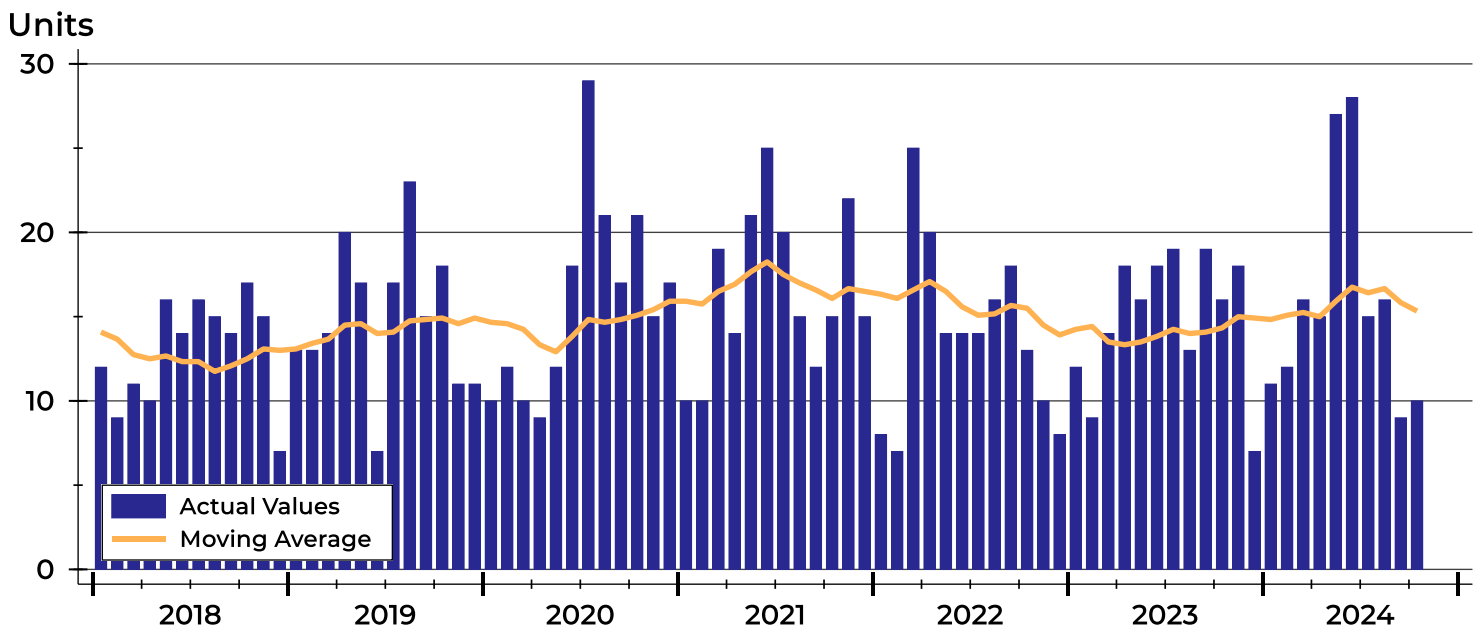
## Other Sunflower MLS Counties Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		<b>10</b>	16	-37.5%	<b>159</b>	154	3.2%
Volume (1,000s)		<b>2,469</b>	4,558	-45.8%	<b>37,642</b>	35,012	7.5%
Months' Supply		<b>2.8</b>	2.9	-3.4%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>246,885</b>	284,888	-13.3%	<b>236,744</b>	227,352	4.1%
	Days on Market	<b>25</b>	18	38.9%	<b>42</b>	29	44.8%
	Percent of List	<b>94.6%</b>	95.1%	-0.5%	<b>97.6%</b>	96.4%	1.2%
	Percent of Original	<b>92.5%</b>	104.7%	-11.7%	<b>95.3%</b>	95.8%	-0.5%
Median	Sale Price	<b>187,000</b>	202,250	-7.5%	<b>210,000</b>	172,000	22.1%
	Days on Market	<b>12</b>	11	9.1%	<b>9</b>	8	12.5%
	Percent of List	<b>93.8%</b>	98.9%	-5.2%	<b>100.0%</b>	99.1%	0.9%
	Percent of Original	<b>92.2%</b>	100.0%	-7.8%	<b>98.7%</b>	98.0%	0.7%

A total of 10 homes sold in other counties in the Sunflower MLS in October, down from 16 units in October 2023. Total sales volume fell to \$2.5 million compared to \$4.6 million in the previous year.

The median sales price in October was \$187,000, down 7.5% compared to the prior year. Median days on market was 12 days, up from 5 days in September, and up from 11 in October 2023.

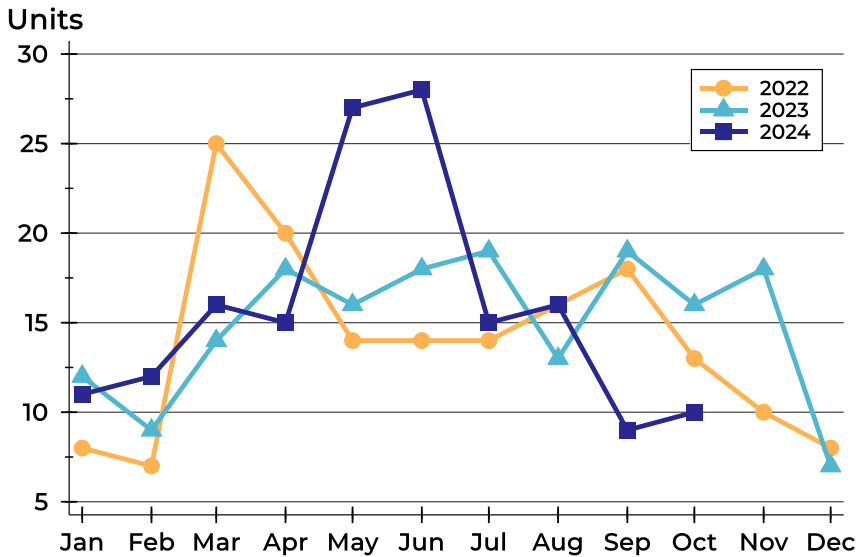
## History of Closed Listings





## Other Sunflower MLS Counties Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	8	12	11
February	7	9	12
March	25	14	16
April	20	18	15
May	14	16	27
June	14	18	28
July	14	19	15
August	16	13	16
September	18	19	9
October	13	16	10
November	10	18	10
December	8	7	10

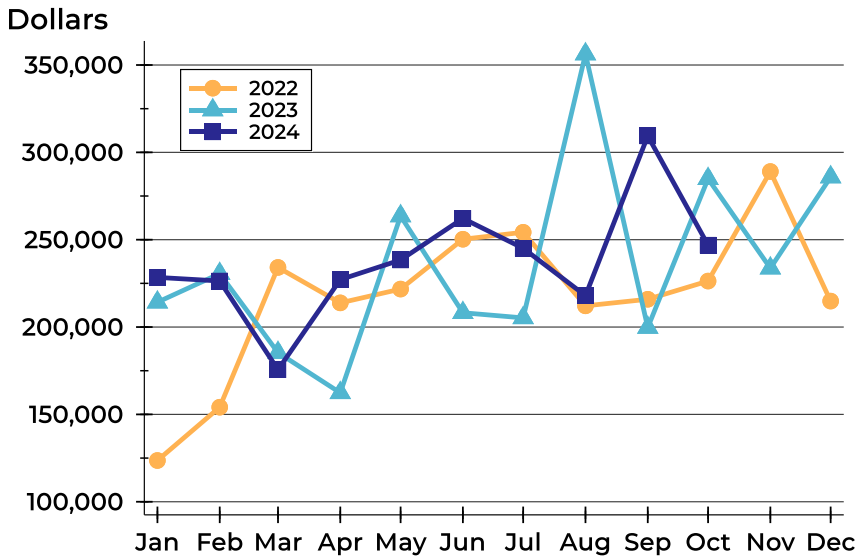
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	10.0%	0.0	31,000	31,000	8	8	91.2%	91.2%	91.2%	91.2%
\$50,000-\$99,999	1	10.0%	2.1	78,000	78,000	12	12	92.9%	92.9%	92.9%	92.9%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	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	N/A	N/A	N/A
\$150,000-\$174,999	2	20.0%	2.1	160,000	160,000	21	21	91.5%	91.5%	91.5%	91.5%
\$175,000-\$199,999	2	20.0%	2.8	187,000	187,000	8	8	99.6%	99.6%	99.6%	99.6%
\$200,000-\$249,999	1	10.0%	1.0	201,000	201,000	52	52	86.6%	86.6%	75.0%	75.0%
\$250,000-\$299,999	0	0.0%	4.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	3.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	2	20.0%	2.2	437,425	437,425	58	58	97.4%	97.4%	92.5%	92.5%
\$500,000-\$749,999	1	10.0%	6.0	590,000	590,000	1	1	98.7%	98.7%	98.7%	98.7%
\$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



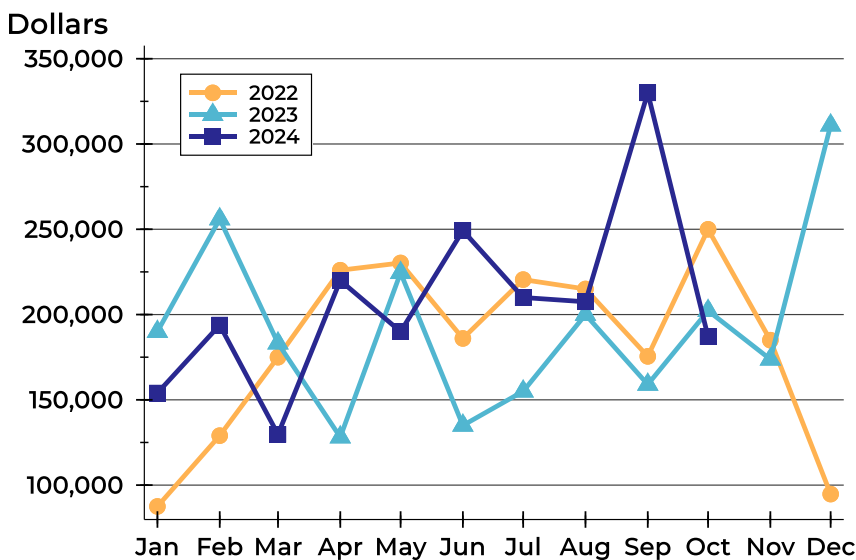
## Other Sunflower MLS Counties Closed Listings Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	123,625	214,200	<b>228,436</b>
<b>February</b>	154,129	230,550	<b>226,375</b>
<b>March</b>	234,131	185,379	<b>175,592</b>
<b>April</b>	213,845	162,358	<b>227,156</b>
<b>May</b>	221,750	263,578	<b>238,416</b>
<b>June</b>	250,279	208,183	<b>262,198</b>
<b>July</b>	254,254	205,261	<b>245,107</b>
<b>August</b>	212,156	356,262	<b>217,963</b>
<b>September</b>	215,906	199,734	<b>309,389</b>
<b>October</b>	226,338	284,888	<b>246,885</b>
<b>November</b>	289,037	233,689	
<b>December</b>	214,863	285,857	

### Median Price

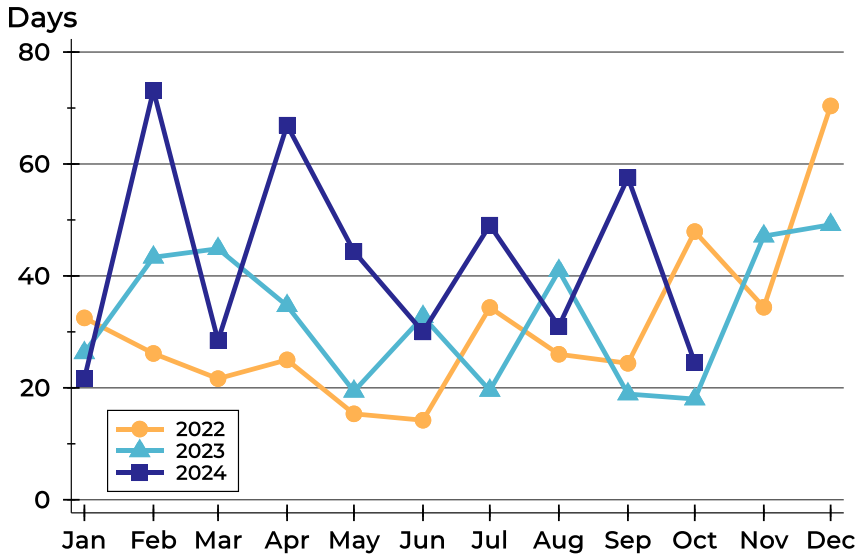


Month	2022	2023	2024
<b>January</b>	87,500	190,000	<b>154,000</b>
<b>February</b>	129,000	256,000	<b>193,850</b>
<b>March</b>	175,000	183,200	<b>129,750</b>
<b>April</b>	226,000	128,125	<b>219,999</b>
<b>May</b>	230,250	224,500	<b>190,000</b>
<b>June</b>	186,000	135,000	<b>249,250</b>
<b>July</b>	220,500	155,000	<b>210,000</b>
<b>August</b>	215,000	200,000	<b>207,500</b>
<b>September</b>	175,500	159,000	<b>330,000</b>
<b>October</b>	250,000	202,250	<b>187,000</b>
<b>November</b>	185,000	173,750	
<b>December</b>	94,750	311,000	



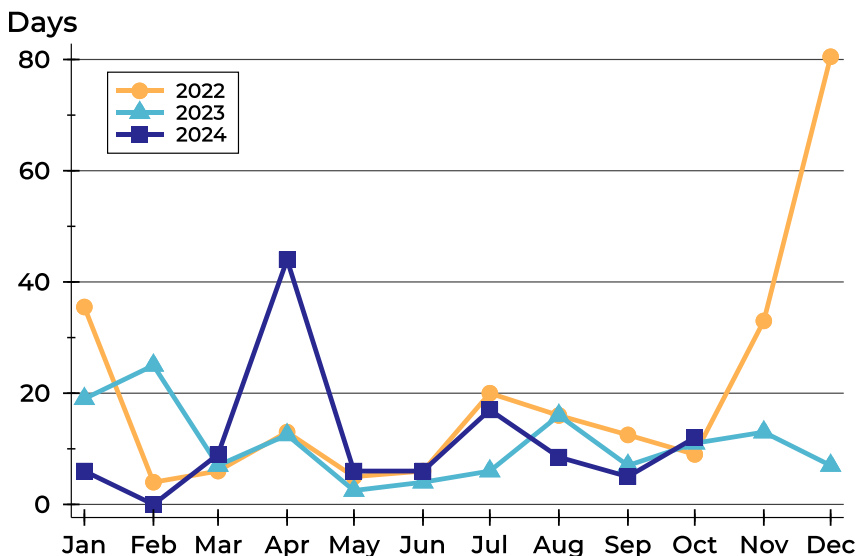
## Other Sunflower MLS Counties Closed Listings Analysis

### Average DOM



Month	2022	2023	2024
January	33	26	22
February	26	43	73
March	22	45	28
April	25	35	67
May	15	19	44
June	14	33	30
July	34	20	49
August	26	41	31
September	24	19	58
October	48	18	25
November	34	47	
December	70	49	

### Median DOM



Month	2022	2023	2024
January	36	19	6
February	4	25	N/A
March	6	7	9
April	13	13	44
May	5	3	6
June	6	4	6
July	20	6	17
August	16	16	9
September	13	7	5
October	9	11	12
November	33	13	
December	81	7	



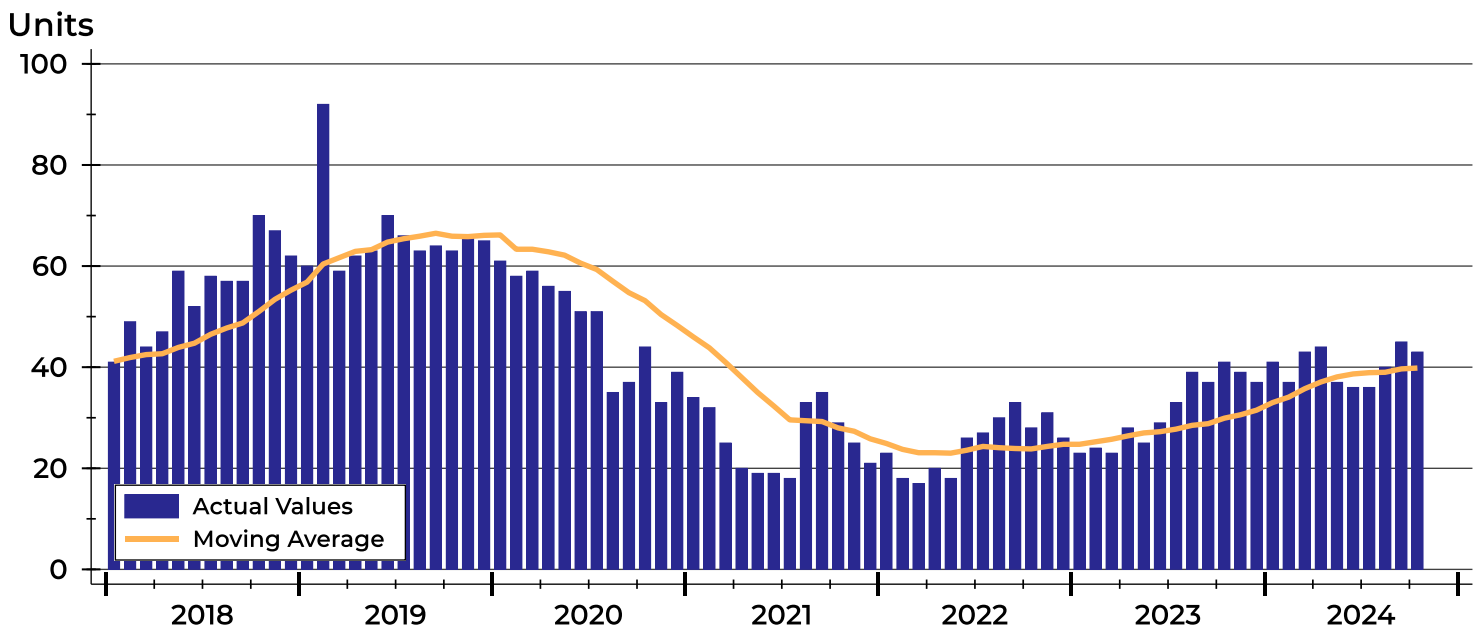
## Other Sunflower MLS Counties Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>43</b>	41	4.9%
Volume (1,000s)		<b>15,656</b>	13,807	13.4%
Months' Supply		<b>2.8</b>	2.9	-3.4%
Average	List Price	<b>364,095</b>	336,764	8.1%
	Days on Market	<b>96</b>	89	7.9%
	Percent of Original	<b>95.6%</b>	95.9%	-0.3%
Median	List Price	<b>269,500</b>	350,000	-23.0%
	Days on Market	<b>71</b>	37	91.9%
	Percent of Original	<b>96.7%</b>	100.0%	-3.3%

A total of 43 homes were available for sale in other counties in the Sunflower MLS at the end of October. This represents a 2.8 months' supply of active listings.

The median list price of homes on the market at the end of October was \$269,500, down 23.0% from 2023. The typical time on market for active listings was 71 days, up from 37 days a year earlier.

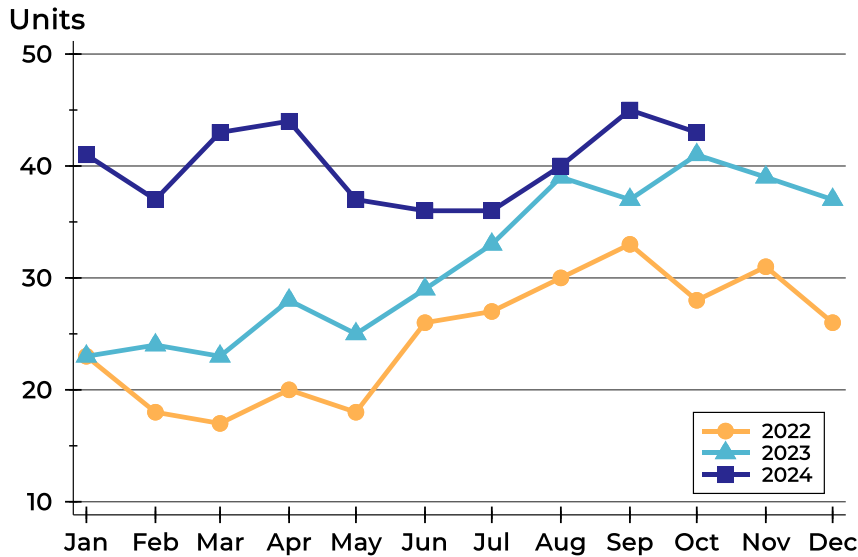
## History of Active Listings





## Other Sunflower MLS Counties Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	23	23	41
February	18	24	37
March	17	23	43
April	20	28	44
May	18	25	37
June	26	29	36
July	27	33	36
August	30	39	40
September	33	37	45
October	28	41	43
November	31	39	
December	26	37	

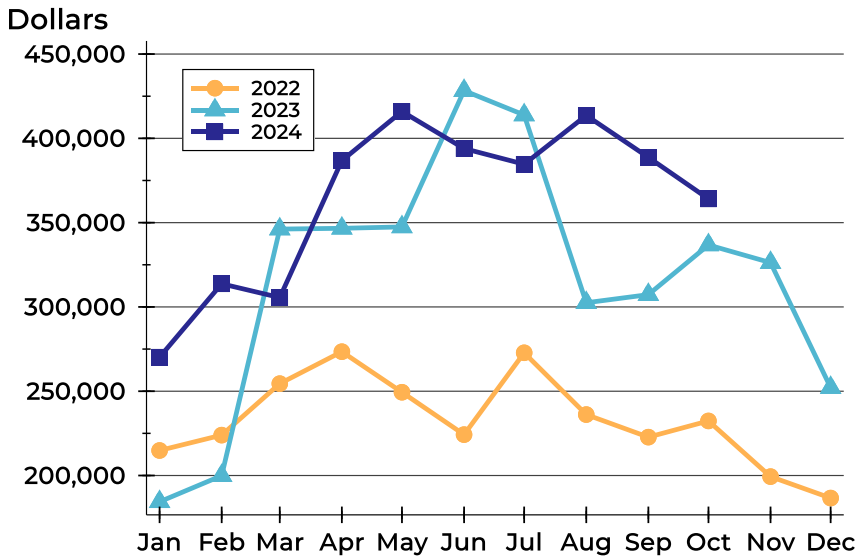
### Active Listings by Price Range

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%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	3	7.0%	2.1	76,633	75,000	66	51	100.0%	100.0%
\$100,000-\$124,999	2	4.7%	N/A	116,000	116,000	88	88	93.2%	93.2%
\$125,000-\$149,999	5	11.6%	N/A	134,380	138,000	101	113	95.1%	96.2%
\$150,000-\$174,999	3	7.0%	2.1	159,333	159,000	38	24	98.1%	100.0%
\$175,000-\$199,999	4	9.3%	2.8	187,250	187,500	26	30	96.1%	95.9%
\$200,000-\$249,999	2	4.7%	1.0	239,750	239,750	237	237	92.3%	92.3%
\$250,000-\$299,999	6	14.0%	4.2	272,400	272,250	106	106	94.0%	94.1%
\$300,000-\$399,999	9	20.9%	3.2	349,722	358,000	115	86	96.6%	99.5%
\$400,000-\$499,999	2	4.7%	2.2	425,000	425,000	158	158	97.4%	97.4%
\$500,000-\$749,999	6	14.0%	6.0	613,983	637,500	62	62	95.7%	96.2%
\$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	1	2.3%	N/A	3,500,000	3,500,000	212	212	81.4%	81.4%



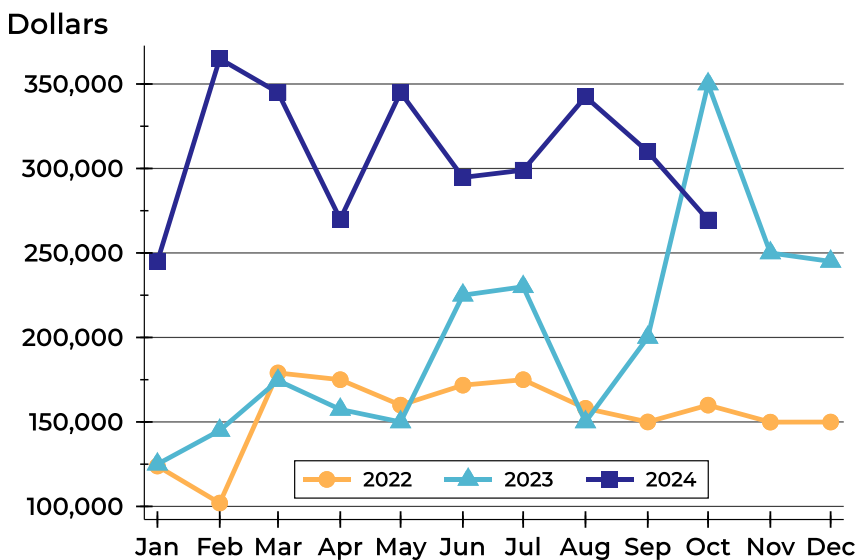
## Other Sunflower MLS Counties Active Listings Analysis

### Average Price



Month	2022	2023	2024
January	214,843	184,428	<b>270,194</b>
February	223,958	199,913	<b>313,731</b>
March	254,500	346,191	<b>305,555</b>
April	273,461	346,646	<b>386,806</b>
May	249,394	347,468	<b>415,954</b>
June	224,254	428,307	<b>393,965</b>
July	272,802	413,864	<b>384,649</b>
August	236,167	302,486	<b>413,592</b>
September	222,776	307,308	<b>388,749</b>
October	232,386	336,764	<b>364,095</b>
November	199,360	326,275	
December	186,629	252,154	

### Median Price



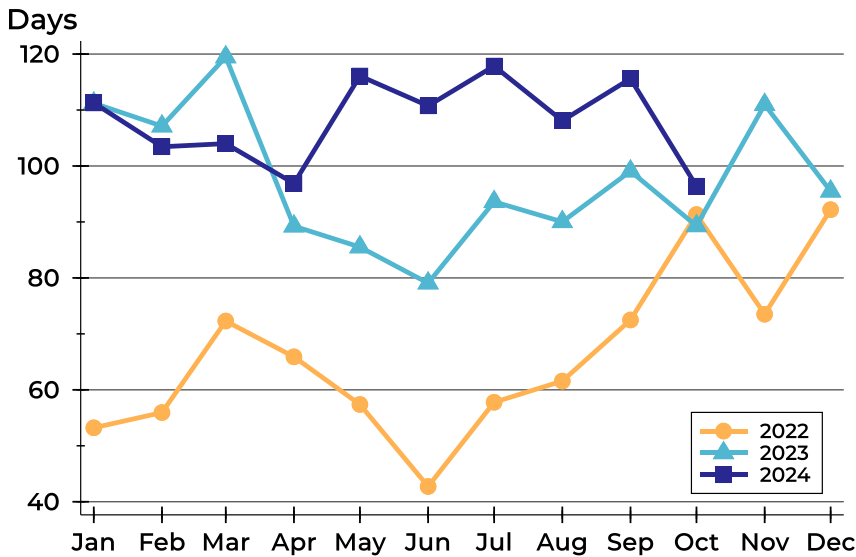
Month	2022	2023	2024
January	123,900	125,000	<b>245,000</b>
February	102,000	144,950	<b>364,950</b>
March	179,000	174,500	<b>345,000</b>
April	175,000	157,400	<b>270,000</b>
May	159,950	150,000	<b>345,000</b>
June	171,750	225,000	<b>294,700</b>
July	175,000	230,000	<b>298,995</b>
August	158,078	150,000	<b>342,450</b>
September	150,000	200,000	<b>310,000</b>
October	159,950	350,000	<b>269,500</b>
November	149,900	250,000	
December	149,950	245,000	





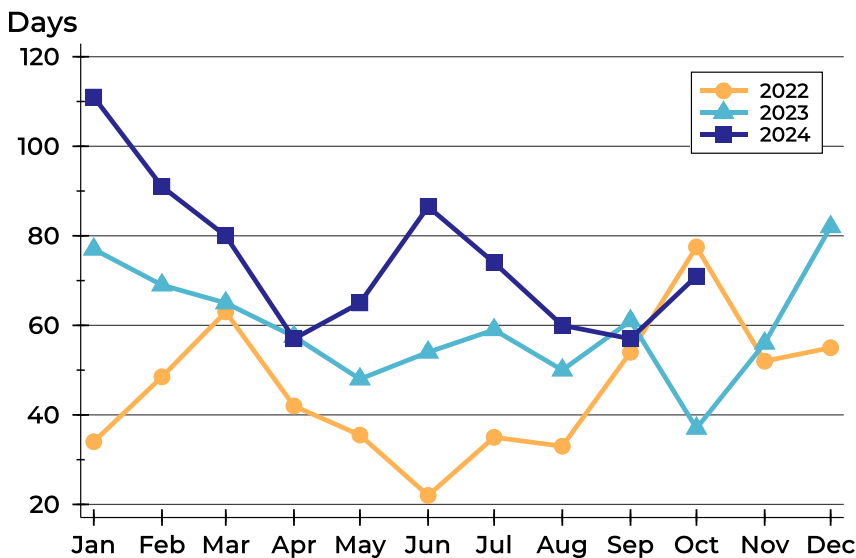
## Other Sunflower MLS Counties Active Listings Analysis

### Average DOM



Month	2022	2023	2024
January	53	111	111
February	56	107	103
March	72	119	104
April	66	89	97
May	57	86	116
June	43	79	111
July	58	94	118
August	62	90	108
September	72	99	116
October	91	89	96
November	74	111	
December	92	95	

### Median DOM

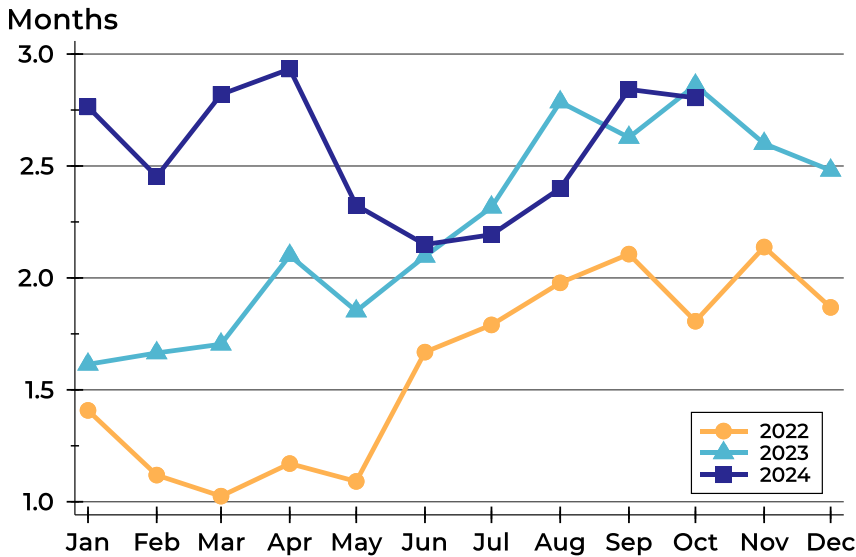


Month	2022	2023	2024
January	34	77	111
February	49	69	91
March	63	65	80
April	42	58	57
May	36	48	65
June	22	54	87
July	35	59	74
August	33	50	60
September	54	61	57
October	78	37	71
November	52	56	
December	55	82	



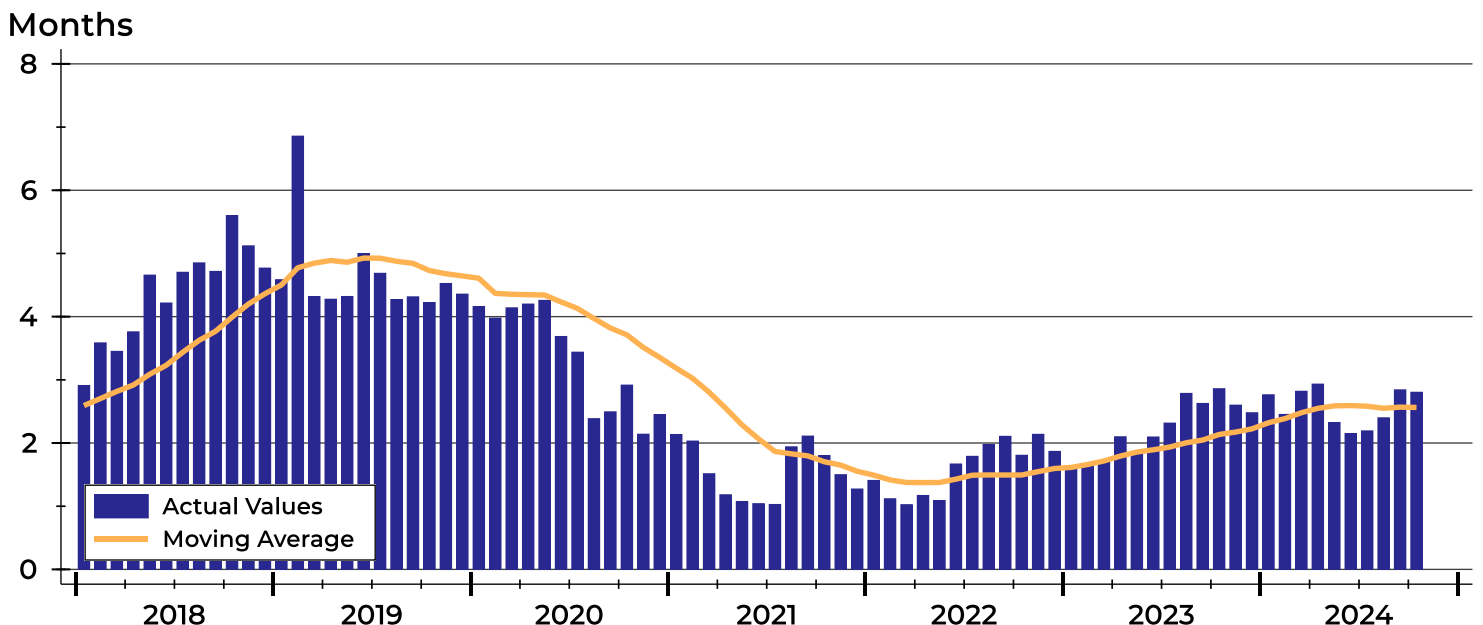
## Other Sunflower MLS Counties Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	1.4	1.6	<b>2.8</b>
February	1.1	1.7	<b>2.5</b>
March	1.0	1.7	<b>2.8</b>
April	1.2	2.1	<b>2.9</b>
May	1.1	1.9	<b>2.3</b>
June	1.7	2.1	<b>2.1</b>
July	1.8	2.3	<b>2.2</b>
August	2.0	2.8	<b>2.4</b>
September	2.1	2.6	<b>2.8</b>
October	1.8	2.9	<b>2.8</b>
November	2.1	2.6	
December	1.9	2.5	

### History of Month's Supply





## Other Sunflower MLS Counties New Listings Analysis

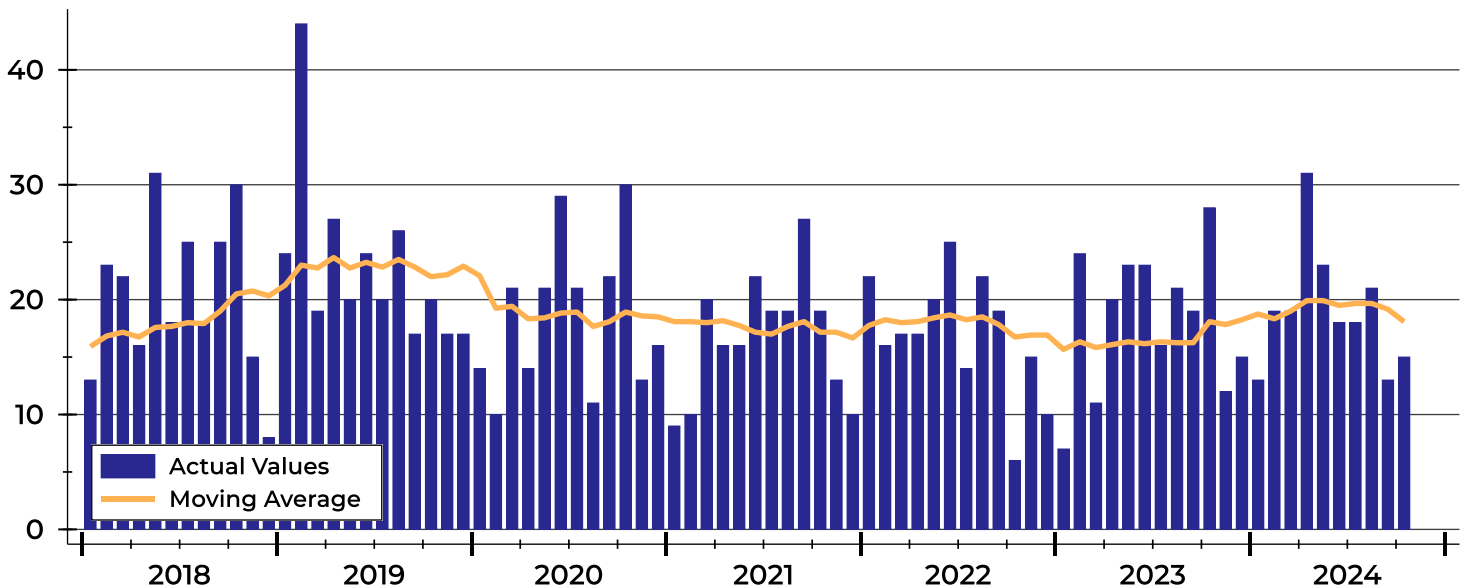
Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>15</b>	28	-46.4%
	Volume (1,000s)	<b>3,776</b>	8,049	-53.1%
	Average List Price	<b>251,723</b>	287,455	-12.4%
	Median List Price	<b>192,000</b>	349,925	-45.1%
Year-to-Date	New Listings	<b>190</b>	192	-1.0%
	Volume (1,000s)	<b>52,743</b>	53,835	-2.0%
	Average List Price	<b>277,596</b>	280,391	-1.0%
	Median List Price	<b>222,500</b>	198,500	12.1%

A total of 15 new listings were added in other counties in the Sunflower MLS during October, down 46.4% from the same month in 2023. Year-to-date other counties in the Sunflower MLS has seen 190 new listings.

The median list price of these homes was \$192,000 down from \$349,925 in 2023.

## History of New Listings

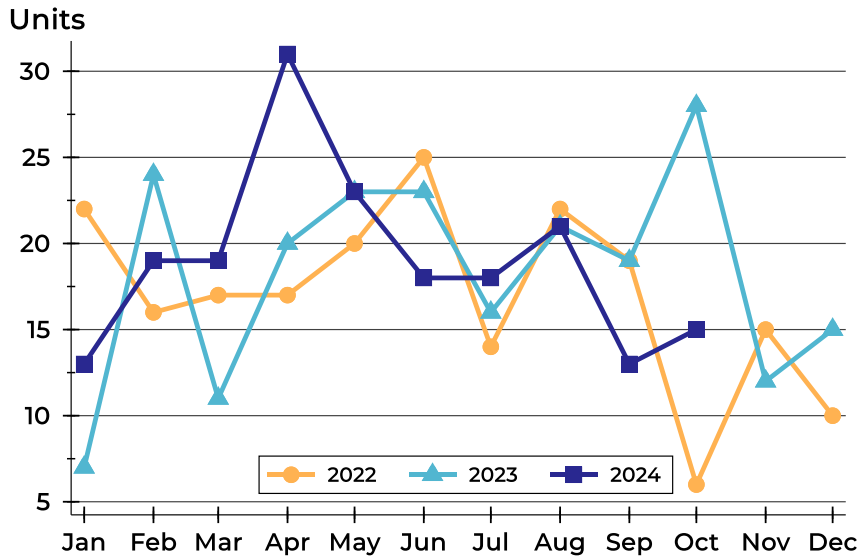
Units





## Other Sunflower MLS Counties New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	22	7	13
February	16	24	19
March	17	11	19
April	17	20	31
May	20	23	23
June	25	23	18
July	14	16	18
August	22	21	21
September	19	19	13
October	6	28	15
November	15	12	15
December	10	15	15

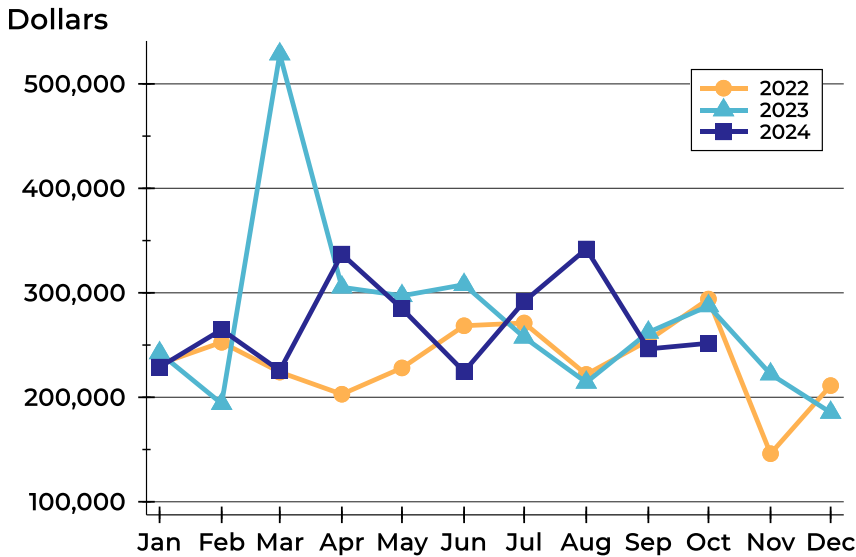
### New Listings by Price Range

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	1	6.7%	120,000	120,000	31	31	92.4%	92.4%
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	4	26.7%	154,000	153,500	11	7	100.0%	100.0%
\$175,000-\$199,999	5	33.3%	188,827	192,000	16	7	95.4%	97.4%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	1	6.7%	299,000	299,000	28	28	100.0%	100.0%
\$300,000-\$399,999	2	13.3%	348,500	348,500	22	22	100.0%	100.0%
\$400,000-\$499,999	1	6.7%	424,850	424,850	0	0	100.0%	100.0%
\$500,000-\$749,999	1	6.7%	674,856	674,856	13	13	100.0%	100.0%
\$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



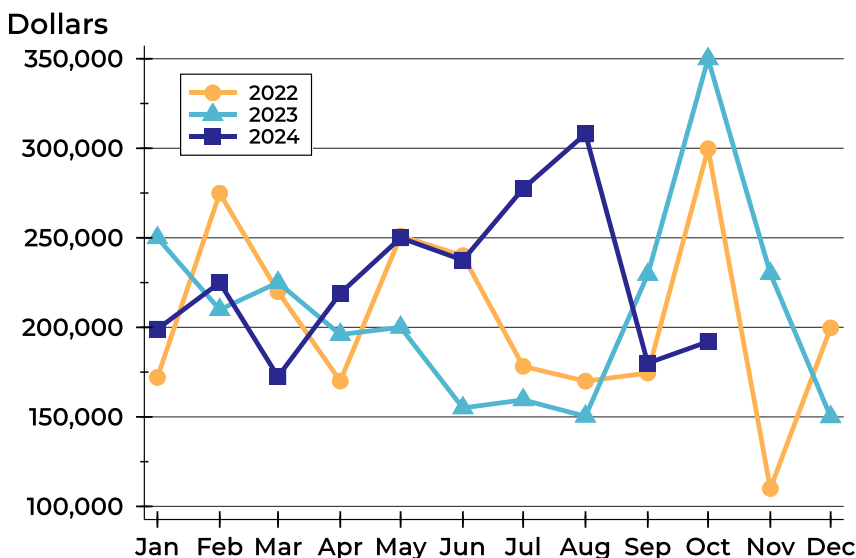
## Other Sunflower MLS Counties New Listings Analysis

### Average Price



Month	2022	2023	2024
January	231,859	242,479	<b>228,888</b>
February	252,629	193,938	<b>264,737</b>
March	224,124	528,527	<b>225,589</b>
April	202,936	305,345	<b>337,055</b>
May	228,105	297,170	<b>284,839</b>
June	268,488	307,804	<b>224,572</b>
July	271,132	257,413	<b>291,717</b>
August	221,862	214,260	<b>341,938</b>
September	254,405	262,173	<b>246,285</b>
October	294,050	287,455	<b>251,723</b>
November	146,017	222,217	
December	211,190	185,447	

### Median Price



Month	2022	2023	2024
January	172,000	250,000	<b>199,000</b>
February	274,900	209,875	<b>225,000</b>
March	219,900	225,000	<b>172,500</b>
April	170,000	196,000	<b>219,000</b>
May	251,000	200,000	<b>250,000</b>
June	240,000	155,000	<b>237,500</b>
July	178,250	159,500	<b>277,500</b>
August	169,950	150,350	<b>308,000</b>
September	174,500	229,500	<b>180,000</b>
October	299,750	349,925	<b>192,000</b>
November	110,000	230,000	
December	199,700	150,000	



## Other Sunflower MLS Counties Contracts Written Analysis

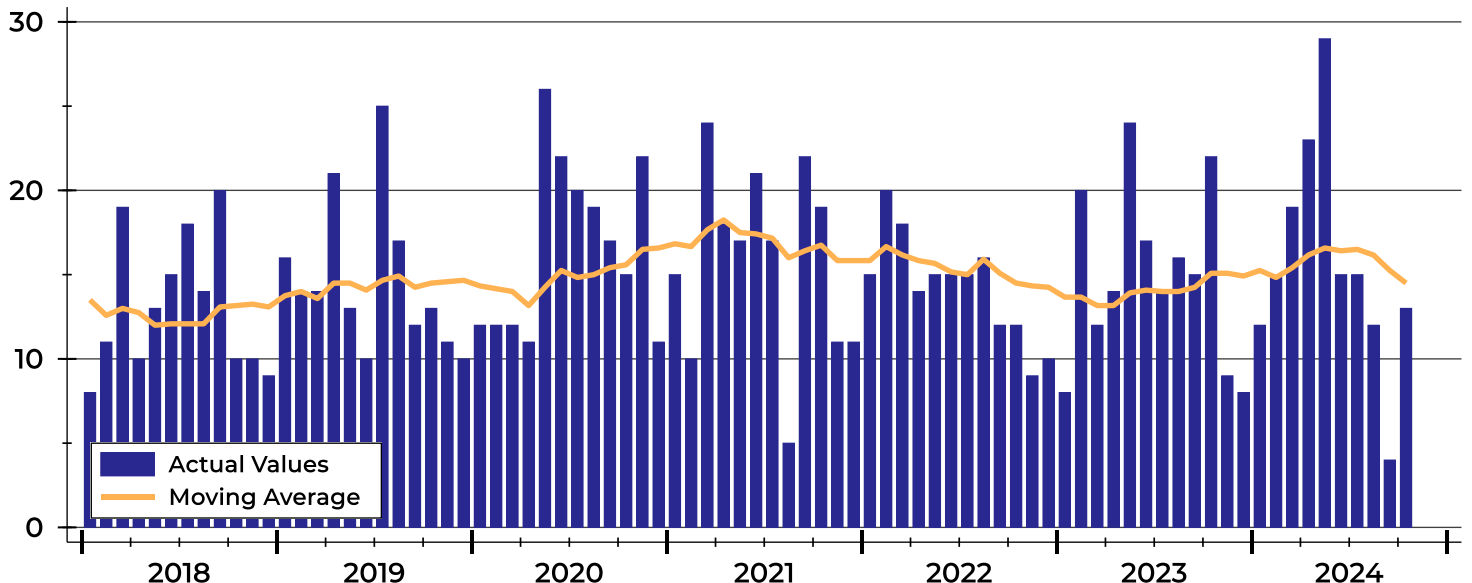
Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		<b>13</b>	22	-40.9%	<b>157</b>	162	-3.1%
Volume (1,000s)		<b>4,538</b>	5,040	-10.0%	<b>38,988</b>	38,750	0.6%
Average	Sale Price	<b>349,080</b>	229,077	52.4%	<b>248,334</b>	239,196	3.8%
	Days on Market	<b>30</b>	50	-40.0%	<b>41</b>	30	36.7%
	Percent of Original	<b>94.8%</b>	88.1%	7.6%	<b>95.1%</b>	95.3%	-0.2%
Median	Sale Price	<b>299,500</b>	194,998	53.6%	<b>216,999</b>	174,750	24.2%
	Days on Market	<b>13</b>	10	30.0%	<b>10</b>	7	42.9%
	Percent of Original	<b>100.0%</b>	96.0%	4.2%	<b>98.9%</b>	98.1%	0.8%

A total of 13 contracts for sale were written in other counties in the Sunflower MLS during the month of October, down from 22 in 2023. The median list price of these homes was \$299,500, up from \$194,998 the prior year.

Half of the homes that went under contract in October were on the market less than 13 days, compared to 10 days in October 2023.

## History of Contracts Written

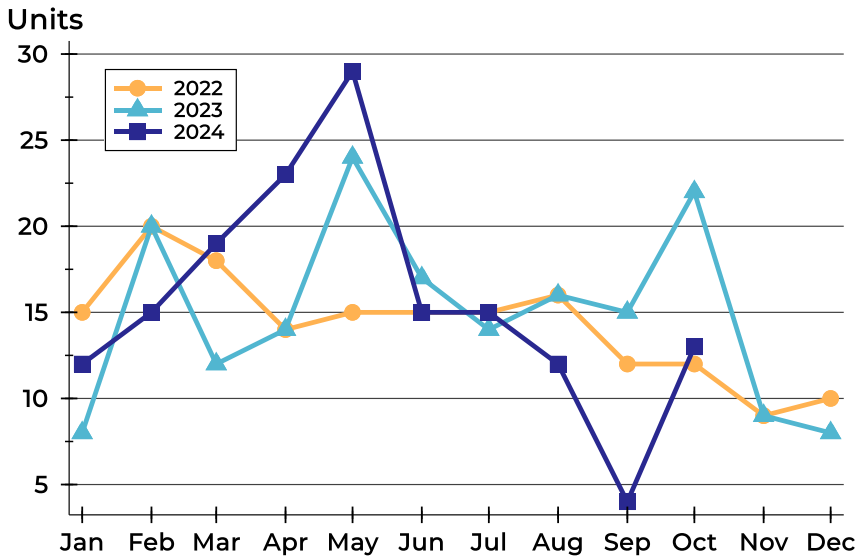
Units





## Other Sunflower MLS Counties Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	15	8	12
February	20	20	15
March	18	12	19
April	14	14	23
May	15	24	29
June	15	17	15
July	15	14	15
August	16	16	12
September	12	15	4
October	12	22	13
November	9	9	
December	10	8	

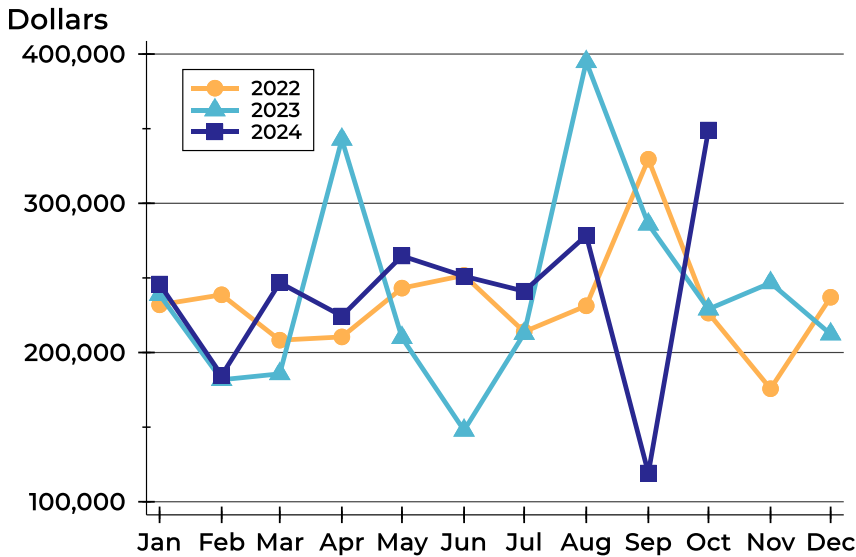
### Contracts Written by Price Range

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	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	1	7.7%	114,000	114,000	33	33	100.0%	100.0%
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	2	15.4%	153,500	153,500	3	3	100.0%	100.0%
\$175,000-\$199,999	2	15.4%	195,568	195,568	2	2	98.7%	98.7%
\$200,000-\$249,999	1	7.7%	232,000	232,000	52	52	75.0%	75.0%
\$250,000-\$299,999	2	15.4%	299,700	299,700	21	21	89.7%	89.7%
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	2	15.4%	449,925	449,925	58	58	92.5%	92.5%
\$500,000-\$749,999	3	23.1%	664,885	674,856	45	58	98.5%	100.0%
\$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



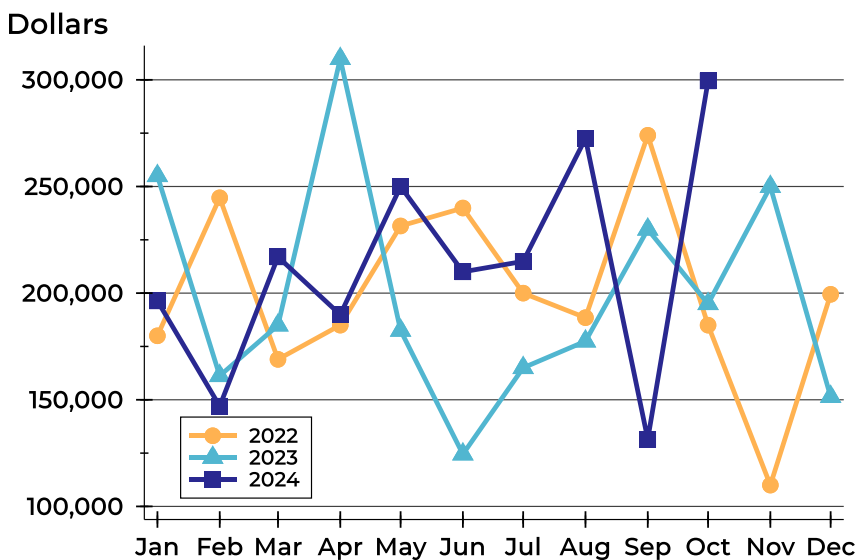
## Other Sunflower MLS Counties Contracts Written Analysis

### Average Price



Month	2022	2023	2024
January	231,987	238,744	<b>245,875</b>
February	238,700	181,775	<b>184,687</b>
March	208,275	185,725	<b>246,797</b>
April	210,464	342,821	<b>224,452</b>
May	243,174	209,946	<b>264,717</b>
June	251,680	147,841	<b>251,140</b>
July	213,920	212,693	<b>241,101</b>
August	231,319	394,841	<b>278,390</b>
September	329,542	285,947	<b>119,250</b>
October	226,425	229,077	<b>349,080</b>
November	175,744	246,683	
December	237,040	212,350	

### Median Price



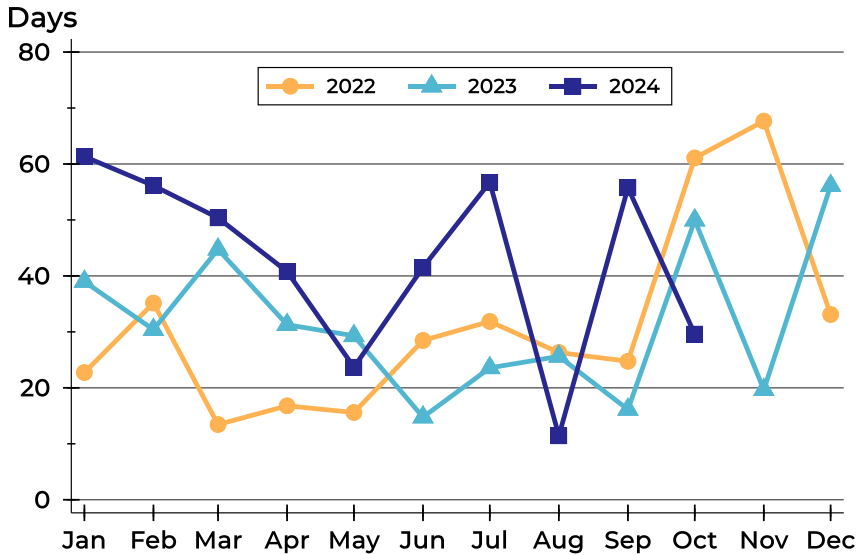
Month	2022	2023	2024
January	180,000	255,000	<b>196,350</b>
February	244,700	161,250	<b>147,000</b>
March	168,950	184,950	<b>216,999</b>
April	185,000	309,900	<b>189,900</b>
May	231,500	182,500	<b>250,000</b>
June	239,900	124,500	<b>210,000</b>
July	200,000	165,000	<b>214,900</b>
August	188,500	177,450	<b>272,500</b>
September	274,000	229,900	<b>131,500</b>
October	185,000	194,998	<b>299,500</b>
November	110,000	249,900	
December	199,450	151,450	





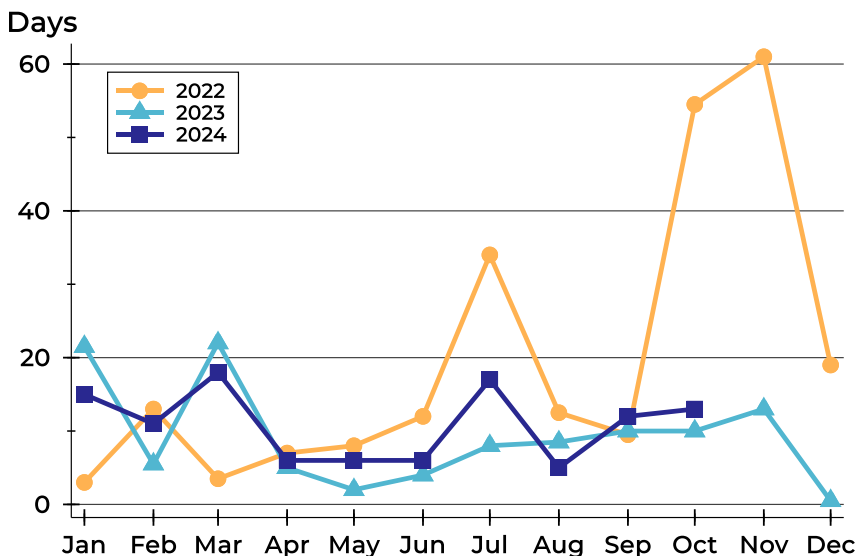
## Other Sunflower MLS Counties Contracts Written Analysis

### Average DOM



Month	2022	2023	2024
January	23	39	61
February	35	30	56
March	13	45	50
April	17	31	41
May	16	29	24
June	28	15	42
July	32	24	57
August	26	26	11
September	25	16	56
October	61	50	30
November	68	20	
December	33	56	

### Median DOM



Month	2022	2023	2024
January	3	22	15
February	13	6	11
March	4	22	18
April	7	5	6
May	8	2	6
June	12	4	6
July	34	8	17
August	13	9	5
September	10	10	12
October	55	10	13
November	61	13	
December	19	1	



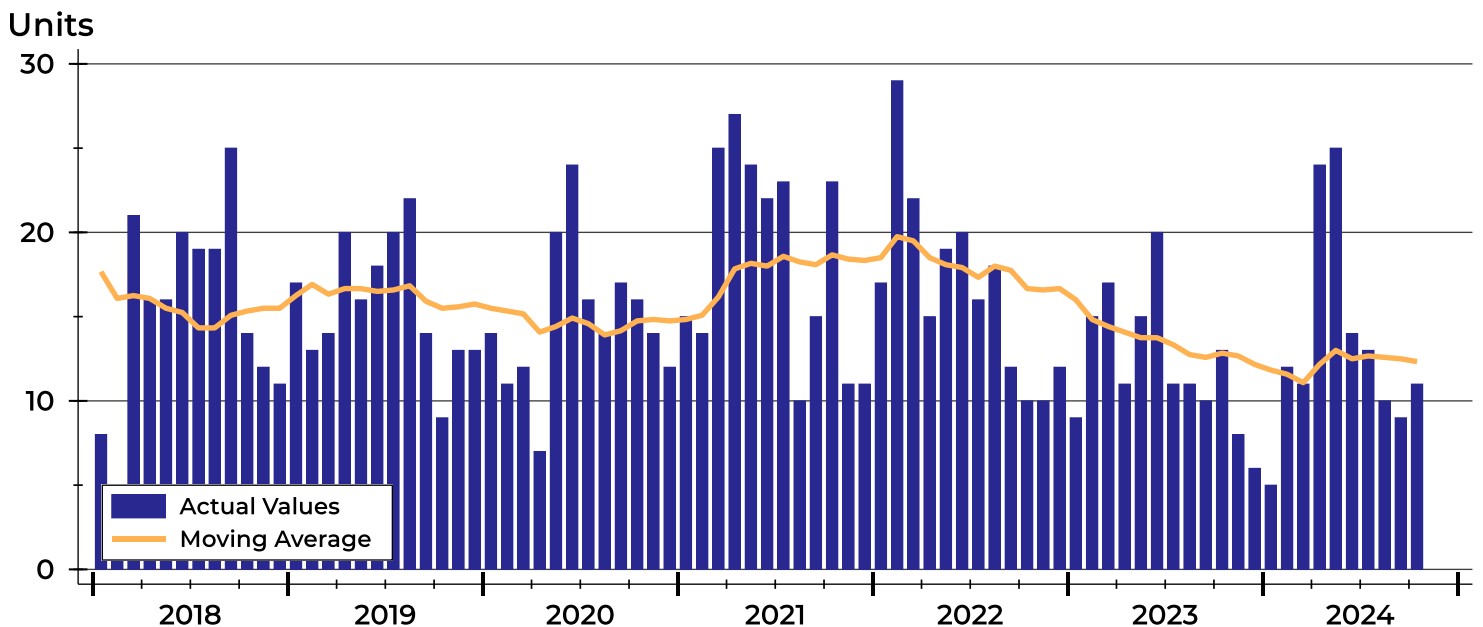
# Other Sunflower MLS Counties Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		11	13	-15.4%
Volume (1,000s)		3,197	2,219	44.1%
Average	List Price	290,654	170,715	70.3%
	Days on Market	21	81	-74.1%
	Percent of Original	98.5%	89.7%	9.8%
Median	List Price	240,000	165,000	45.5%
	Days on Market	13	45	-71.1%
	Percent of Original	100.0%	92.8%	7.8%

A total of 11 listings in other counties in the Sunflower MLS had contracts pending at the end of October, down from 13 contracts pending at the end of October 2023.

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.

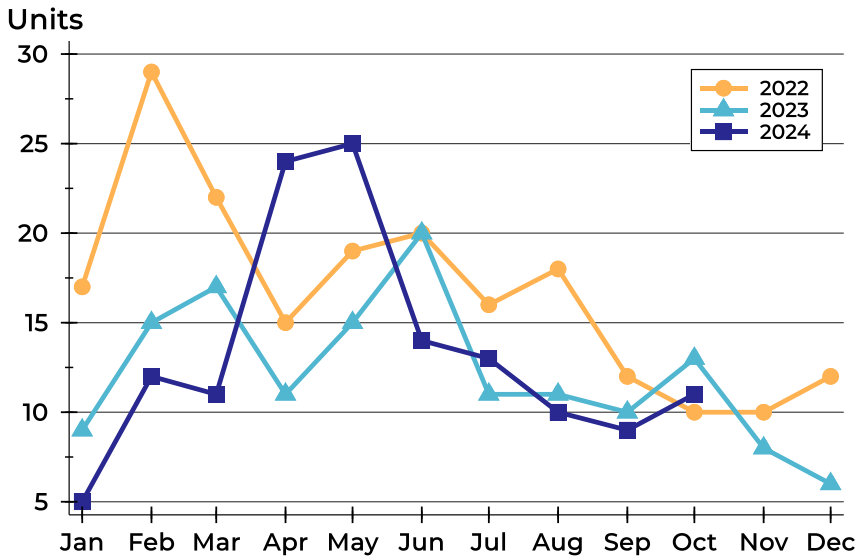
## History of Pending Contracts





## Other Sunflower MLS Counties Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	17	9	5
February	29	15	12
March	22	17	11
April	15	11	24
May	19	15	25
June	20	20	14
July	16	11	13
August	18	11	10
September	12	10	9
October	10	13	11
November	10	8	
December	12	6	

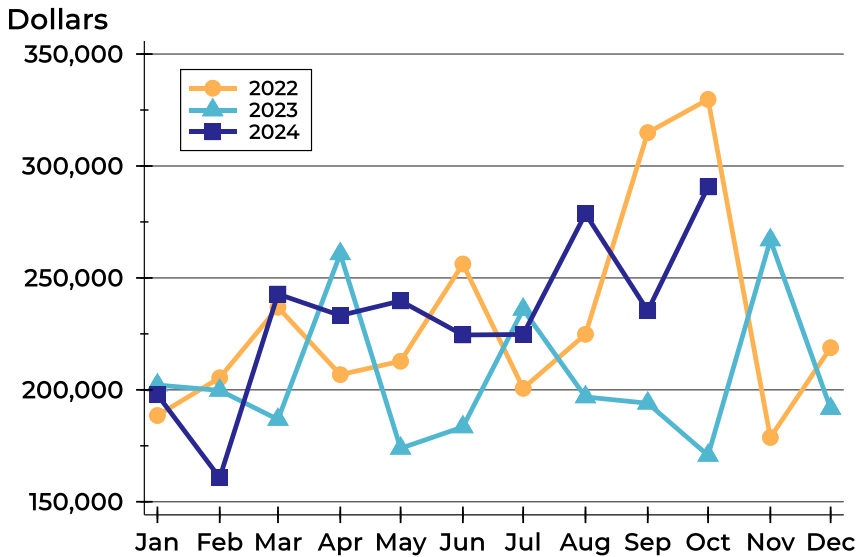
### Pending Contracts by Price Range

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	1	9.1%	114,000	114,000	33	33	100.0%	100.0%
\$125,000-\$149,999	1	9.1%	139,999	139,999	0	0	100.0%	100.0%
\$150,000-\$174,999	2	18.2%	164,950	164,950	17	17	100.0%	100.0%
\$175,000-\$199,999	1	9.1%	199,136	199,136	4	4	100.0%	100.0%
\$200,000-\$249,999	1	9.1%	240,000	240,000	0	0	100.0%	100.0%
\$250,000-\$299,999	3	27.3%	293,133	299,500	28	35	96.0%	100.0%
\$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	2	18.2%	647,378	647,378	38	38	97.7%	97.7%
\$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



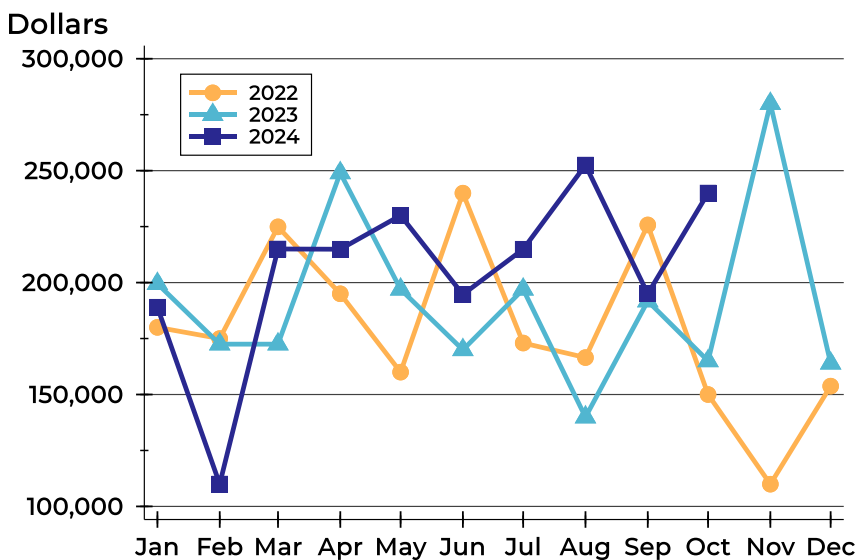
## Other Sunflower MLS Counties Pending Contracts Analysis

### Average Price



Month	2022	2023	2024
<b>January</b>	188,541	202,144	<b>197,790</b>
<b>February</b>	205,390	199,740	<b>160,721</b>
<b>March</b>	236,875	186,759	<b>242,800</b>
<b>April</b>	206,793	260,745	<b>233,200</b>
<b>May</b>	212,785	173,873	<b>239,724</b>
<b>June</b>	256,226	183,425	<b>224,521</b>
<b>July</b>	200,675	235,955	<b>224,732</b>
<b>August</b>	224,806	196,827	<b>278,668</b>
<b>September</b>	314,917	194,010	<b>235,321</b>
<b>October</b>	329,760	170,715	<b>290,654</b>
<b>November</b>	178,710	266,963	
<b>December</b>	218,850	191,633	

### Median Price

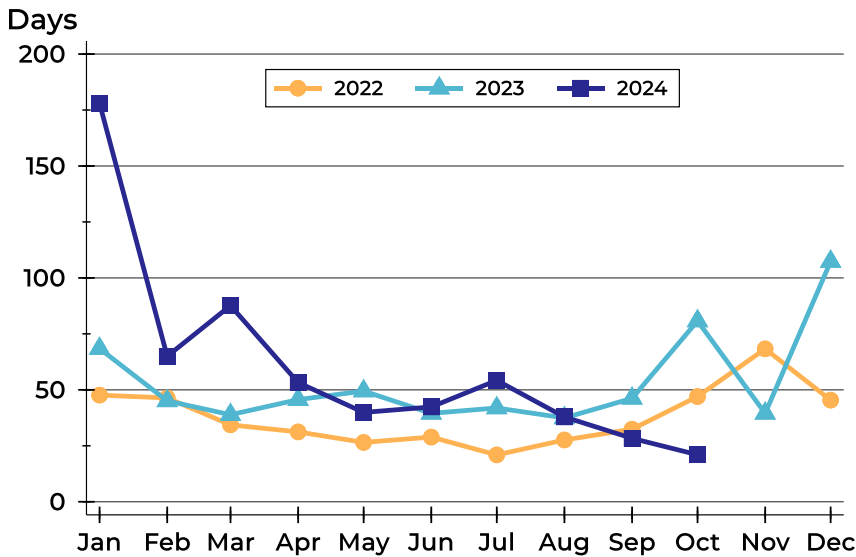


Month	2022	2023	2024
<b>January</b>	180,000	199,500	<b>189,000</b>
<b>February</b>	175,000	172,500	<b>110,000</b>
<b>March</b>	224,900	172,500	<b>215,000</b>
<b>April</b>	195,000	249,000	<b>214,900</b>
<b>May</b>	160,000	197,000	<b>230,000</b>
<b>June</b>	239,950	169,950	<b>194,700</b>
<b>July</b>	173,000	197,000	<b>214,900</b>
<b>August</b>	166,500	139,900	<b>252,500</b>
<b>September</b>	225,750	191,750	<b>195,000</b>
<b>October</b>	150,000	165,000	<b>240,000</b>
<b>November</b>	109,950	279,950	
<b>December</b>	153,750	163,950	



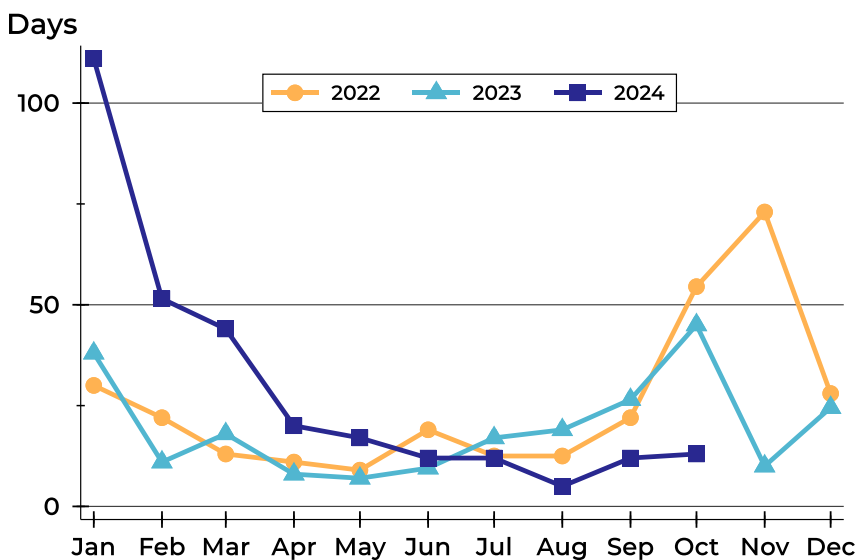
## Other Sunflower MLS Counties Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	48	68	<b>178</b>
February	46	45	<b>65</b>
March	34	39	<b>88</b>
April	31	46	<b>53</b>
May	27	49	<b>40</b>
June	29	40	<b>42</b>
July	21	42	<b>54</b>
August	28	37	<b>38</b>
September	32	46	<b>28</b>
October	47	81	<b>21</b>
November	68	40	
December	45	107	

### Median DOM



Month	2022	2023	2024
January	30	38	<b>111</b>
February	22	11	<b>52</b>
March	13	18	<b>44</b>
April	11	8	<b>20</b>
May	9	7	<b>17</b>
June	19	10	<b>12</b>
July	13	17	<b>12</b>
August	13	19	<b>5</b>
September	22	27	<b>12</b>
October	55	45	<b>13</b>
November	73	10	
December	28	25	



**October  
2024**

# Sunflower MLS Statistics



## Pottawatomie County Housing Report



### Market Overview

#### Pottawatomie County Home Sales Remained Constant in October

Total home sales in Pottawatomie County remained at 2 units last month, the same as in October 2023. Total sales volume was \$0.4 million, up from a year earlier.

The median sale price in October was \$223,500, up from \$139,799 a year earlier. Homes that sold in October were typically on the market for 10 days and sold for 102.6% of their list prices.

#### Pottawatomie County Active Listings Down at End of October

The total number of active listings in Pottawatomie County at the end of October was 9 units, down from 10 at the same point in 2023. This represents a 2.6 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$299,950.

During October, a total of 3 contracts were written up from 2 in October 2023. At the end of the month, there were 6 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Pottawatomie County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>2</b>	<b>2</b>	<b>3</b>	<b>35</b>	<b>31</b>	<b>23</b>
Change from prior year		0.0%	-33.3%	50.0%	12.9%	34.8%	-34.3%
<b>Active Listings</b>		<b>9</b>	<b>10</b>	<b>9</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-10.0%	11.1%	0.0%			
<b>Months' Supply</b>		<b>2.6</b>	<b>3.4</b>	<b>3.9</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-23.5%	-12.8%	34.5%			
<b>New Listings</b>		<b>4</b>	<b>6</b>	<b>6</b>	<b>44</b>	<b>45</b>	<b>35</b>
Change from prior year		-33.3%	0.0%	200.0%	-2.2%	28.6%	-20.5%
<b>Contracts Written</b>		<b>3</b>	<b>2</b>	<b>3</b>	<b>36</b>	<b>32</b>	<b>22</b>
Change from prior year		50.0%	-33.3%	0.0%	12.5%	45.5%	-42.1%
<b>Pending Contracts</b>		<b>6</b>	<b>3</b>	<b>2</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		100.0%	50.0%	N/A			
<b>Sales Volume (1,000s)</b>		<b>447</b>	<b>280</b>	<b>1,005</b>	<b>7,911</b>	<b>7,105</b>	<b>5,896</b>
Change from prior year		59.6%	-72.1%	45.2%	11.3%	20.5%	-36.1%
Average	<b>Sale Price</b>	<b>223,500</b>	<b>139,799</b>	<b>334,967</b>	<b>226,026</b>	<b>229,196</b>	<b>256,363</b>
	Change from prior year	59.9%	-58.3%	-3.2%	-1.4%	-10.6%	-2.7%
	<b>List Price of Actives</b>	<b>317,706</b>	<b>416,860</b>	<b>290,506</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-23.8%	43.5%	12.6%			
	<b>Days on Market</b>	<b>10</b>	<b>28</b>	<b>27</b>	<b>43</b>	<b>50</b>	<b>26</b>
Change from prior year	-64.3%	3.7%	1250.0%	-14.0%	92.3%	-52.7%	
	<b>Percent of List</b>	<b>102.6%</b>	<b>97.1%</b>	<b>91.4%</b>	<b>97.6%</b>	<b>94.9%</b>	<b>97.3%</b>
Change from prior year	5.7%	6.2%	-15.2%	2.8%	-2.5%	-0.5%	
	<b>Percent of Original</b>	<b>102.6%</b>	<b>94.2%</b>	<b>90.2%</b>	<b>95.2%</b>	<b>91.9%</b>	<b>96.9%</b>
Change from prior year	8.9%	4.4%	-16.3%	3.6%	-5.2%	-0.2%	
Median	<b>Sale Price</b>	<b>223,500</b>	<b>139,799</b>	<b>389,900</b>	<b>197,000</b>	<b>187,700</b>	<b>210,000</b>
	Change from prior year	59.9%	-64.1%	12.6%	5.0%	-10.6%	-10.1%
	<b>List Price of Actives</b>	<b>299,950</b>	<b>207,500</b>	<b>230,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	44.6%	-9.8%	-3.8%			
	<b>Days on Market</b>	<b>10</b>	<b>28</b>	<b>0</b>	<b>15</b>	<b>32</b>	<b>8</b>
Change from prior year	-64.3%	#DIV/0!	-100.0%	-53.1%	300.0%	33.3%	
	<b>Percent of List</b>	<b>102.6%</b>	<b>97.1%</b>	<b>89.4%</b>	<b>99.1%</b>	<b>95.4%</b>	<b>98.6%</b>
Change from prior year	5.7%	8.6%	-17.1%	3.9%	-3.2%	-1.4%	
	<b>Percent of Original</b>	<b>102.6%</b>	<b>94.2%</b>	<b>85.7%</b>	<b>98.2%</b>	<b>93.8%</b>	<b>100.0%</b>
Change from prior year	8.9%	9.9%	-20.5%	4.7%	-6.2%	0.0%	

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



## Pottawatomie County Closed Listings Analysis

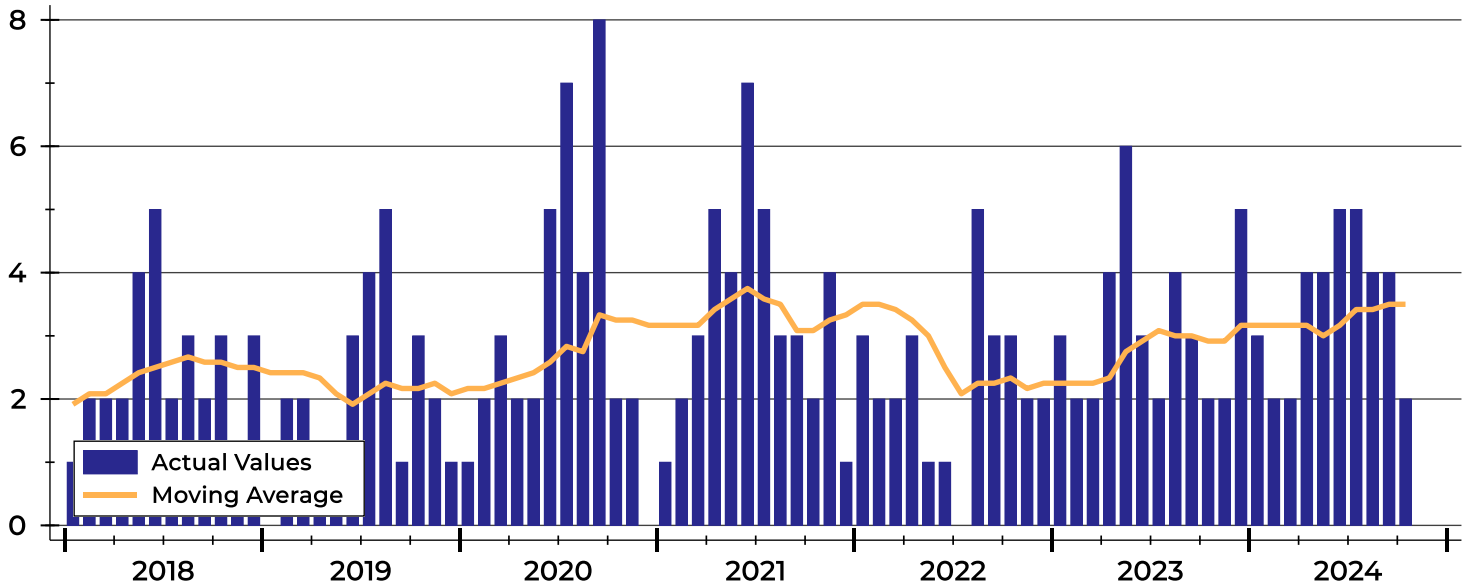
Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		2	2	0.0%	35	31	12.9%
Volume (1,000s)		447	280	59.6%	7,911	7,105	11.3%
Months' Supply		2.6	3.4	-23.5%	N/A	N/A	N/A
Average	Sale Price	223,500	139,799	59.9%	226,026	229,196	-1.4%
	Days on Market	10	28	-64.3%	43	50	-14.0%
	Percent of List	102.6%	97.1%	5.7%	97.6%	94.9%	2.8%
	Percent of Original	102.6%	94.2%	8.9%	95.2%	91.9%	3.6%
Median	Sale Price	223,500	139,799	59.9%	197,000	187,700	5.0%
	Days on Market	10	28	-64.3%	15	32	-53.1%
	Percent of List	102.6%	97.1%	5.7%	99.1%	95.4%	3.9%
	Percent of Original	102.6%	94.2%	8.9%	98.2%	93.8%	4.7%

A total of 2 homes sold in Pottawatomie County in October, showing no change from October 2023. Total sales volume rose to \$0.4 million compared to \$0.3 million in the previous year.

The median sales price in October was \$223,500, up 59.9% compared to the prior year. Median days on market was 10 days, down from 13 days in September, and down from 28 in October 2023.

## History of Closed Listings

Units

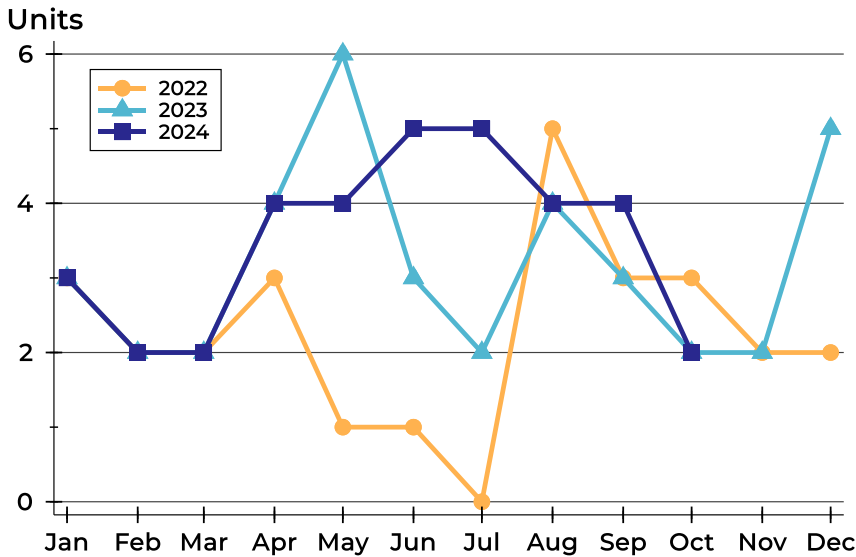






## Pottawatomie County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	3	3	3
February	2	2	2
March	2	2	2
April	3	4	4
May	1	6	4
June	1	3	5
July	0	2	5
August	5	4	4
September	3	3	4
October	3	2	2
November	2	2	
December	2	5	

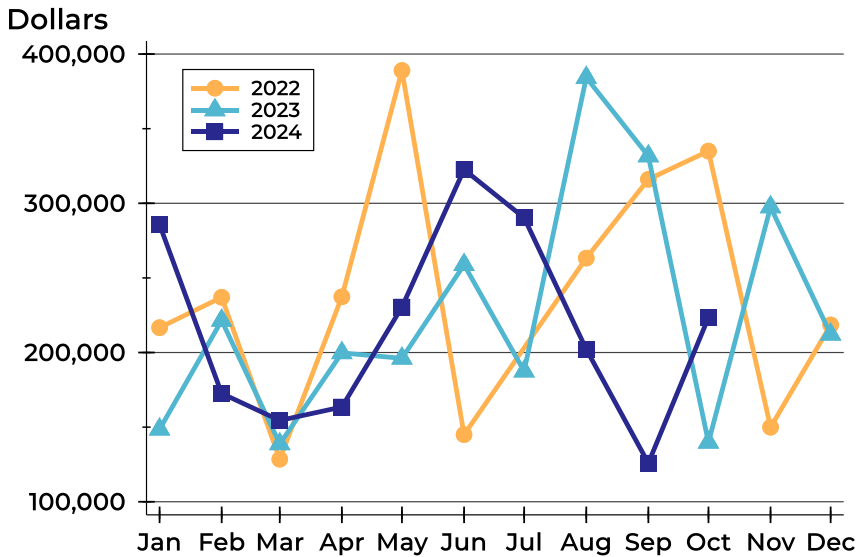
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	0	0.0%	N/A	N/A	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	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	N/A	N/A
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	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	N/A	N/A	N/A
\$175,000-\$199,999	1	50.0%	0.0	175,000	175,000	5	5	106.1%	106.1%	106.1%	106.1%
\$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	50.0%	1.3	272,000	272,000	14	14	99.1%	99.1%	99.1%	99.1%
\$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%	N/A	N/A	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	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	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



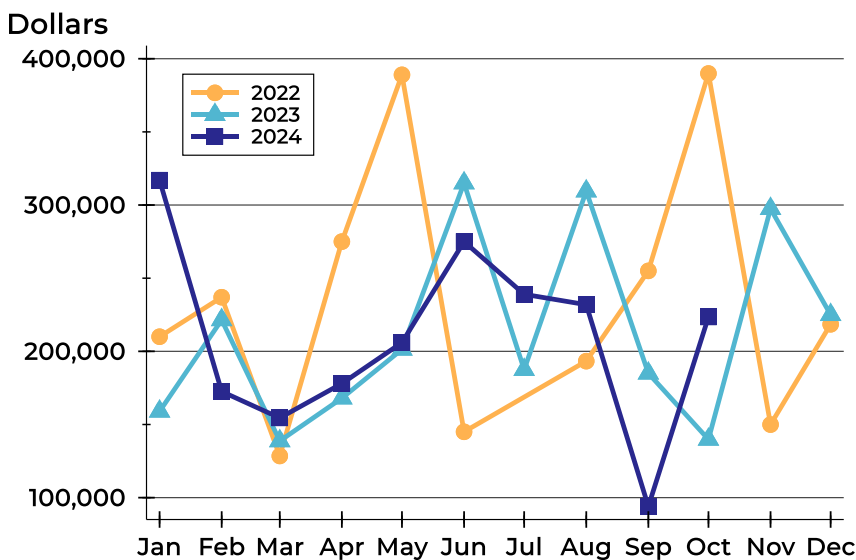
# Pottawatomie County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	216,667	148,590	<b>285,667</b>
February	237,000	221,500	<b>172,575</b>
March	128,500	138,750	<b>154,500</b>
April	237,333	199,750	<b>163,500</b>
May	389,000	196,117	<b>230,500</b>
June	145,000	258,833	<b>322,600</b>
July	N/A	187,500	<b>290,300</b>
August	263,255	384,250	<b>202,188</b>
September	316,058	331,667	<b>125,875</b>
October	334,967	139,799	<b>223,500</b>
November	149,950	297,500	
December	218,500	212,200	

## Median Price

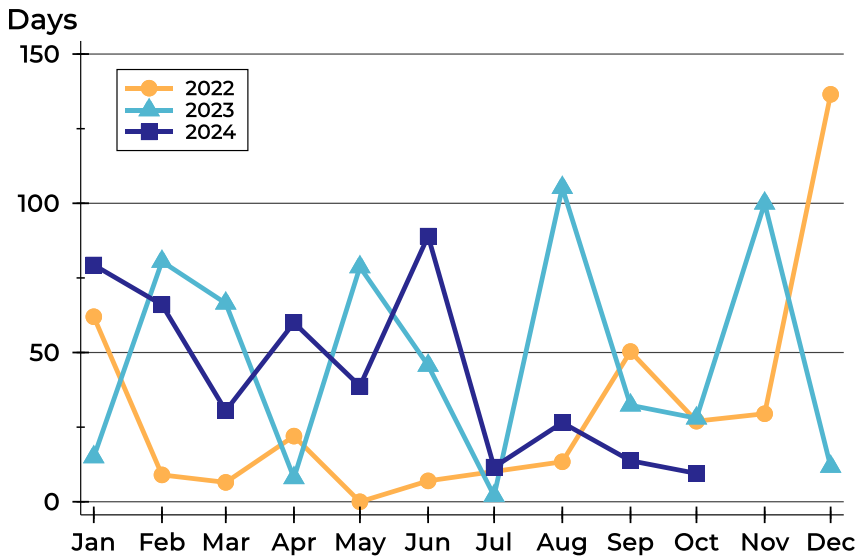


Month	2022	2023	2024
January	210,000	159,000	<b>317,000</b>
February	237,000	221,500	<b>172,575</b>
March	128,500	138,750	<b>154,500</b>
April	275,000	168,000	<b>178,000</b>
May	389,000	201,350	<b>206,000</b>
June	145,000	315,000	<b>275,000</b>
July	N/A	187,500	<b>239,000</b>
August	193,300	309,500	<b>231,875</b>
September	255,000	185,000	<b>94,000</b>
October	389,900	139,799	<b>223,500</b>
November	149,950	297,500	
December	218,500	225,000	



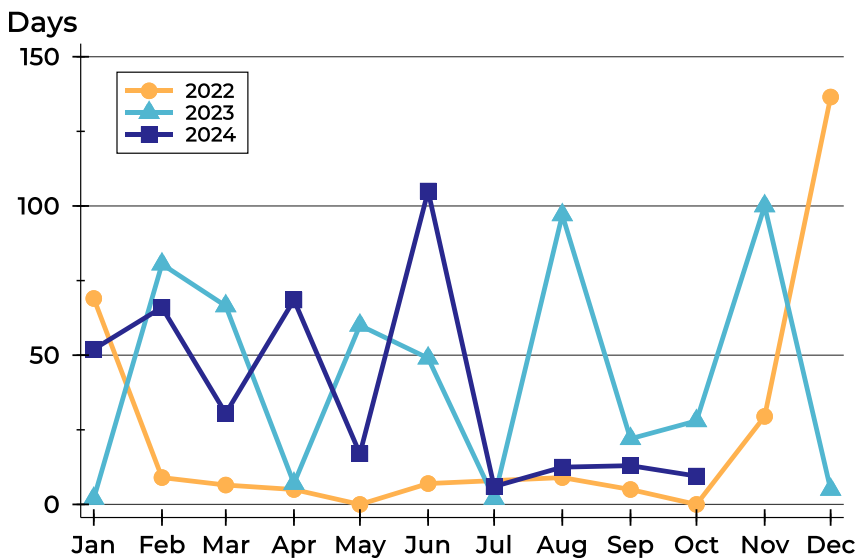
# Pottawatomie County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	62	15	79
February	9	81	66
March	7	67	31
April	22	8	60
May	N/A	79	39
June	7	46	89
July	N/A	2	12
August	13	105	27
September	50	32	14
October	27	28	10
November	30	100	
December	137	12	

## Median DOM



Month	2022	2023	2024
January	69	2	52
February	9	81	66
March	7	67	31
April	5	7	69
May	N/A	60	17
June	7	49	105
July	N/A	2	6
August	9	97	13
September	5	22	13
October	N/A	28	10
November	30	100	
December	137	5	



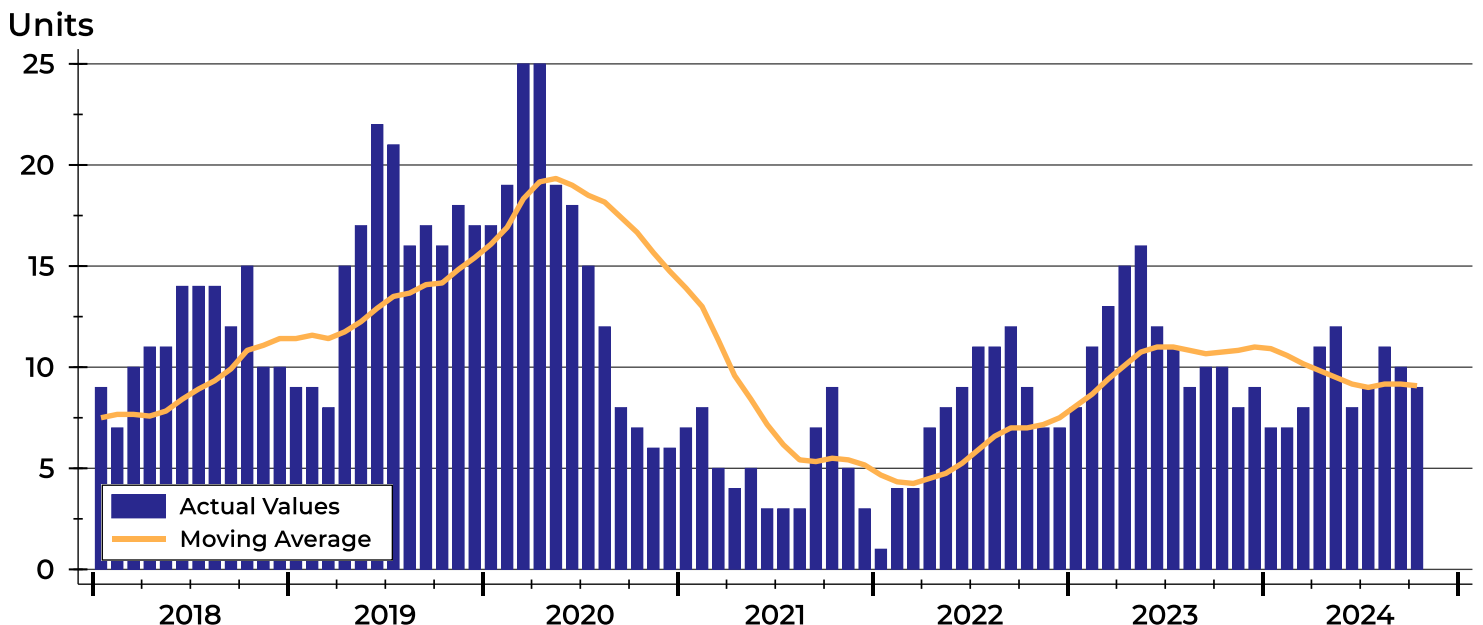
## Pottawatomie County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>9</b>	10	-10.0%
Volume (1,000s)		<b>2,859</b>	4,169	-31.4%
Months' Supply		<b>2.6</b>	3.4	-23.5%
Average	List Price	<b>317,706</b>	416,860	-23.8%
	Days on Market	<b>106</b>	55	92.7%
	Percent of Original	<b>96.2%</b>	97.2%	-1.0%
Median	List Price	<b>299,950</b>	207,500	44.6%
	Days on Market	<b>64</b>	22	190.9%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 9 homes were available for sale in Pottawatomie County at the end of October. This represents a 2.6 months' supply of active listings.

The median list price of homes on the market at the end of October was \$299,950, up 44.6% from 2023. The typical time on market for active listings was 64 days, up from 22 days a year earlier.

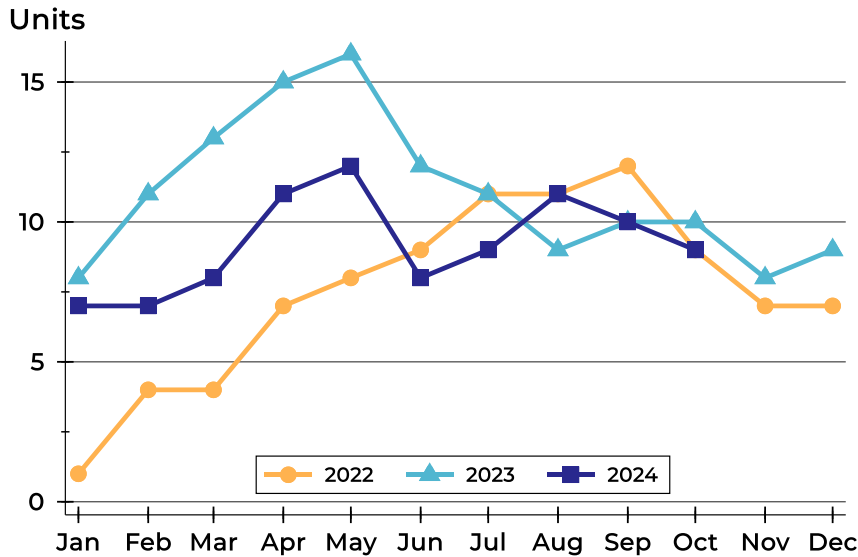
## History of Active Listings





## Pottawatomie County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	1	8	7
February	4	11	7
March	4	13	8
April	7	15	11
May	8	16	12
June	9	12	8
July	11	11	9
August	11	9	11
September	12	10	10
October	9	10	9
November	7	8	
December	7	9	

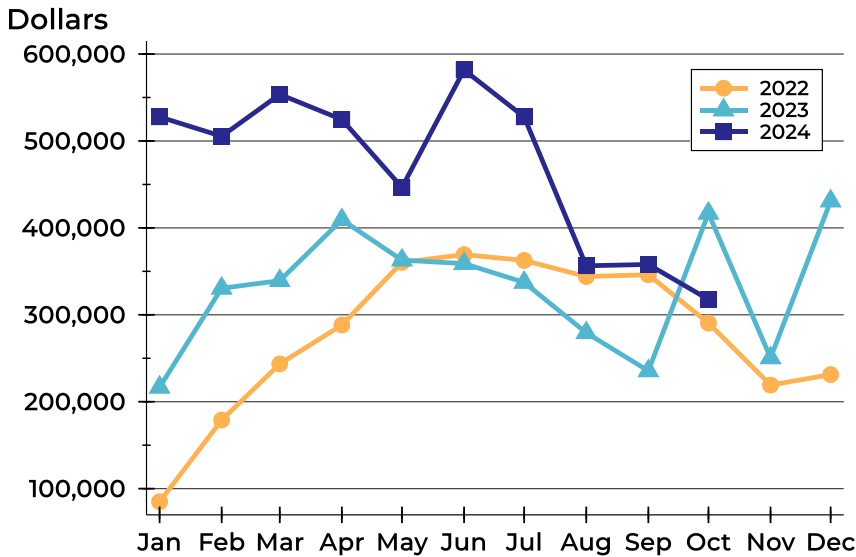
### Active Listings by Price Range

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	1	11.1%	N/A	105,000	105,000	109	109	87.5%	87.5%
\$125,000-\$149,999	2	22.2%	N/A	142,200	142,200	26	26	100.0%	100.0%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	1	11.1%	N/A	225,000	225,000	7	7	100.0%	100.0%
\$250,000-\$299,999	1	11.1%	1.3	299,950	299,950	64	64	92.3%	92.3%
\$300,000-\$399,999	1	11.1%	N/A	340,000	340,000	290	290	85.9%	85.9%
\$400,000-\$499,999	1	11.1%	N/A	430,000	430,000	231	231	100.0%	100.0%
\$500,000-\$749,999	2	22.2%	N/A	587,500	587,500	103	103	100.0%	100.0%
\$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



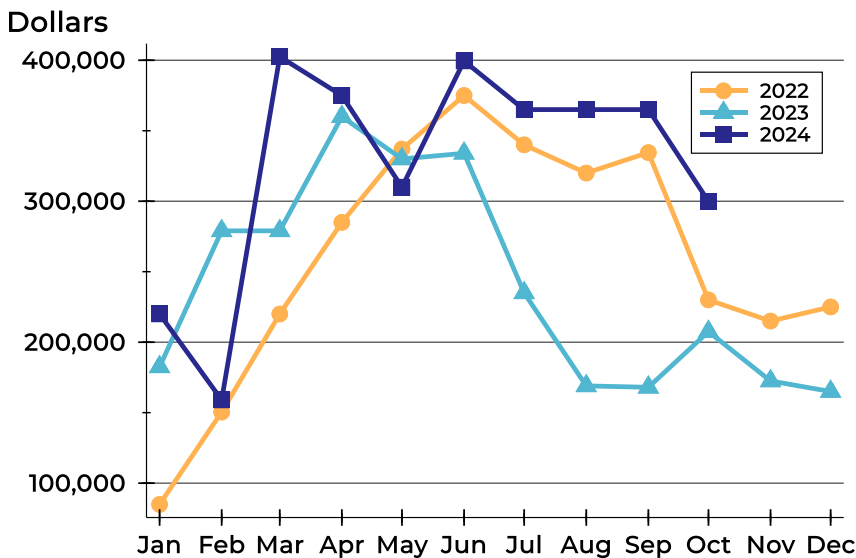
# Pottawatomie County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	84,900	216,675	<b>527,700</b>
February	178,950	330,602	<b>505,414</b>
March	243,500	339,271	<b>553,624</b>
April	288,286	409,368	<b>524,709</b>
May	360,375	362,933	<b>446,650</b>
June	369,222	358,948	<b>581,738</b>
July	362,545	337,270	<b>527,667</b>
August	344,073	279,333	<b>356,364</b>
September	346,088	235,490	<b>357,990</b>
October	290,506	416,860	<b>317,706</b>
November	219,186	250,450	
December	231,186	430,889	

## Median Price

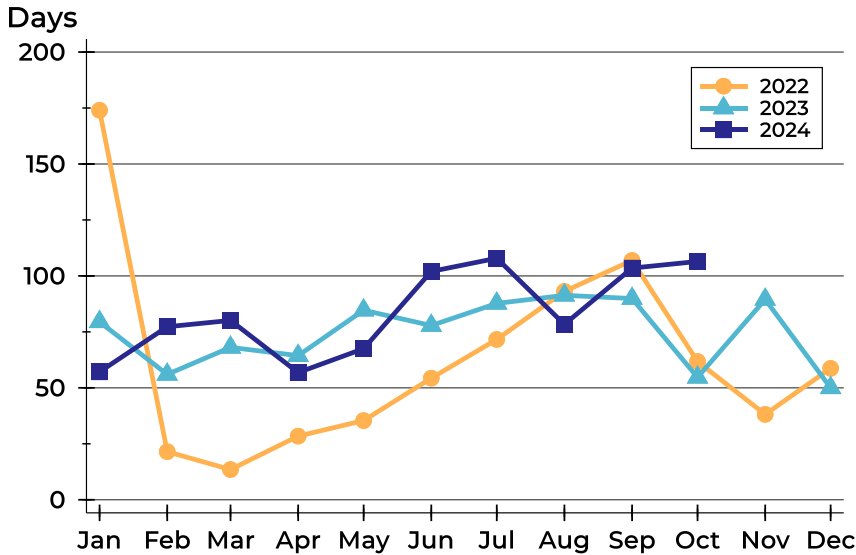


Month	2022	2023	2024
January	84,900	182,500	<b>220,000</b>
February	150,450	279,000	<b>159,000</b>
March	220,000	279,000	<b>402,500</b>
April	285,000	360,000	<b>375,000</b>
May	337,000	330,000	<b>310,000</b>
June	375,000	334,000	<b>399,500</b>
July	340,000	235,000	<b>365,000</b>
August	320,000	169,000	<b>365,000</b>
September	334,500	168,000	<b>365,000</b>
October	230,000	207,500	<b>299,950</b>
November	215,000	172,500	
December	225,000	165,000	



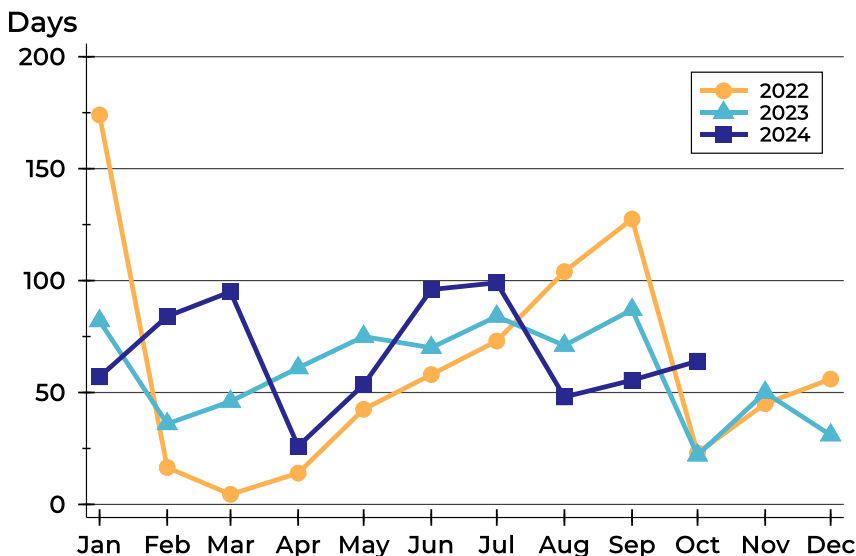
# Pottawatomie County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	174	80	<b>57</b>
February	22	56	<b>77</b>
March	14	68	<b>80</b>
April	28	64	<b>57</b>
May	35	85	<b>68</b>
June	54	78	<b>102</b>
July	72	88	<b>108</b>
August	93	91	<b>78</b>
September	107	90	<b>104</b>
October	62	55	<b>106</b>
November	38	90	
December	59	50	

## Median DOM

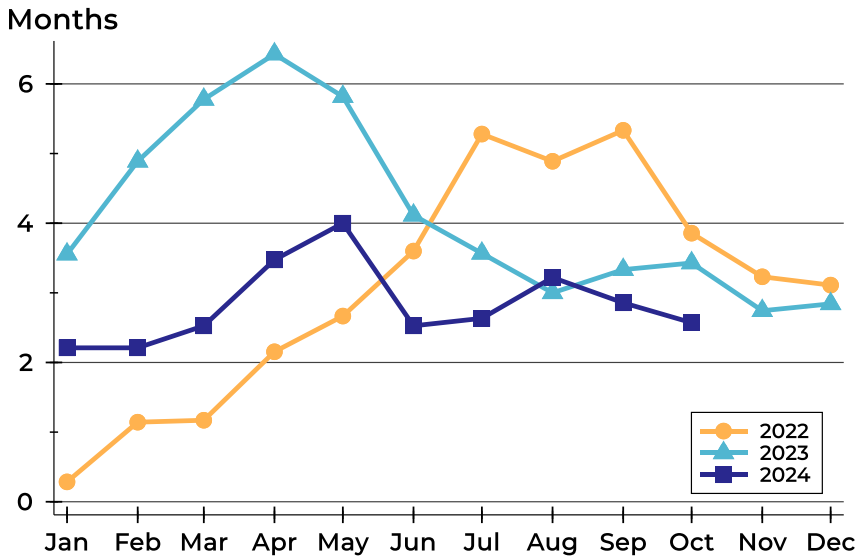


Month	2022	2023	2024
January	174	82	<b>57</b>
February	17	36	<b>84</b>
March	5	46	<b>95</b>
April	14	61	<b>26</b>
May	43	75	<b>54</b>
June	58	70	<b>96</b>
July	73	84	<b>99</b>
August	104	71	<b>48</b>
September	128	87	<b>56</b>
October	23	22	<b>64</b>
November	45	50	
December	56	31	



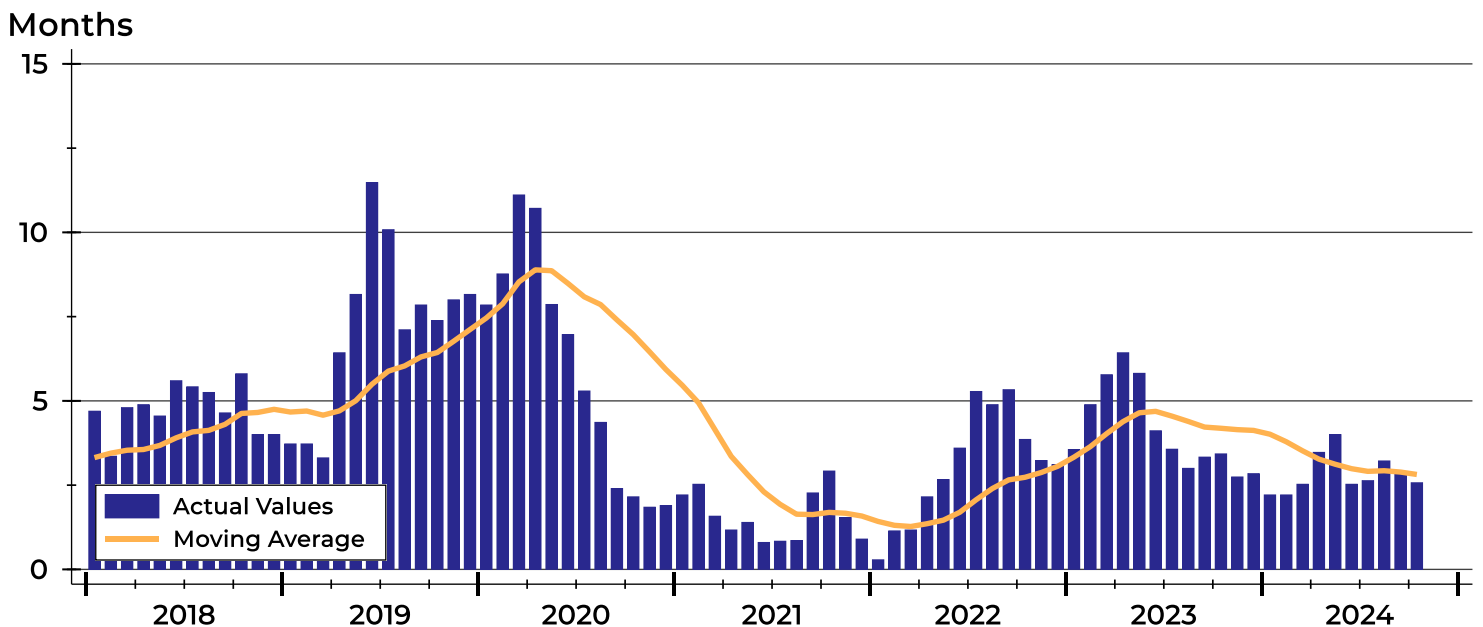
# Pottawatomie County Months' Supply Analysis

## Months' Supply by Month



Month	2022	2023	2024
January	0.3	3.6	<b>2.2</b>
February	1.1	4.9	<b>2.2</b>
March	1.2	5.8	<b>2.5</b>
April	2.2	6.4	<b>3.5</b>
May	2.7	5.8	<b>4.0</b>
June	3.6	4.1	<b>2.5</b>
July	5.3	3.6	<b>2.6</b>
August	4.9	3.0	<b>3.2</b>
September	5.3	3.3	<b>2.9</b>
October	3.9	3.4	<b>2.6</b>
November	3.2	2.7	
December	3.1	2.8	

## History of Month's Supply







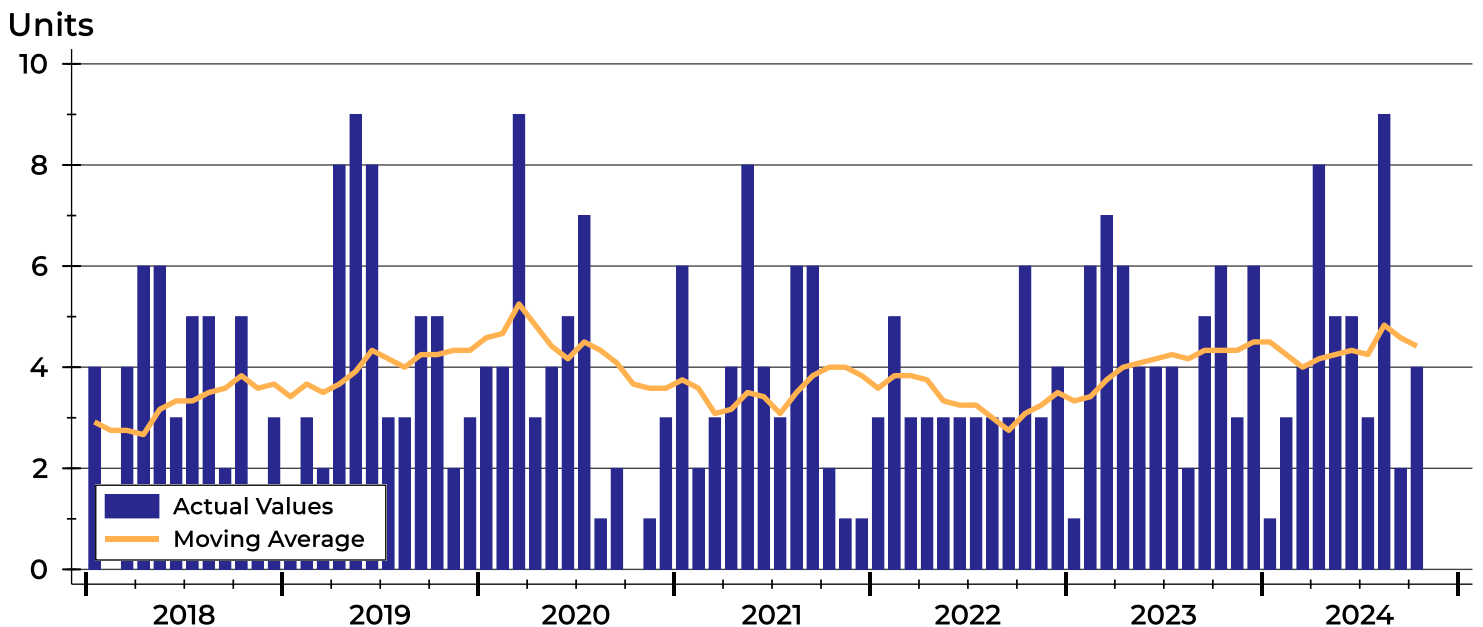
# Pottawatomie County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	4	6	-33.3%
	Volume (1,000s)	1,340	3,085	-56.6%
	Average List Price	334,875	514,116	-34.9%
	Median List Price	277,500	262,500	5.7%
Year-to-Date	New Listings	44	45	-2.2%
	Volume (1,000s)	13,157	14,060	-6.4%
	Average List Price	299,011	312,436	-4.3%
	Median List Price	244,500	215,000	13.7%

A total of 4 new listings were added in Pottawatomie County during October, down 33.3% from the same month in 2023. Year-to-date Pottawatomie County has seen 44 new listings.

The median list price of these homes was \$277,500 up from \$262,500 in 2023.

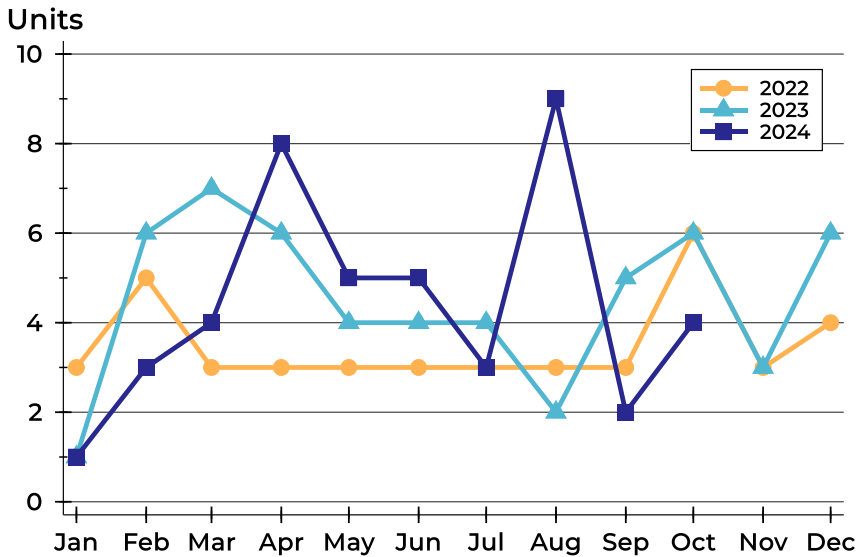
## History of New Listings





## Pottawatomie County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	3	1	1
February	5	6	3
March	3	7	4
April	3	6	8
May	3	4	5
June	3	4	5
July	3	4	3
August	3	2	9
September	3	5	2
October	6	6	4
November	3	3	
December	4	6	

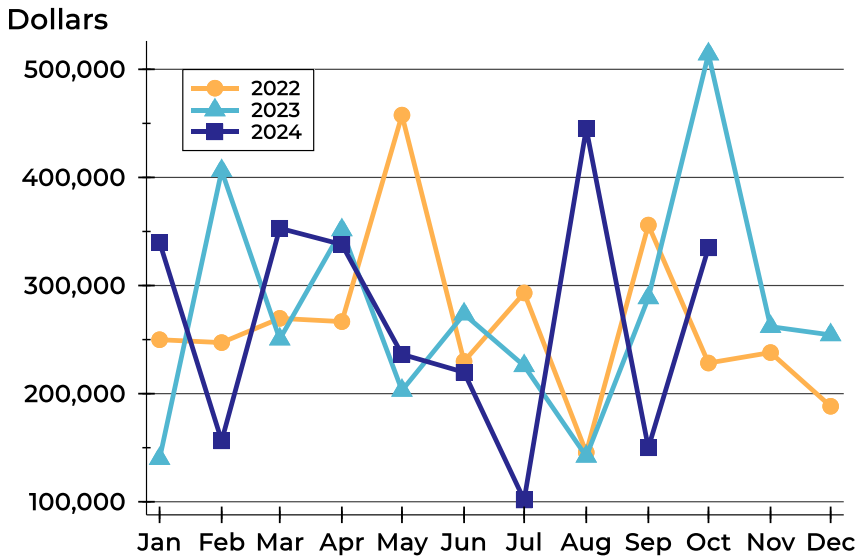
### New Listings by Price Range

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%	149,500	149,500	22	22	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	1	25.0%	225,000	225,000	13	13	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	1	25.0%	330,000	330,000	9	9	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	1	25.0%	635,000	635,000	20	20	100.0%	100.0%
\$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



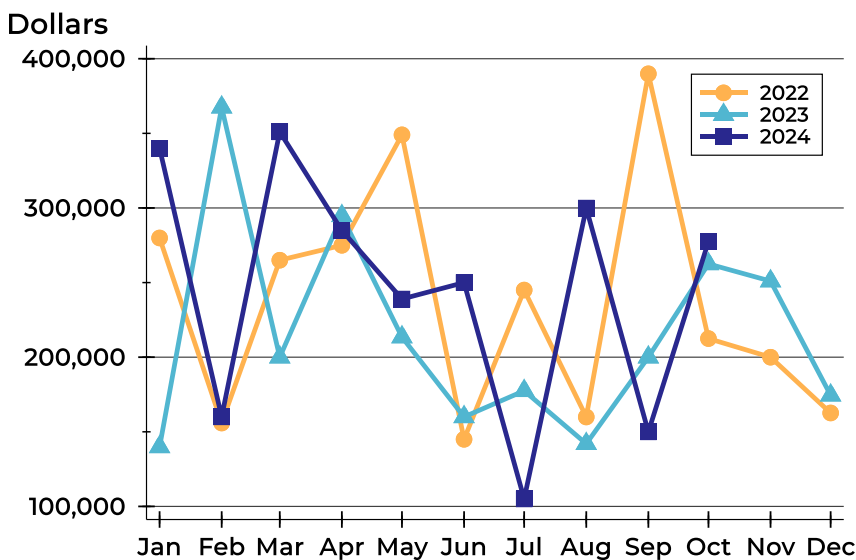
## Pottawatomie County New Listings Analysis

### Average Price



Month	2022	2023	2024
January	249,900	139,900	<b>340,000</b>
February	247,220	406,188	<b>156,333</b>
March	269,667	250,429	<b>353,000</b>
April	266,633	351,417	<b>337,963</b>
May	457,667	202,975	<b>236,400</b>
June	229,833	273,619	<b>219,800</b>
July	293,167	225,750	<b>101,667</b>
August	145,617	142,000	<b>445,156</b>
September	355,933	288,600	<b>149,950</b>
October	228,333	514,116	<b>334,875</b>
November	238,000	262,000	
December	188,313	254,333	

### Median Price



Month	2022	2023	2024
January	279,900	139,900	<b>340,000</b>
February	155,900	367,500	<b>160,000</b>
March	265,000	200,000	<b>351,000</b>
April	275,000	294,750	<b>284,950</b>
May	349,000	213,500	<b>239,000</b>
June	145,000	160,000	<b>250,000</b>
July	245,000	177,500	<b>105,000</b>
August	159,950	142,000	<b>299,950</b>
September	389,900	200,000	<b>149,950</b>
October	212,500	262,500	<b>277,500</b>
November	200,000	251,000	
December	162,625	174,500	



# Pottawatomie County Contracts Written Analysis

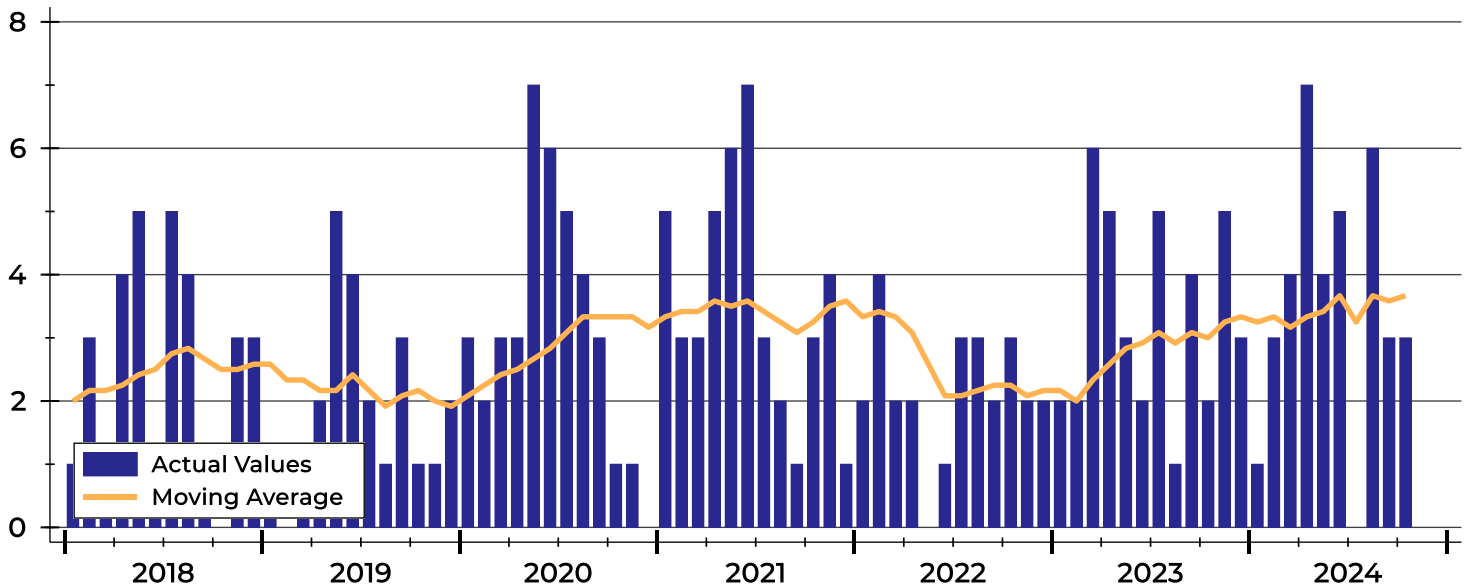
Summary Statistics for Contracts Written		2024	October 2023	Change	Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		3	2	50.0%	36	32	12.5%
Volume (1,000s)		1,055	359	193.9%	10,295	8,052	27.9%
Average	Sale Price	351,650	179,500	95.9%	285,979	251,622	13.7%
	Days on Market	33	6	450.0%	40	54	-25.9%
	Percent of Original	97.4%	99.2%	-1.8%	95.6%	91.0%	5.1%
Median	Sale Price	330,000	179,500	83.8%	234,450	200,000	17.2%
	Days on Market	41	6	583.3%	15	27	-44.4%
	Percent of Original	100.0%	99.2%	0.8%	99.1%	93.6%	5.9%

A total of 3 contracts for sale were written in Pottawatomie County during the month of October, up from 2 in 2023. The median list price of these homes was \$330,000, up from \$179,500 the prior year.

Half of the homes that went under contract in October were on the market less than 41 days, compared to 6 days in October 2023.

## History of Contracts Written

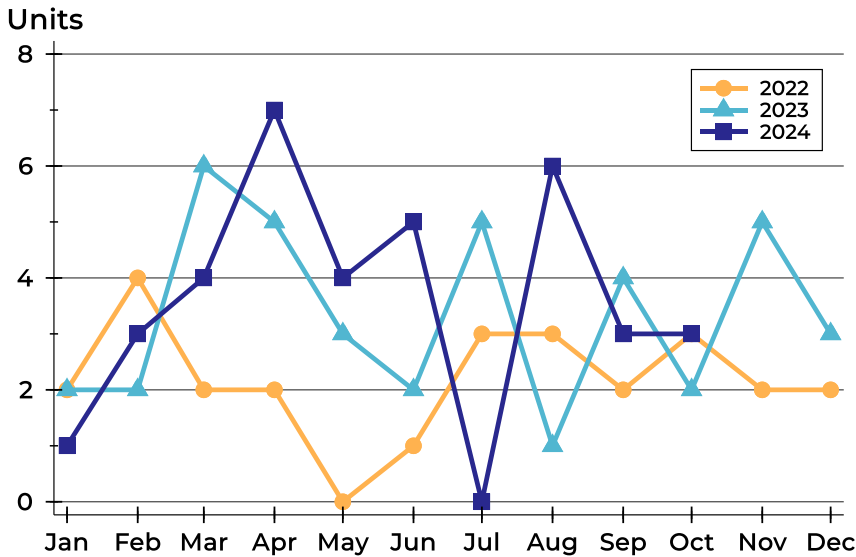
Units





## Pottawatomie County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	2	2	1
February	4	2	3
March	2	6	4
April	2	5	7
May	N/A	3	4
June	1	2	5
July	3	5	N/A
August	3	1	6
September	2	4	3
October	3	2	3
November	2	5	
December	2	3	

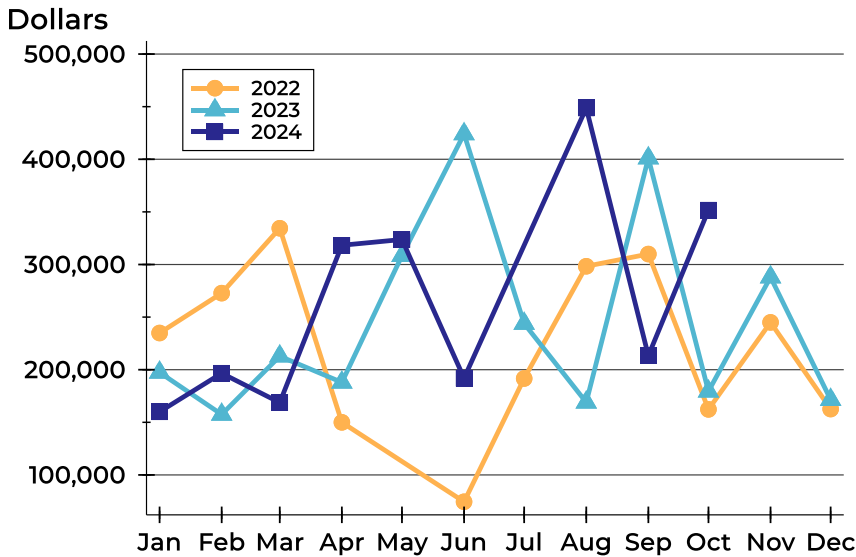
### Contracts Written by Price Range

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	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	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	1	33.3%	299,950	299,950	50	50	92.3%	92.3%
\$300,000-\$399,999	1	33.3%	330,000	330,000	9	9	100.0%	100.0%
\$400,000-\$499,999	1	33.3%	425,000	425,000	41	41	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



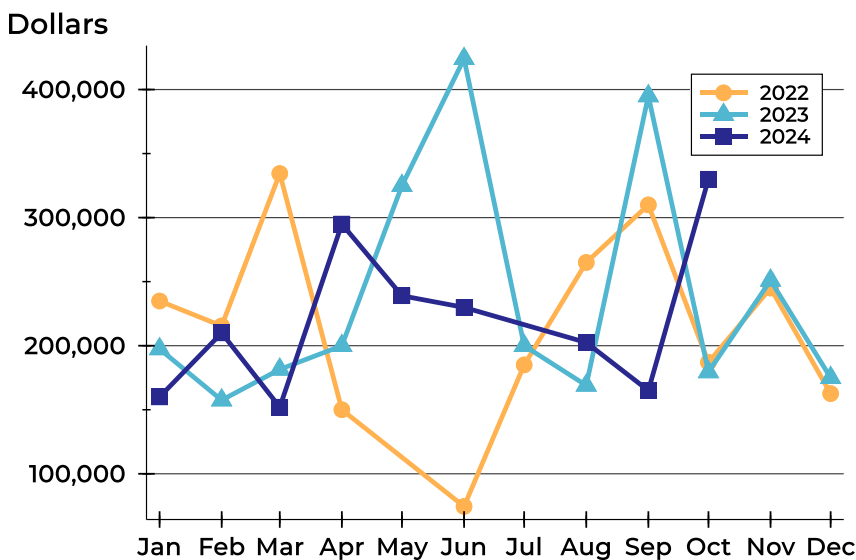
# Pottawatomie County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	234,900	197,450	<b>160,000</b>
February	272,775	157,500	<b>196,667</b>
March	334,450	212,833	<b>168,750</b>
April	150,000	187,980	<b>318,271</b>
May	N/A	308,333	<b>323,750</b>
June	74,500	424,063	<b>191,980</b>
July	191,667	243,900	<b>N/A</b>
August	298,317	169,000	<b>448,750</b>
September	309,950	401,119	<b>213,333</b>
October	162,300	179,500	<b>351,650</b>
November	245,000	288,000	
December	162,625	171,566	

## Median Price

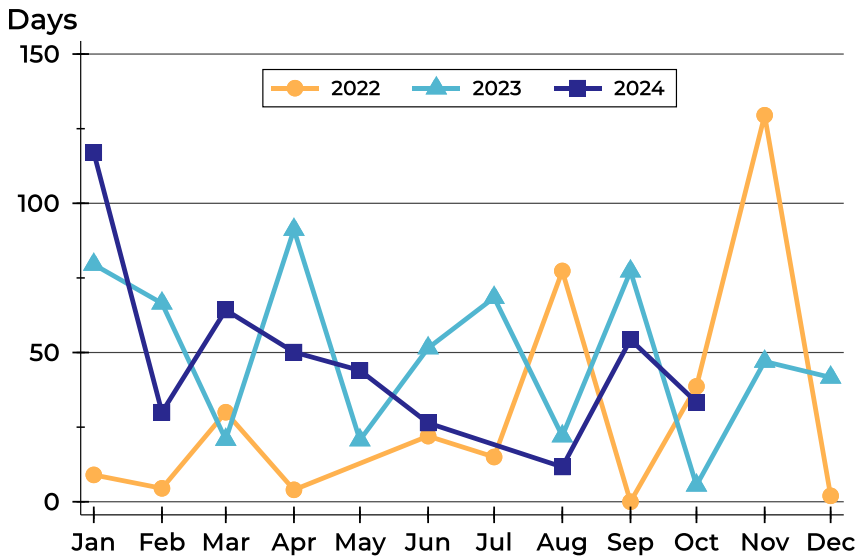


Month	2022	2023	2024
January	234,900	197,450	<b>160,000</b>
February	215,450	157,500	<b>210,000</b>
March	334,450	181,500	<b>152,000</b>
April	150,000	200,000	<b>295,000</b>
May	N/A	325,000	<b>239,000</b>
June	74,500	424,063	<b>229,900</b>
July	185,000	200,000	<b>N/A</b>
August	265,000	169,000	<b>202,500</b>
September	309,950	395,000	<b>165,000</b>
October	187,000	179,500	<b>330,000</b>
November	245,000	251,000	
December	162,625	175,000	



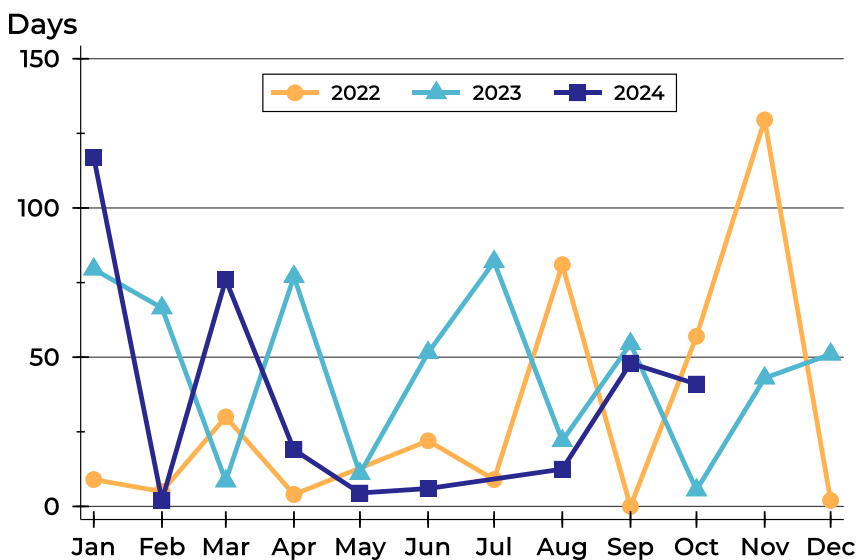
# Pottawatomie County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	9	80	<b>117</b>
February	5	67	<b>30</b>
March	30	21	<b>64</b>
April	4	91	<b>50</b>
May	N/A	21	<b>44</b>
June	22	52	<b>26</b>
July	15	68	<b>N/A</b>
August	77	22	<b>12</b>
September	N/A	77	<b>54</b>
October	39	6	<b>33</b>
November	130	47	
December	2	42	

## Median DOM



Month	2022	2023	2024
January	9	80	<b>117</b>
February	5	67	<b>2</b>
March	30	9	<b>76</b>
April	4	77	<b>19</b>
May	N/A	11	<b>5</b>
June	22	52	<b>6</b>
July	9	82	<b>N/A</b>
August	81	22	<b>13</b>
September	N/A	55	<b>48</b>
October	57	6	<b>41</b>
November	130	43	
December	2	51	



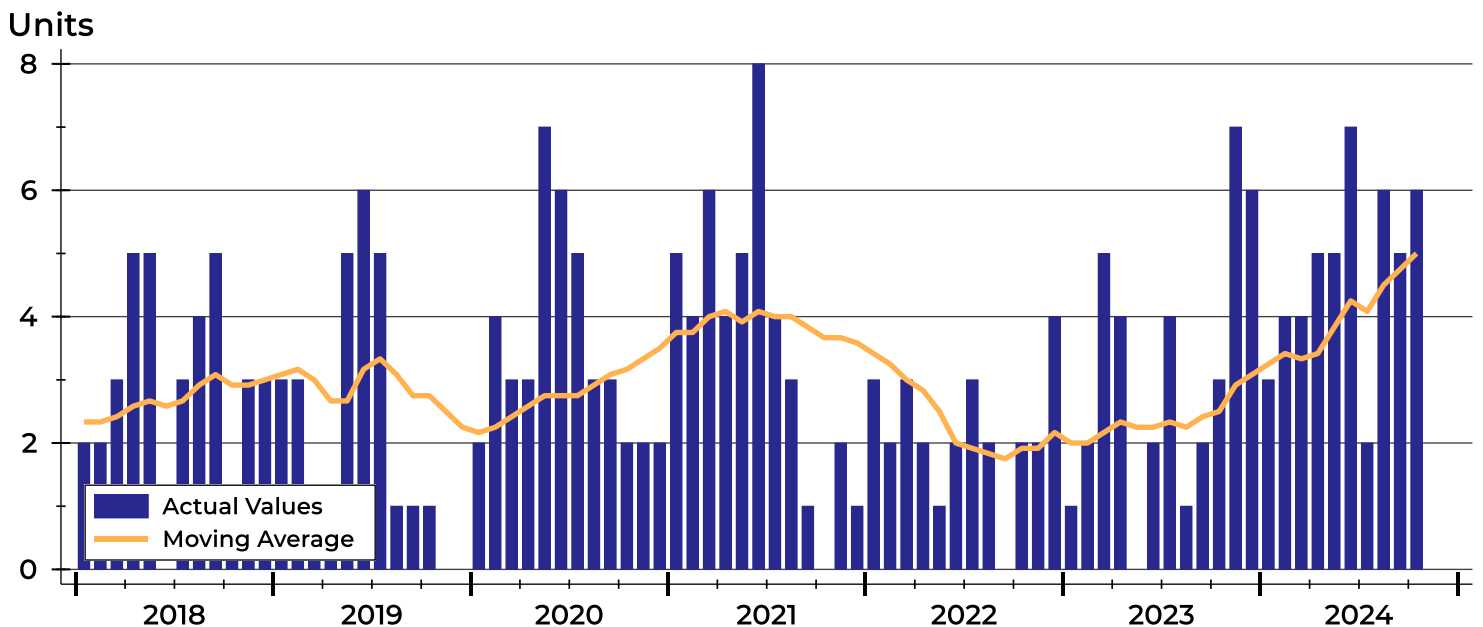
# Pottawatomie County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		6	3	100.0%
Volume (1,000s)		3,430	854	301.6%
Average	List Price	571,658	284,667	100.8%
	Days on Market	43	69	-37.7%
	Percent of Original	98.0%	100.0%	-2.0%
Median	List Price	332,500	200,000	66.3%
	Days on Market	45	7	542.9%
	Percent of Original	100.0%	100.0%	0.0%

A total of 6 listings in Pottawatomie County had contracts pending at the end of October, up from 3 contracts pending at the end of October 2023.

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

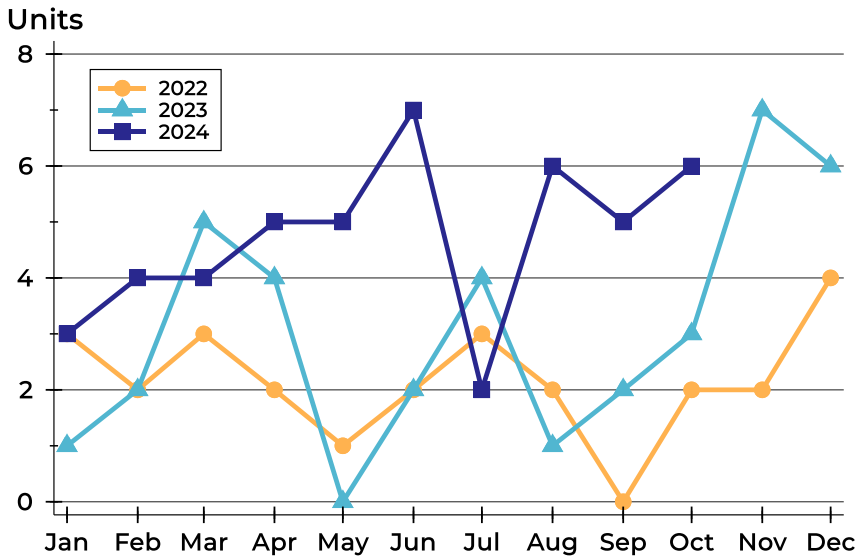






## Pottawatomie County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	3	1	3
February	2	2	4
March	3	5	4
April	2	4	5
May	1	0	5
June	2	2	7
July	3	4	2
August	2	1	6
September	0	2	5
October	2	3	6
November	2	7	
December	4	6	

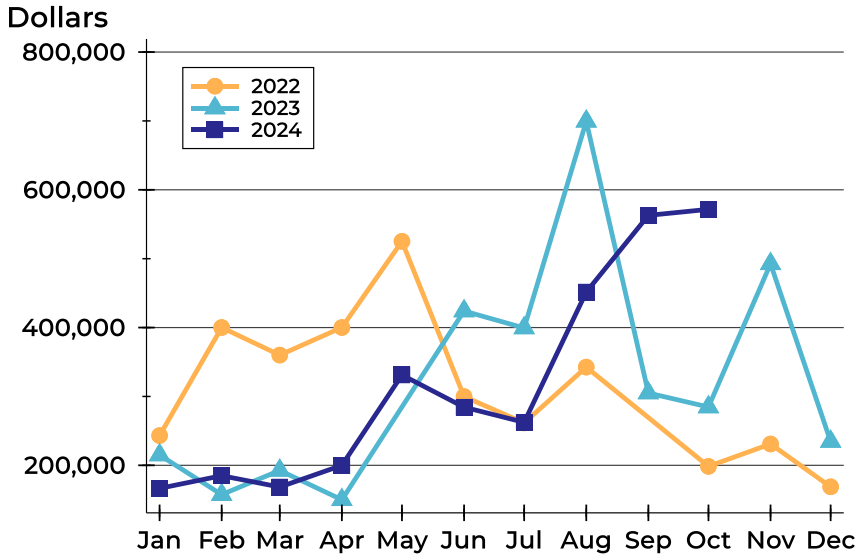
### Pending Contracts by Price Range

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	1	16.7%	140,000	140,000	48	48	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	1	16.7%	299,950	299,950	50	50	92.3%	92.3%
\$300,000-\$399,999	2	33.3%	332,500	332,500	60	60	97.9%	97.9%
\$400,000-\$499,999	1	16.7%	425,000	425,000	41	41	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	1	16.7%	1,900,000	1,900,000	1	1	100.0%	100.0%



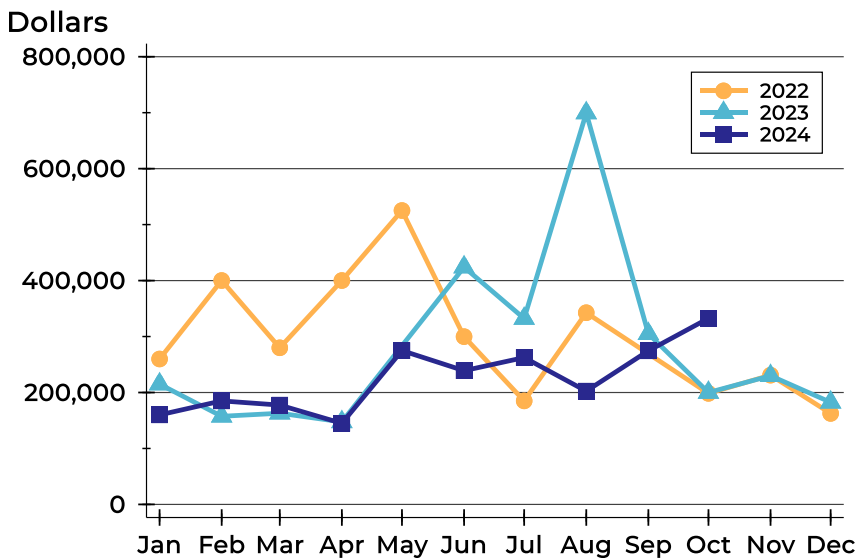
# Pottawatomie County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	243,233	215,000	<b>166,566</b>
February	400,100	157,500	<b>184,925</b>
March	360,033	192,600	<b>168,500</b>
April	400,100	150,000	<b>199,980</b>
May	525,200	N/A	<b>331,180</b>
June	299,850	424,063	<b>284,414</b>
July	261,567	399,406	<b>262,450</b>
August	342,575	699,475	<b>451,583</b>
September	N/A	305,000	<b>562,900</b>
October	198,500	284,667	<b>571,658</b>
November	231,000	492,571	
December	168,813	234,616	

## Median Price

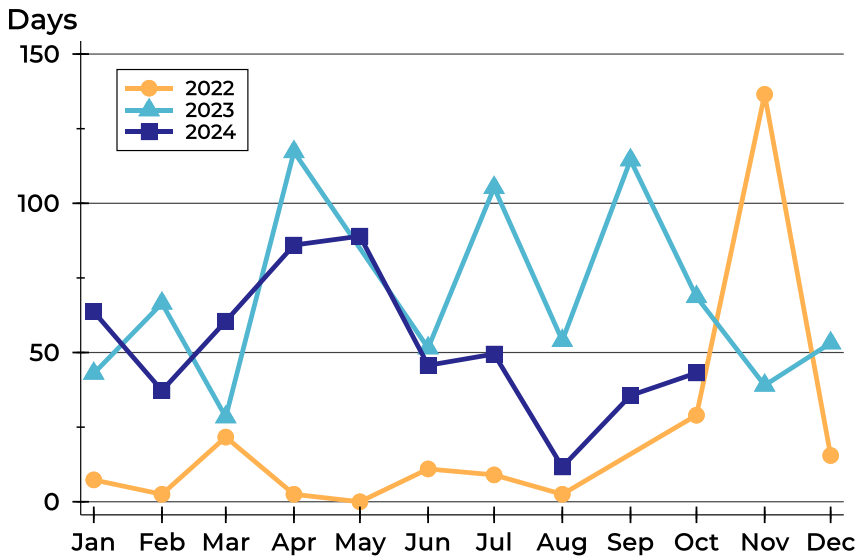


Month	2022	2023	2024
January	259,900	215,000	<b>160,000</b>
February	400,100	157,500	<b>185,000</b>
March	279,900	163,000	<b>177,500</b>
April	400,100	147,500	<b>145,000</b>
May	525,200	N/A	<b>274,900</b>
June	299,850	424,063	<b>239,000</b>
July	185,000	332,250	<b>262,450</b>
August	342,575	699,475	<b>202,500</b>
September	N/A	305,000	<b>274,500</b>
October	198,500	200,000	<b>332,500</b>
November	231,000	230,000	
December	162,625	182,500	



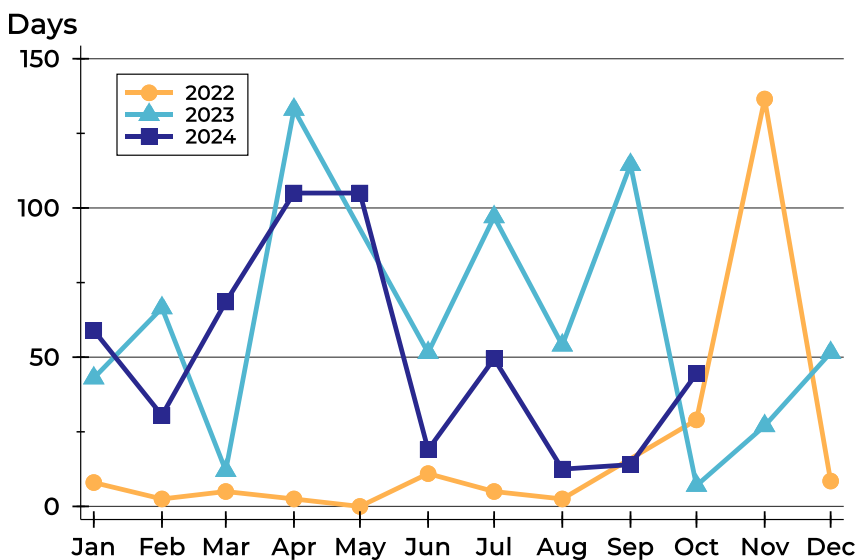
# Pottawatomie County Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	7	43	<b>64</b>
February	3	67	<b>37</b>
March	22	28	<b>61</b>
April	3	117	<b>86</b>
May	N/A	N/A	<b>89</b>
June	11	52	<b>46</b>
July	9	105	<b>50</b>
August	3	54	<b>12</b>
September	N/A	115	<b>36</b>
October	29	69	<b>43</b>
November	137	39	
December	16	53	

## Median DOM



Month	2022	2023	2024
January	8	43	<b>59</b>
February	3	67	<b>31</b>
March	5	12	<b>69</b>
April	3	133	<b>105</b>
May	N/A	N/A	<b>105</b>
June	11	52	<b>19</b>
July	5	97	<b>50</b>
August	3	54	<b>13</b>
September	N/A	115	<b>14</b>
October	29	7	<b>45</b>
November	137	27	
December	9	52	



**October  
2024**

# Sunflower MLS Statistics



## Shawnee County Housing Report



### Market Overview

#### Shawnee County Home Sales Fell in October

Total home sales in Shawnee County fell last month to 179 units, compared to 181 units in October 2023. Total sales volume was \$45.7 million, up from a year earlier.

The median sale price in October was \$220,000, up from \$200,000 a year earlier. Homes that sold in October were typically on the market for 7 days and sold for 100.0% of their list prices.

#### Shawnee County Active Listings Up at End of October

The total number of active listings in Shawnee County at the end of October was 256 units, up from 244 at the same point in 2023. This represents a 1.4 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$225,000.

During October, a total of 170 contracts were written down from 173 in October 2023. At the end of the month, there were 193 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Shawnee County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b> Change from prior year		<b>179</b> -1.1%	<b>181</b> -3.2%	<b>187</b> -19.7%	<b>1,943</b> 2.6%	<b>1,894</b> -11.5%	<b>2,140</b> -8.8%
<b>Active Listings</b> Change from prior year		<b>256</b> 4.9%	<b>244</b> 27.7%	<b>191</b> 35.5%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>Months' Supply</b> Change from prior year		<b>1.4</b> 7.7%	<b>1.3</b> 44.4%	<b>0.9</b> 50.0%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>New Listings</b> Change from prior year		<b>218</b> -4.8%	<b>229</b> -4.6%	<b>240</b> 2.1%	<b>2,295</b> 3.8%	<b>2,212</b> -7.0%	<b>2,378</b> -10.0%
<b>Contracts Written</b> Change from prior year		<b>170</b> -1.7%	<b>173</b> -3.4%	<b>179</b> -16.7%	<b>1,985</b> 2.4%	<b>1,939</b> -8.8%	<b>2,125</b> -11.7%
<b>Pending Contracts</b> Change from prior year		<b>193</b> 16.3%	<b>166</b> 0.6%	<b>165</b> -35.3%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>Sales Volume (1,000s)</b> Change from prior year		<b>45,698</b> 10.2%	<b>41,450</b> 8.7%	<b>38,146</b> -17.4%	<b>441,480</b> 10.0%	<b>401,512</b> -7.1%	<b>432,031</b> -0.8%
Average	<b>Sale Price</b> Change from prior year	<b>255,297</b> 11.5%	<b>229,006</b> 12.3%	<b>203,992</b> 2.9%	<b>227,216</b> 7.2%	<b>211,992</b> 5.0%	<b>201,884</b> 8.7%
	<b>List Price of Actives</b> Change from prior year	<b>248,443</b> -7.0%	<b>267,090</b> 12.0%	<b>238,490</b> 15.3%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>22</b> 29.4%	<b>17</b> 88.9%	<b>9</b> -30.8%	<b>22</b> 37.5%	<b>16</b> 45.5%	<b>11</b> -15.4%
	<b>Percent of List</b> Change from prior year	<b>98.8%</b> -0.6%	<b>99.4%</b> -0.9%	<b>100.3%</b> 0.2%	<b>99.1%</b> -0.9%	<b>100.0%</b> -1.3%	<b>101.3%</b> 0.5%
	<b>Percent of Original</b> Change from prior year	<b>96.6%</b> -1.0%	<b>97.6%</b> -1.7%	<b>99.3%</b> 0.4%	<b>97.5%</b> -1.2%	<b>98.7%</b> -1.4%	<b>100.1%</b> 0.1%
Median	<b>Sale Price</b> Change from prior year	<b>220,000</b> 10.0%	<b>200,000</b> 16.3%	<b>172,000</b> -0.3%	<b>200,000</b> 8.3%	<b>184,700</b> 5.5%	<b>175,000</b> 6.1%
	<b>List Price of Actives</b> Change from prior year	<b>225,000</b> 4.7%	<b>215,000</b> 9.3%	<b>196,700</b> 35.7%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>7</b> 16.7%	<b>6</b> 50.0%	<b>4</b> 0.0%	<b>5</b> 25.0%	<b>4</b> 33.3%	<b>3</b> 0.0%
	<b>Percent of List</b> Change from prior year	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%
	<b>Percent of Original</b> Change from prior year	<b>99.0%</b> -1.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%

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



## Shawnee County Closed Listings Analysis

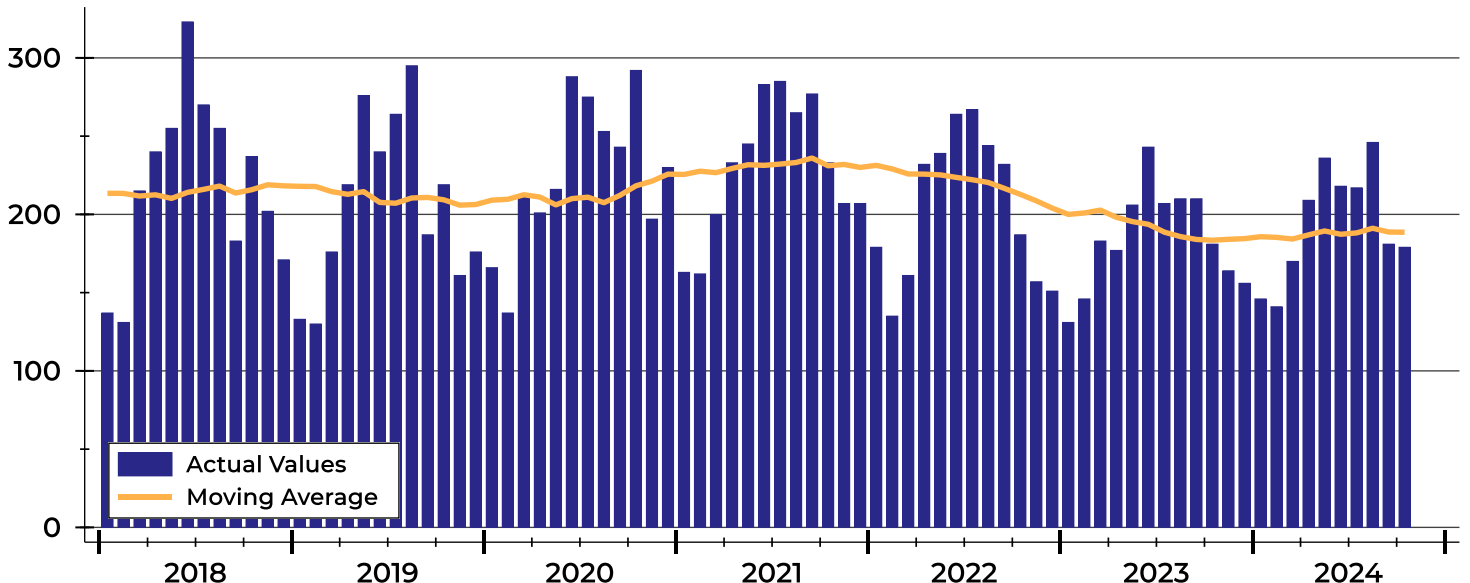
Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		179	181	-1.1%	1,943	1,894	2.6%
Volume (1,000s)		45,698	41,450	10.2%	441,480	401,512	10.0%
Months' Supply		1.4	1.3	7.7%	N/A	N/A	N/A
Average	Sale Price	255,297	229,006	11.5%	227,216	211,992	7.2%
	Days on Market	22	17	29.4%	22	16	37.5%
	Percent of List	98.8%	99.4%	-0.6%	99.1%	100.0%	-0.9%
	Percent of Original	96.6%	97.6%	-1.0%	97.5%	98.7%	-1.2%
Median	Sale Price	220,000	200,000	10.0%	200,000	184,700	8.3%
	Days on Market	7	6	16.7%	5	4	25.0%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	99.0%	100.0%	-1.0%	100.0%	100.0%	0.0%

A total of 179 homes sold in Shawnee County in October, down from 181 units in October 2023. Total sales volume rose to \$45.7 million compared to \$41.5 million in the previous year.

The median sales price in October was \$220,000, up 10.0% compared to the prior year. Median days on market was 7 days, up from 6 days in September, and up from 6 in October 2023.

## History of Closed Listings

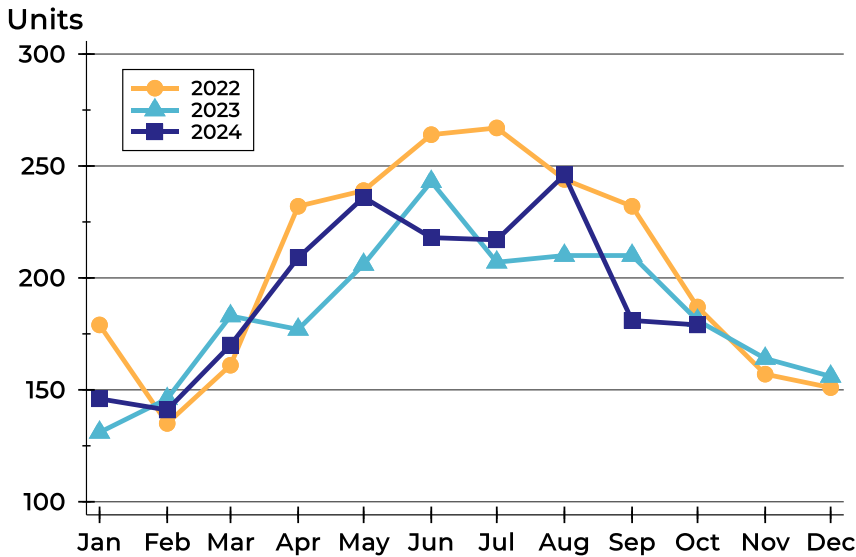
Units





## Shawnee County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	179	131	<b>146</b>
February	135	146	<b>141</b>
March	161	183	<b>170</b>
April	232	177	<b>209</b>
May	239	206	<b>236</b>
June	264	243	<b>218</b>
July	267	207	<b>217</b>
August	244	210	<b>246</b>
September	232	210	<b>181</b>
October	187	181	<b>179</b>
November	157	164	
December	151	156	

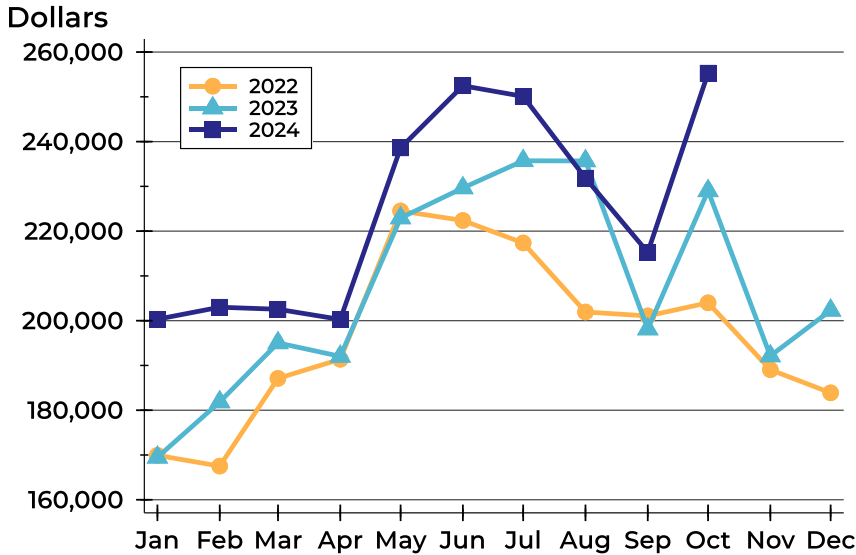
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	4	2.2%	2.1	39,250	43,500	66	70	91.2%	89.2%	75.0%	76.4%
\$50,000-\$99,999	25	14.0%	1.3	78,919	79,500	16	6	94.9%	98.7%	93.1%	97.6%
\$100,000-\$124,999	9	5.0%	1.1	115,044	117,000	15	4	99.2%	100.0%	98.1%	100.0%
\$125,000-\$149,999	12	6.7%	1.5	136,817	138,000	17	5	100.7%	100.0%	98.7%	100.0%
\$150,000-\$174,999	17	9.5%	1.2	159,688	160,000	20	7	100.8%	101.8%	98.8%	98.6%
\$175,000-\$199,999	12	6.7%	0.6	186,875	187,500	24	7	99.8%	98.7%	98.9%	98.7%
\$200,000-\$249,999	27	15.1%	1.1	224,326	223,000	18	7	99.7%	100.0%	97.4%	100.0%
\$250,000-\$299,999	24	13.4%	1.2	267,719	264,825	22	11	99.6%	100.0%	96.4%	98.0%
\$300,000-\$399,999	19	10.6%	1.8	340,537	340,000	30	11	99.5%	100.0%	97.8%	100.0%
\$400,000-\$499,999	12	6.7%	2.3	431,158	420,000	10	2	99.9%	100.0%	99.7%	100.0%
\$500,000-\$749,999	14	7.8%	2.0	590,793	582,500	27	6	99.0%	98.8%	97.7%	98.8%
\$750,000-\$999,999	3	1.7%	1.2	828,833	840,000	62	55	97.8%	97.6%	92.4%	93.3%
\$1,000,000 and up	1	0.6%	2.4	1,050,000	1,050,000	43	43	95.5%	95.5%	95.5%	95.5%



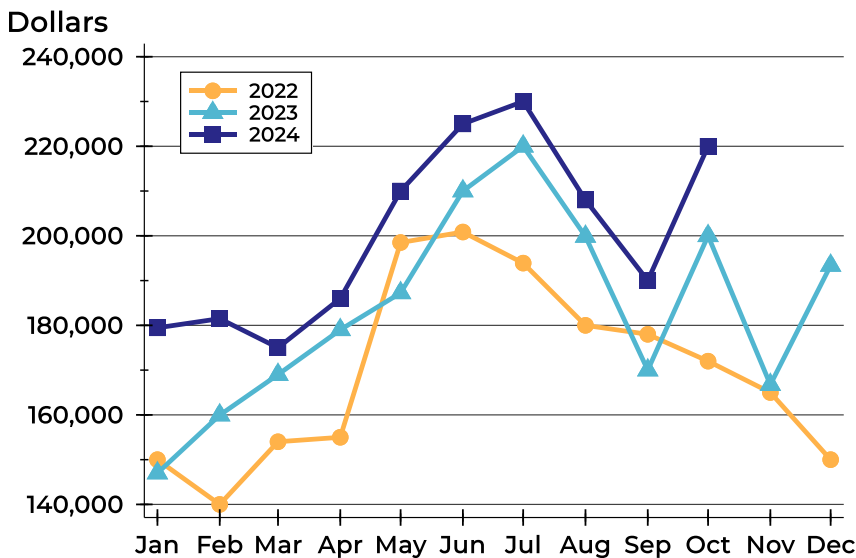
# Shawnee County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
<b>January</b>	169,920	169,487	<b>200,325</b>
<b>February</b>	167,521	181,847	<b>203,010</b>
<b>March</b>	187,113	195,038	<b>202,556</b>
<b>April</b>	191,385	192,034	<b>200,278</b>
<b>May</b>	224,517	222,943	<b>238,597</b>
<b>June</b>	222,383	229,653	<b>252,473</b>
<b>July</b>	217,368	235,718	<b>250,103</b>
<b>August</b>	201,942	235,685	<b>231,844</b>
<b>September</b>	201,066	198,134	<b>215,268</b>
<b>October</b>	203,992	229,006	<b>255,297</b>
<b>November</b>	189,048	192,126	
<b>December</b>	183,885	202,308	

## Median Price



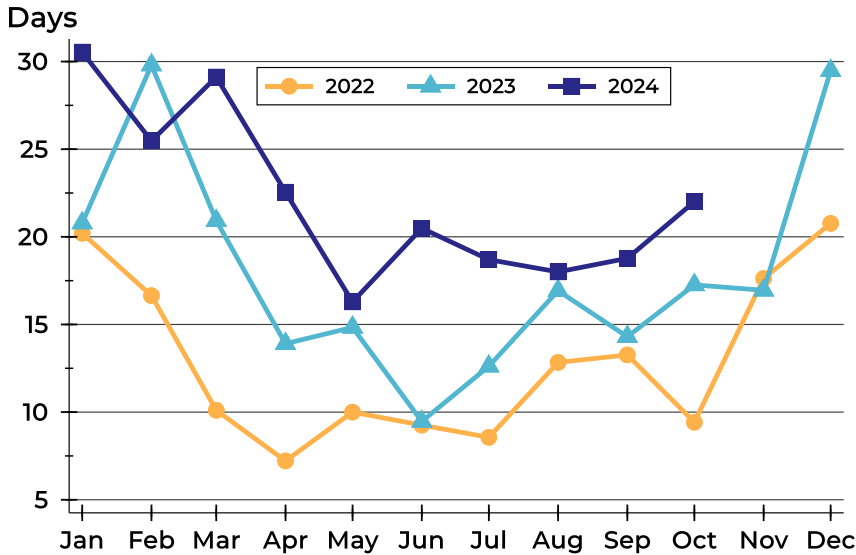
Month	2022	2023	2024
<b>January</b>	150,000	147,000	<b>179,450</b>
<b>February</b>	140,000	159,950	<b>181,500</b>
<b>March</b>	154,000	169,000	<b>175,000</b>
<b>April</b>	155,000	179,000	<b>186,000</b>
<b>May</b>	198,500	187,250	<b>210,000</b>
<b>June</b>	200,850	210,000	<b>225,000</b>
<b>July</b>	193,900	220,000	<b>230,000</b>
<b>August</b>	180,000	199,850	<b>208,000</b>
<b>September</b>	178,006	170,000	<b>190,000</b>
<b>October</b>	172,000	200,000	<b>220,000</b>
<b>November</b>	165,000	166,750	
<b>December</b>	150,000	193,375	





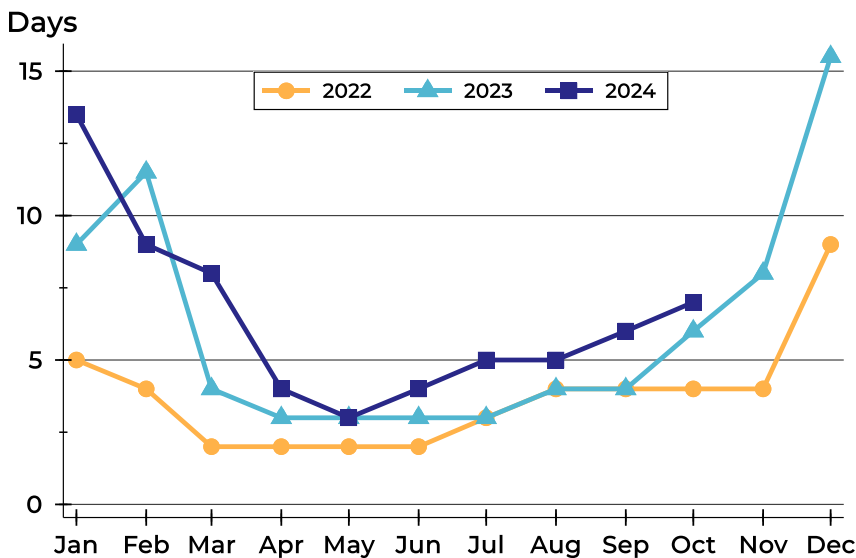
# Shawnee County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	20	21	31
February	17	30	25
March	10	21	29
April	7	14	23
May	10	15	16
June	9	9	20
July	9	13	19
August	13	17	18
September	13	14	19
October	9	17	22
November	18	17	
December	21	29	

## Median DOM



Month	2022	2023	2024
January	5	9	14
February	4	12	9
March	2	4	8
April	2	3	4
May	2	3	3
June	2	3	4
July	3	3	5
August	4	4	5
September	4	4	6
October	4	6	7
November	4	8	
December	9	16	



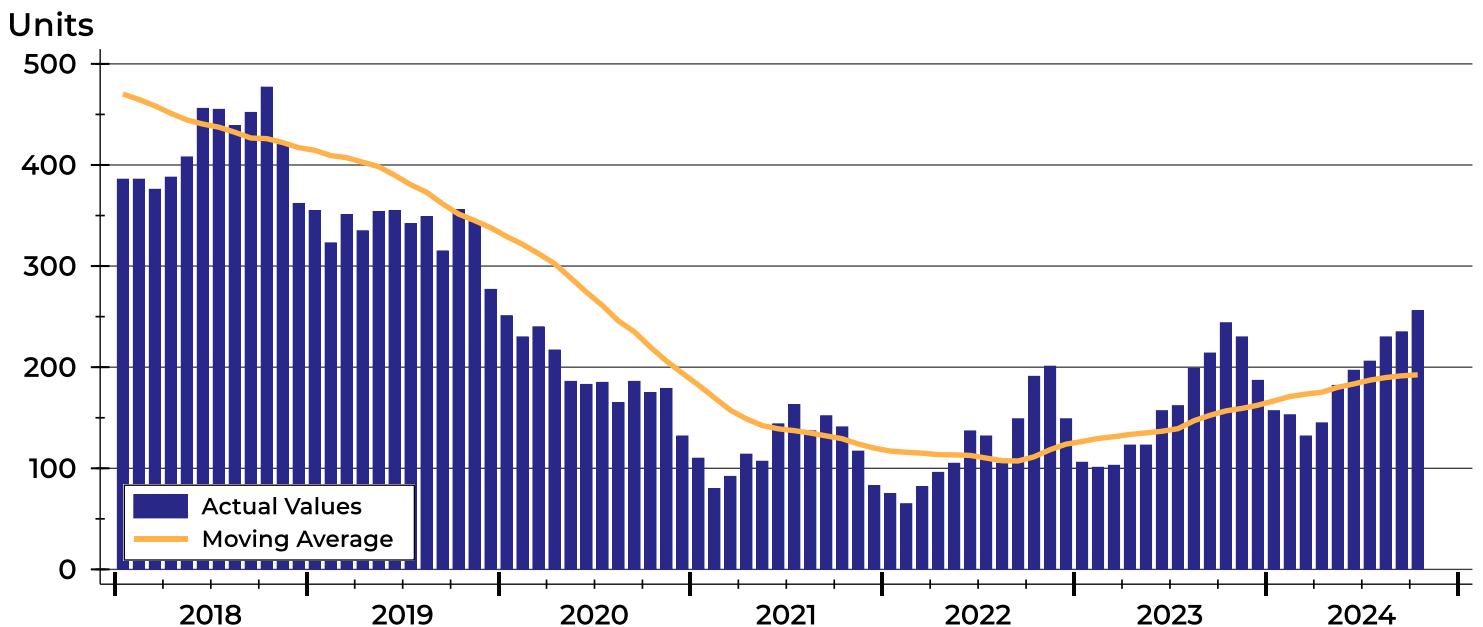
# Shawnee County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		256	244	4.9%
Volume (1,000s)		63,602	65,170	-2.4%
Months' Supply		1.4	1.3	7.7%
Average	List Price	248,443	267,090	-7.0%
	Days on Market	48	57	-15.8%
	Percent of Original	96.7%	95.9%	0.8%
Median	List Price	225,000	215,000	4.7%
	Days on Market	31	34	-8.8%
	Percent of Original	100.0%	100.0%	0.0%

A total of 256 homes were available for sale in Shawnee County at the end of October. This represents a 1.4 months' supply of active listings.

The median list price of homes on the market at the end of October was \$225,000, up 4.7% from 2023. The typical time on market for active listings was 31 days, down from 34 days a year earlier.

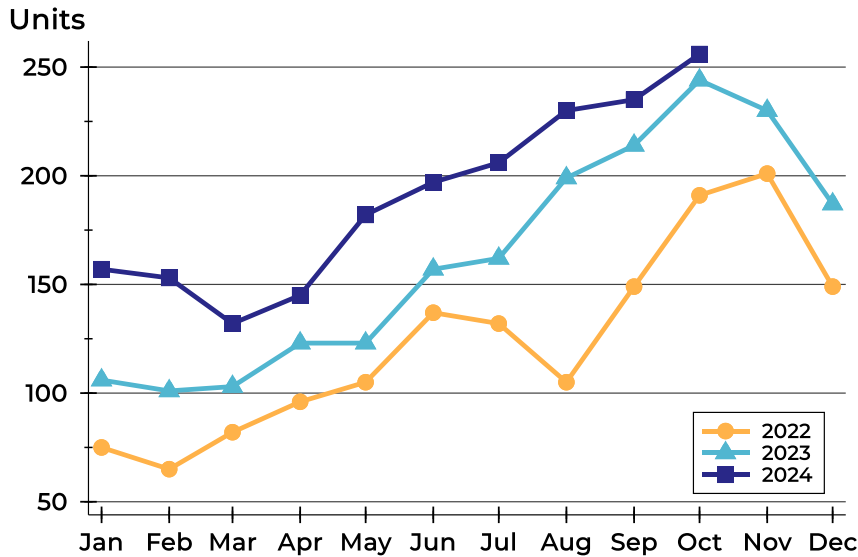
## History of Active Listings





## Shawnee County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	75	106	157
February	65	101	153
March	82	103	132
April	96	123	145
May	105	123	182
June	137	157	197
July	132	162	206
August	105	199	230
September	149	214	235
October	191	244	256
November	201	230	
December	149	187	

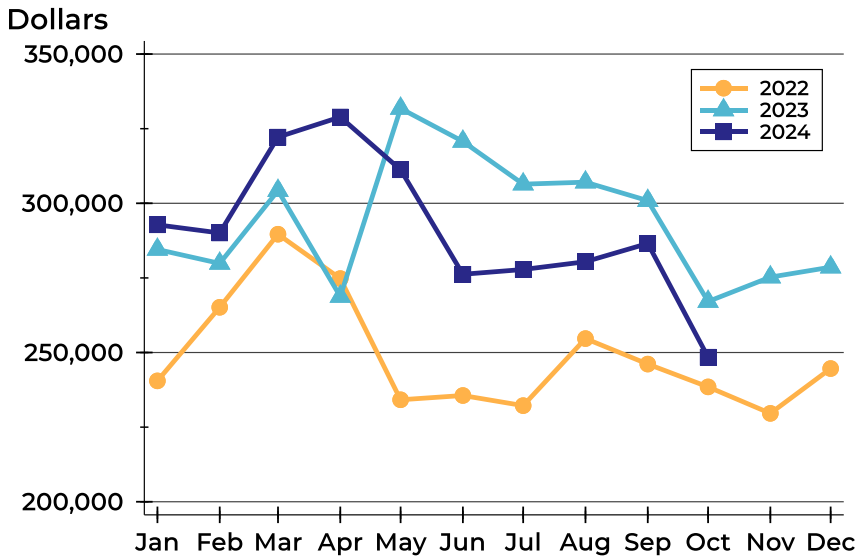
### Active Listings by Price Range

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	1	0.4%	N/A	13,000	13,000	33	33	86.7%	86.7%
\$25,000-\$49,999	15	5.9%	2.1	42,720	45,000	76	45	90.7%	90.9%
\$50,000-\$99,999	30	11.7%	1.3	78,395	76,802	38	19	97.6%	100.0%
\$100,000-\$124,999	13	5.1%	1.1	114,123	115,000	31	14	96.4%	100.0%
\$125,000-\$149,999	23	9.0%	1.5	136,213	132,800	50	35	97.9%	100.0%
\$150,000-\$174,999	22	8.6%	1.2	161,018	159,900	37	19	97.3%	100.0%
\$175,000-\$199,999	10	3.9%	0.6	185,760	187,000	35	20	96.3%	96.6%
\$200,000-\$249,999	33	12.9%	1.1	231,295	229,000	56	28	95.4%	97.8%
\$250,000-\$299,999	30	11.7%	1.2	275,212	274,940	35	22	98.3%	100.0%
\$300,000-\$399,999	39	15.2%	1.8	350,612	349,000	54	38	97.2%	97.6%
\$400,000-\$499,999	23	9.0%	2.3	442,686	439,777	49	46	97.7%	97.9%
\$500,000-\$749,999	15	5.9%	2.0	572,465	555,000	68	56	96.1%	100.0%
\$750,000-\$999,999	1	0.4%	1.2	769,900	769,900	113	113	93.3%	93.3%
\$1,000,000 and up	1	0.4%	2.4	1,477,777	1,477,777	52	52	100.0%	100.0%



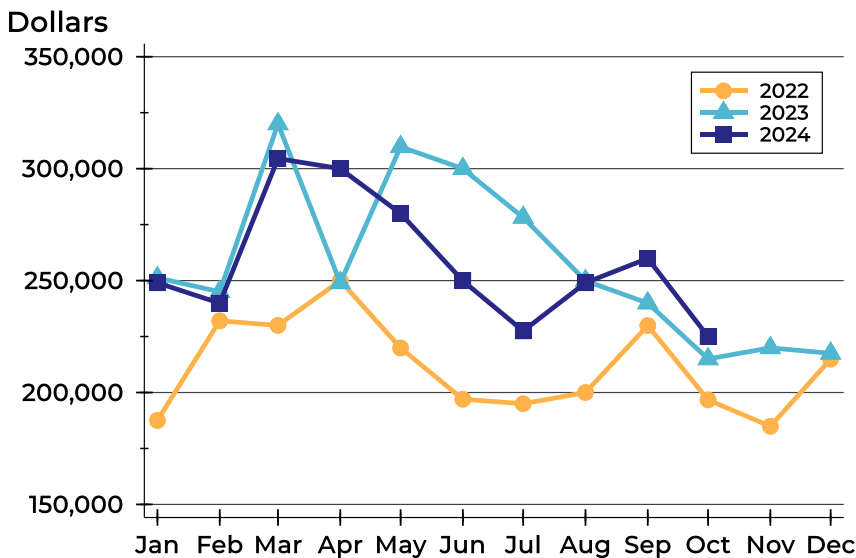
# Shawnee County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	240,503	284,543	<b>292,789</b>
February	265,156	279,856	<b>290,058</b>
March	289,648	304,258	<b>322,171</b>
April	274,781	268,778	<b>328,914</b>
May	234,169	331,778	<b>311,226</b>
June	235,608	320,734	<b>276,220</b>
July	232,214	306,421	<b>277,818</b>
August	254,672	307,081	<b>280,431</b>
September	246,136	300,893	<b>286,533</b>
October	238,490	267,090	<b>248,443</b>
November	229,617	275,269	
December	244,641	278,599	

## Median Price

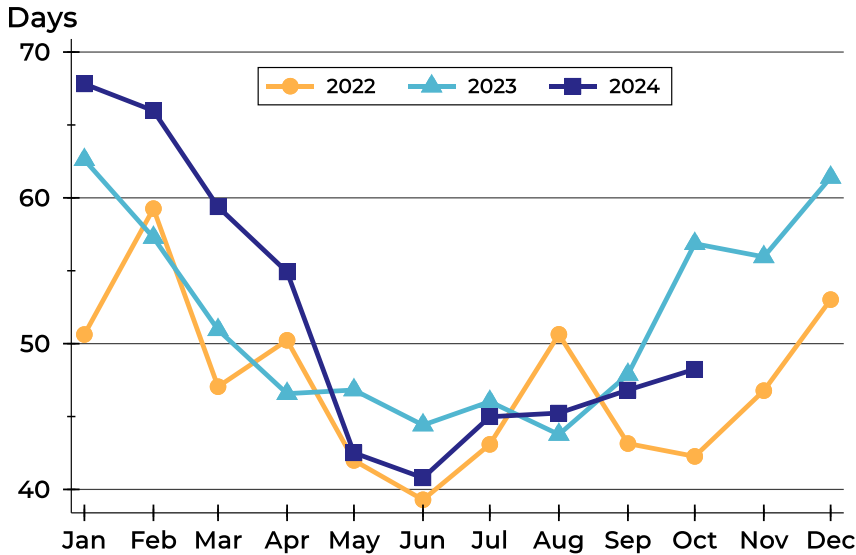


Month	2022	2023	2024
January	187,500	251,225	<b>249,000</b>
February	232,000	245,000	<b>239,900</b>
March	230,000	320,000	<b>304,500</b>
April	249,950	249,000	<b>300,000</b>
May	219,900	309,777	<b>279,950</b>
June	197,000	300,000	<b>249,900</b>
July	195,000	278,200	<b>227,500</b>
August	200,000	249,925	<b>249,000</b>
September	229,900	239,950	<b>259,900</b>
October	196,700	215,000	<b>225,000</b>
November	184,900	219,950	
December	214,900	217,500	



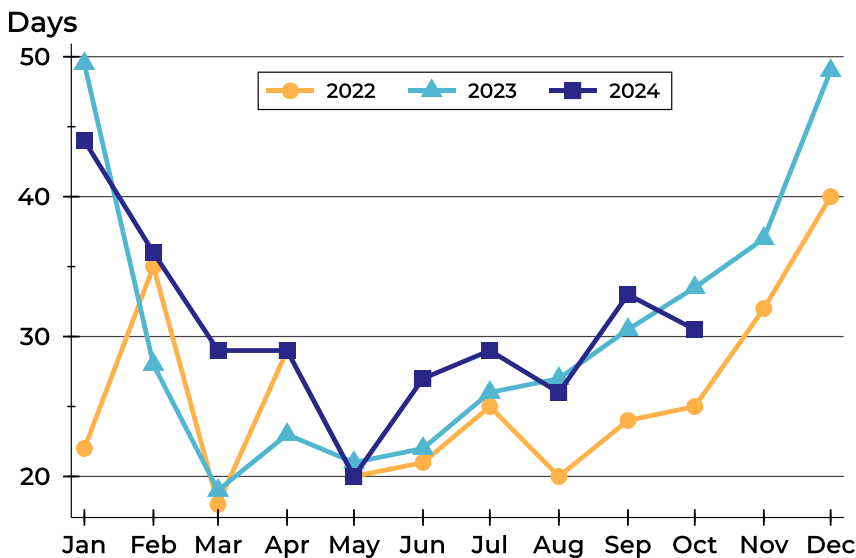
# Shawnee County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	51	63	<b>68</b>
February	59	57	<b>66</b>
March	47	51	<b>59</b>
April	50	47	<b>55</b>
May	42	47	<b>43</b>
June	39	44	<b>41</b>
July	43	46	<b>45</b>
August	51	44	<b>45</b>
September	43	48	<b>47</b>
October	42	57	<b>48</b>
November	47	56	
December	53	61	

## Median DOM

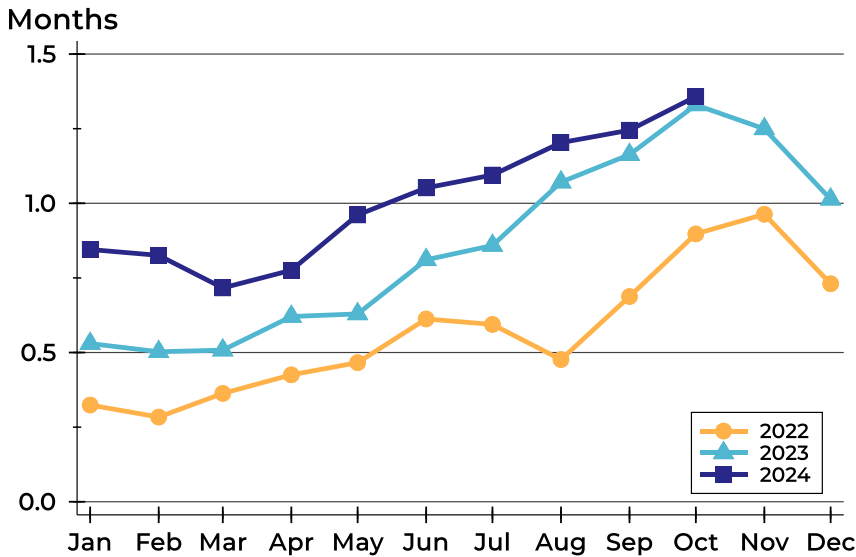


Month	2022	2023	2024
January	22	50	<b>44</b>
February	35	28	<b>36</b>
March	18	19	<b>29</b>
April	29	23	<b>29</b>
May	20	21	<b>20</b>
June	21	22	<b>27</b>
July	25	26	<b>29</b>
August	20	27	<b>26</b>
September	24	31	<b>33</b>
October	25	34	<b>31</b>
November	32	37	
December	40	49	



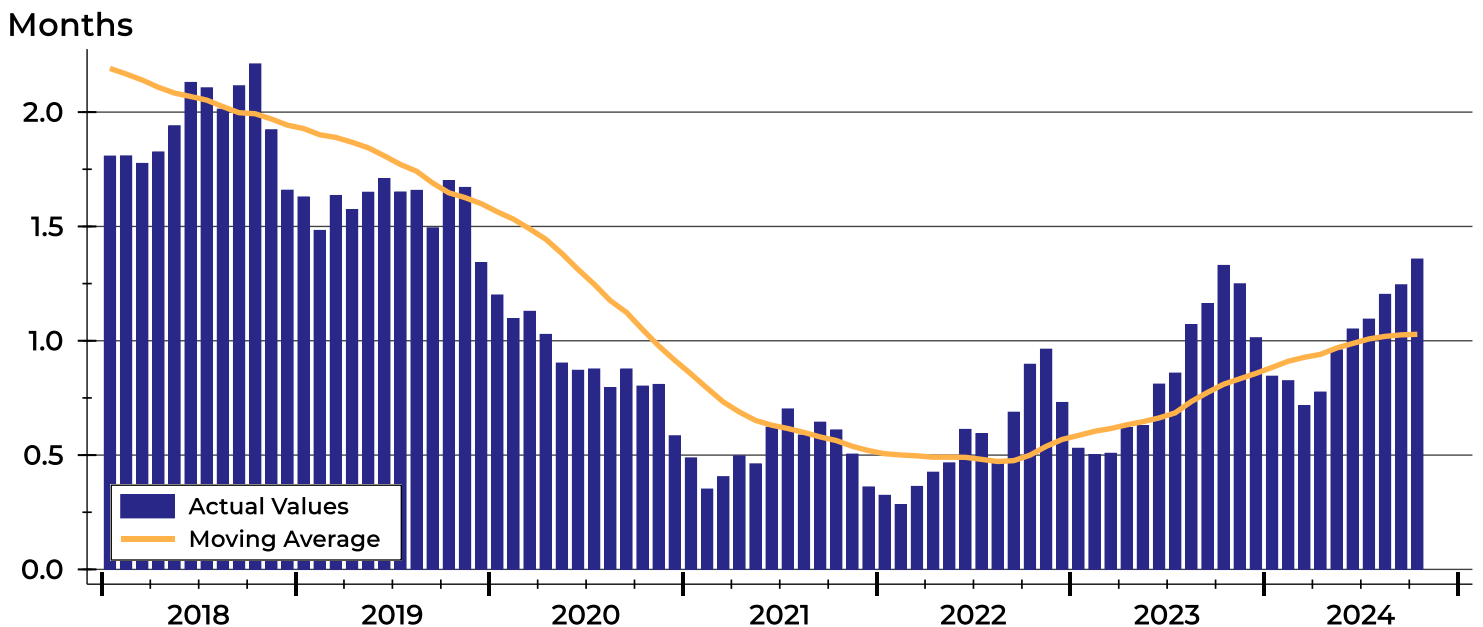
## Shawnee County Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.3	0.5	<b>0.8</b>
February	0.3	0.5	<b>0.8</b>
March	0.4	0.5	<b>0.7</b>
April	0.4	0.6	<b>0.8</b>
May	0.5	0.6	<b>1.0</b>
June	0.6	0.8	<b>1.1</b>
July	0.6	0.9	<b>1.1</b>
August	0.5	1.1	<b>1.2</b>
September	0.7	1.2	<b>1.2</b>
October	0.9	1.3	<b>1.4</b>
November	1.0	1.2	
December	0.7	1.0	

### History of Month's Supply





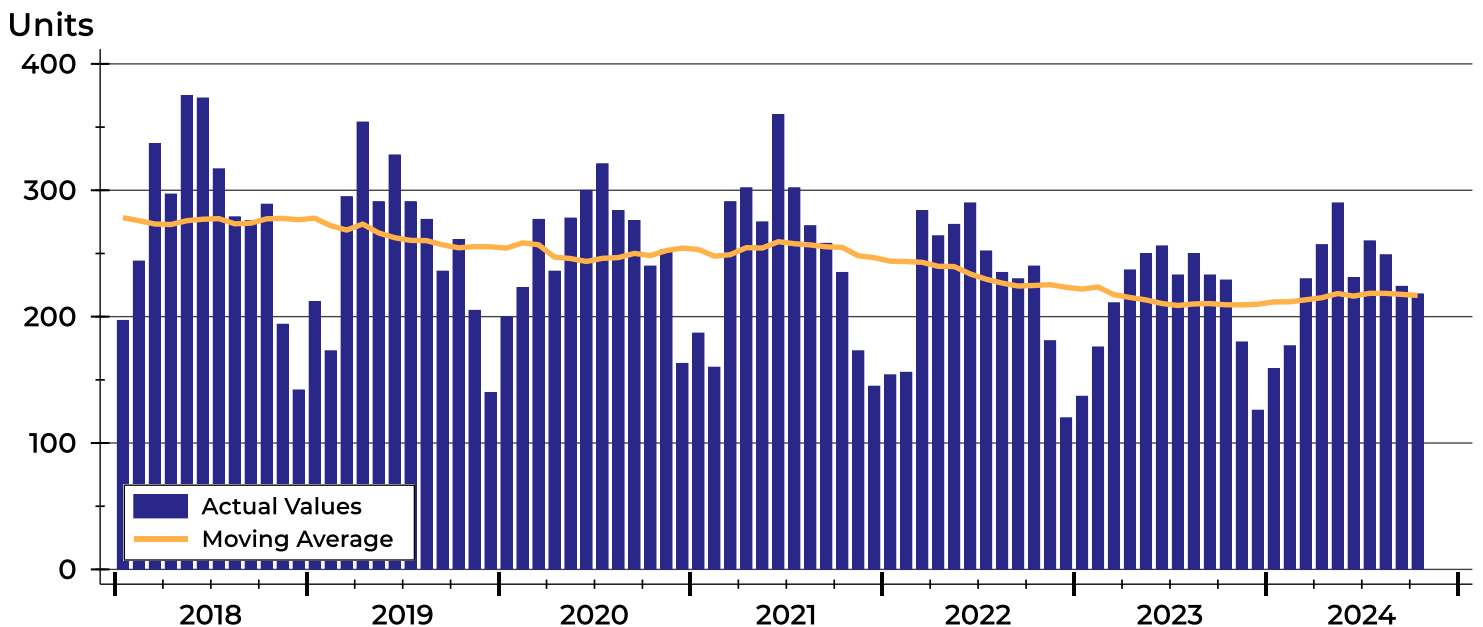
# Shawnee County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>218</b>	229	-4.8%
	Volume (1,000s)	<b>48,043</b>	45,298	6.1%
	Average List Price	<b>220,380</b>	197,808	11.4%
	Median List Price	<b>199,700</b>	174,950	14.1%
Year-to-Date	New Listings	<b>2,295</b>	2,212	3.8%
	Volume (1,000s)	<b>535,157</b>	485,531	10.2%
	Average List Price	<b>233,184</b>	219,499	6.2%
	Median List Price	<b>200,000</b>	185,000	8.1%

A total of 218 new listings were added in Shawnee County during October, down 4.8% from the same month in 2023. Year-to-date Shawnee County has seen 2,295 new listings.

The median list price of these homes was \$199,700 up from \$174,950 in 2023.

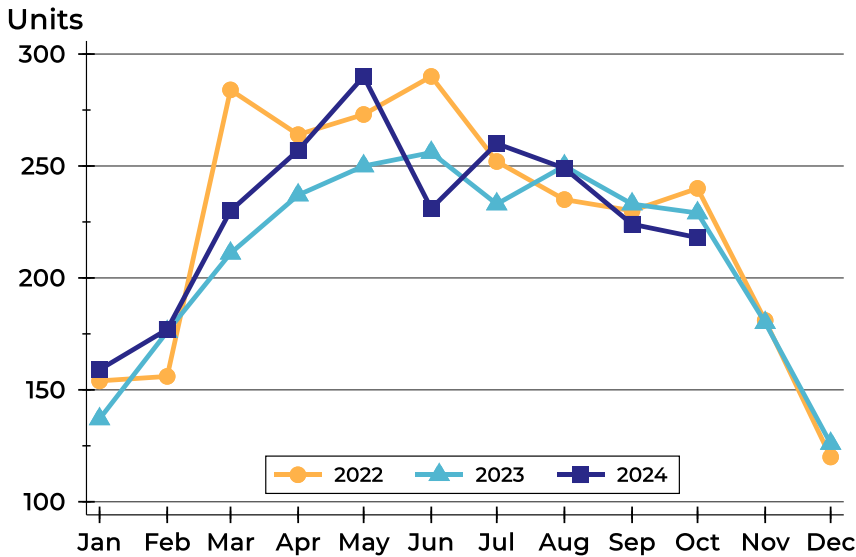
## History of New Listings





## Shawnee County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	154	137	<b>159</b>
February	156	176	<b>177</b>
March	284	211	<b>230</b>
April	264	237	<b>257</b>
May	273	250	<b>290</b>
June	290	256	<b>231</b>
July	252	233	<b>260</b>
August	235	250	<b>249</b>
September	230	233	<b>224</b>
October	240	229	<b>218</b>
November	181	180	
December	120	126	

### New Listings by Price Range

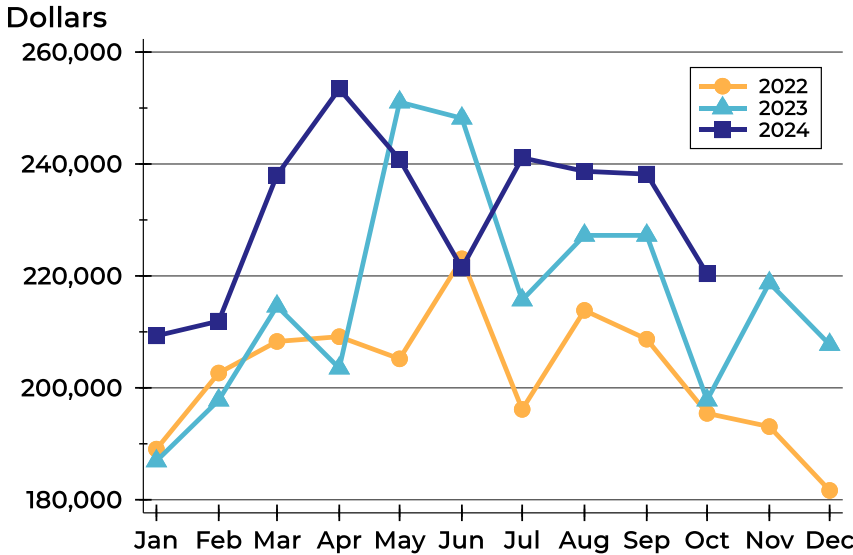
Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	7	3.2%	40,129	42,000	9	8	100.0%	100.0%
\$50,000-\$99,999	35	16.1%	80,246	84,900	14	15	99.4%	100.0%
\$100,000-\$124,999	12	5.5%	110,913	112,500	12	12	99.7%	100.0%
\$125,000-\$149,999	19	8.7%	135,413	137,500	13	11	98.5%	100.0%
\$150,000-\$174,999	23	10.6%	161,039	159,900	12	9	99.7%	100.0%
\$175,000-\$199,999	14	6.4%	188,200	188,000	7	5	99.3%	100.0%
\$200,000-\$249,999	33	15.1%	228,095	229,000	13	11	98.3%	100.0%
\$250,000-\$299,999	29	13.3%	276,483	275,000	15	14	99.7%	100.0%
\$300,000-\$399,999	25	11.5%	349,558	349,000	15	13	99.4%	100.0%
\$400,000-\$499,999	13	6.0%	439,190	439,000	11	9	99.9%	100.0%
\$500,000-\$749,999	8	3.7%	589,650	569,700	19	19	99.4%	100.0%
\$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





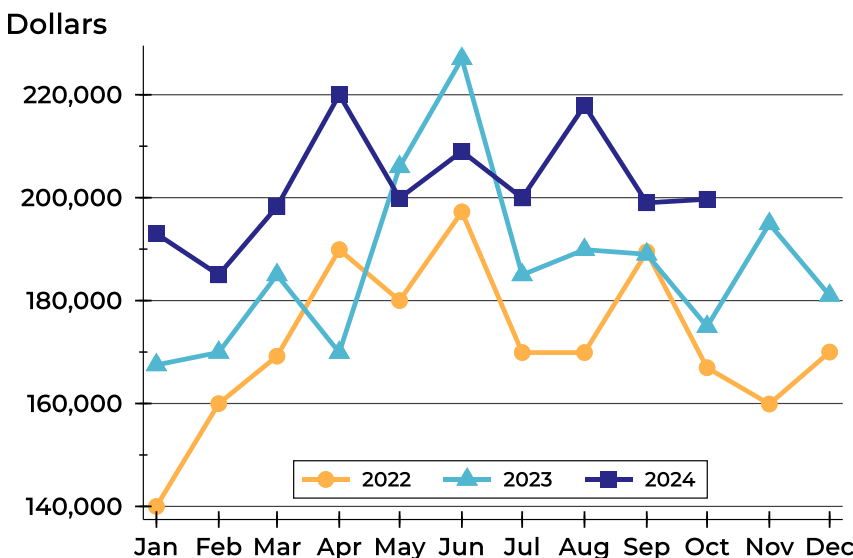
# Shawnee County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	189,050	186,924	<b>209,293</b>
February	202,646	197,792	<b>211,916</b>
March	208,289	214,587	<b>238,004</b>
April	209,143	203,515	<b>253,416</b>
May	205,180	251,055	<b>240,816</b>
June	223,059	248,173	<b>221,418</b>
July	196,153	215,688	<b>241,099</b>
August	213,837	227,246	<b>238,694</b>
September	208,690	227,243	<b>238,189</b>
October	195,443	197,808	<b>220,380</b>
November	193,072	218,743	
December	181,665	207,731	

## Median Price



Month	2022	2023	2024
January	140,000	167,500	<b>193,000</b>
February	159,975	169,925	<b>185,000</b>
March	169,200	185,000	<b>198,250</b>
April	189,900	169,900	<b>220,000</b>
May	180,000	206,000	<b>199,900</b>
June	197,250	227,000	<b>209,000</b>
July	169,900	185,000	<b>199,950</b>
August	169,900	189,900	<b>217,900</b>
September	189,475	189,000	<b>199,000</b>
October	166,950	174,950	<b>199,700</b>
November	159,900	194,925	
December	170,000	181,000	



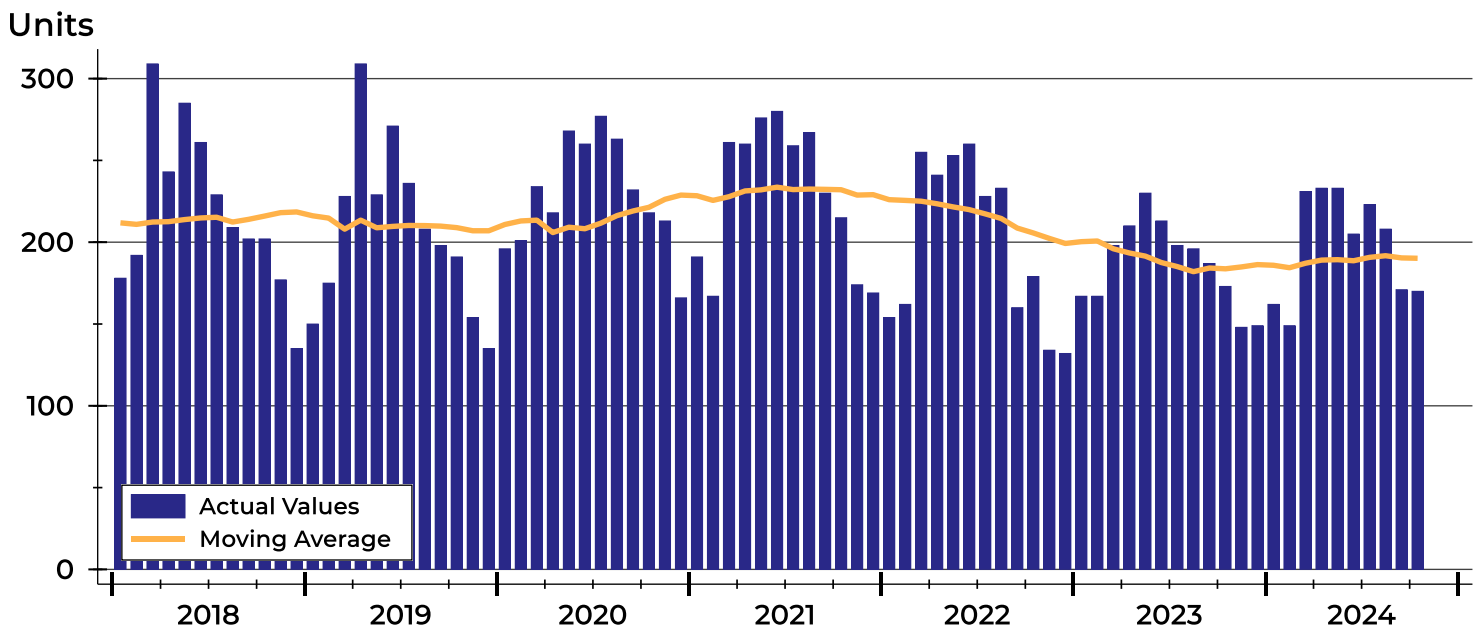
# Shawnee County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		170	173	-1.7%	1,985	1,939	2.4%
Volume (1,000s)		43,953	33,994	29.3%	462,632	413,072	12.0%
Average	Sale Price	258,544	196,498	31.6%	233,064	213,034	9.4%
	Days on Market	30	18	66.7%	22	16	37.5%
	Percent of Original	96.5%	95.8%	0.7%	97.6%	98.7%	-1.1%
Median	Sale Price	216,450	174,900	23.8%	200,000	183,250	9.1%
	Days on Market	10	10	0.0%	5	4	25.0%
	Percent of Original	100.0%	96.9%	3.2%	100.0%	100.0%	0.0%

A total of 170 contracts for sale were written in Shawnee County during the month of October, down from 173 in 2023. The median list price of these homes was \$216,450, up from \$174,900 the prior year.

Half of the homes that went under contract in October were on the market less than 10 days, compared to 10 days in October 2023.

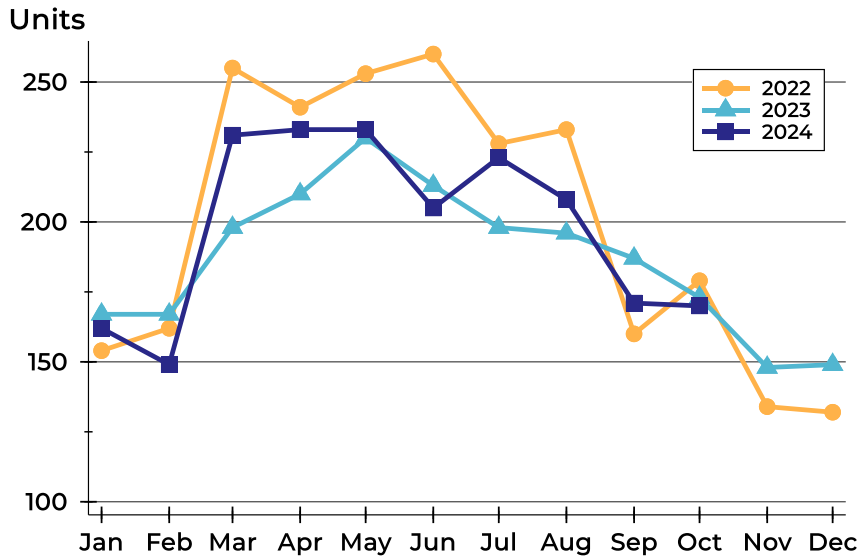
## History of Contracts Written





## Shawnee County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	154	167	<b>162</b>
February	162	167	<b>149</b>
March	255	198	<b>231</b>
April	241	210	<b>233</b>
May	253	230	<b>233</b>
June	260	213	<b>205</b>
July	228	198	<b>223</b>
August	233	196	<b>208</b>
September	160	187	<b>171</b>
October	179	173	<b>170</b>
November	134	148	
December	132	149	

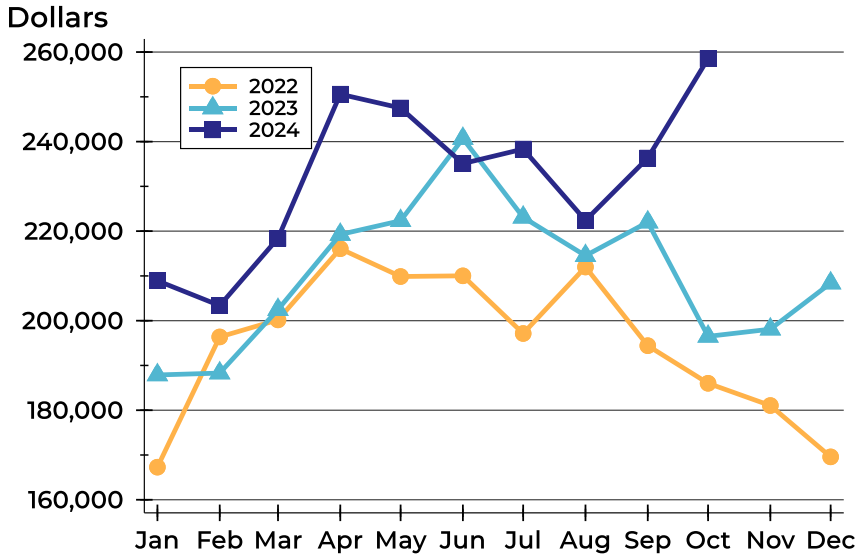
### Contracts Written by Price Range

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	5	2.9%	37,955	37,000	51	8	82.3%	100.0%
\$50,000-\$99,999	16	9.4%	80,206	85,000	20	5	97.1%	100.0%
\$100,000-\$124,999	4	2.4%	112,375	112,500	9	7	100.4%	100.0%
\$125,000-\$149,999	15	8.8%	135,320	135,000	20	18	98.3%	100.0%
\$150,000-\$174,999	20	11.8%	159,760	157,000	34	21	96.4%	100.0%
\$175,000-\$199,999	16	9.4%	187,266	186,000	25	5	96.3%	100.0%
\$200,000-\$249,999	23	13.5%	222,378	220,000	20	9	96.9%	100.0%
\$250,000-\$299,999	22	12.9%	275,401	276,250	29	11	97.9%	100.0%
\$300,000-\$399,999	23	13.5%	342,028	329,800	21	8	97.4%	100.0%
\$400,000-\$499,999	13	7.6%	465,569	449,950	47	25	96.8%	100.0%
\$500,000-\$749,999	10	5.9%	604,715	584,500	60	42	95.6%	98.3%
\$750,000-\$999,999	3	1.8%	889,667	950,000	113	88	88.1%	95.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



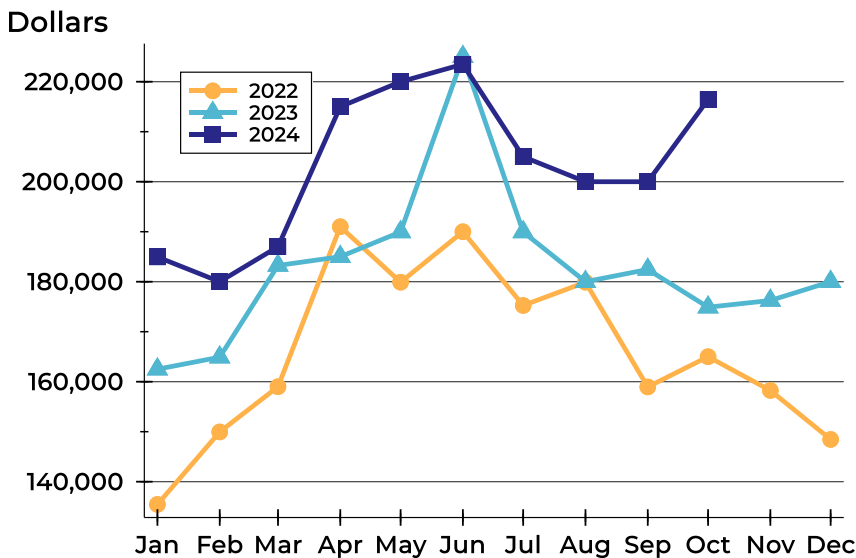
## Shawnee County Contracts Written Analysis

### Average Price



Month	2022	2023	2024
January	167,282	187,876	<b>208,932</b>
February	196,370	188,300	<b>203,377</b>
March	200,181	202,470	<b>218,412</b>
April	216,074	219,252	<b>250,596</b>
May	209,866	222,332	<b>247,508</b>
June	210,019	240,681	<b>235,098</b>
July	197,143	223,098	<b>238,340</b>
August	211,991	214,510	<b>222,402</b>
September	194,419	222,004	<b>236,334</b>
October	186,015	196,498	<b>258,544</b>
November	181,053	198,100	
December	169,583	208,391	

### Median Price

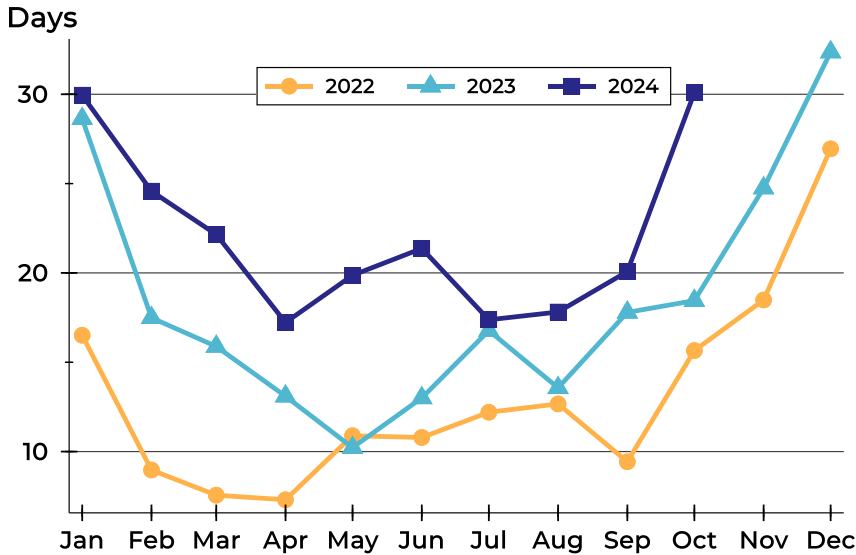


Month	2022	2023	2024
January	135,450	162,500	<b>184,950</b>
February	149,950	164,900	<b>180,000</b>
March	159,000	183,250	<b>187,000</b>
April	191,000	185,000	<b>215,000</b>
May	179,900	189,950	<b>220,000</b>
June	190,000	225,000	<b>223,500</b>
July	175,250	189,950	<b>205,000</b>
August	179,900	180,000	<b>200,000</b>
September	158,950	182,450	<b>200,000</b>
October	165,000	174,900	<b>216,450</b>
November	158,250	176,250	
December	148,450	180,000	



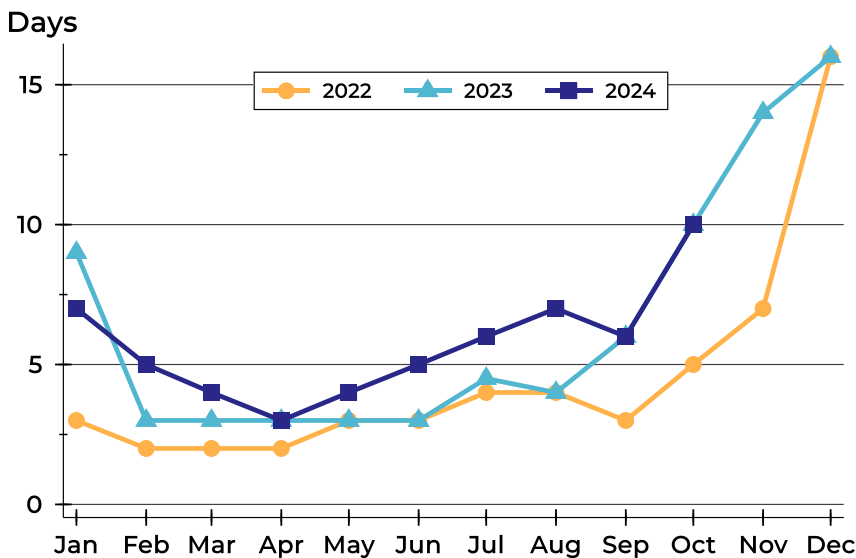
# Shawnee County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	17	29	30
February	9	17	25
March	8	16	22
April	7	13	17
May	11	10	20
June	11	13	21
July	12	17	17
August	13	14	18
September	9	18	20
October	16	18	30
November	18	25	
December	27	32	

## Median DOM



Month	2022	2023	2024
January	3	9	7
February	2	3	5
March	2	3	4
April	2	3	3
May	3	3	4
June	3	3	5
July	4	5	6
August	4	4	7
September	3	6	6
October	5	10	10
November	7	14	
December	16	16	



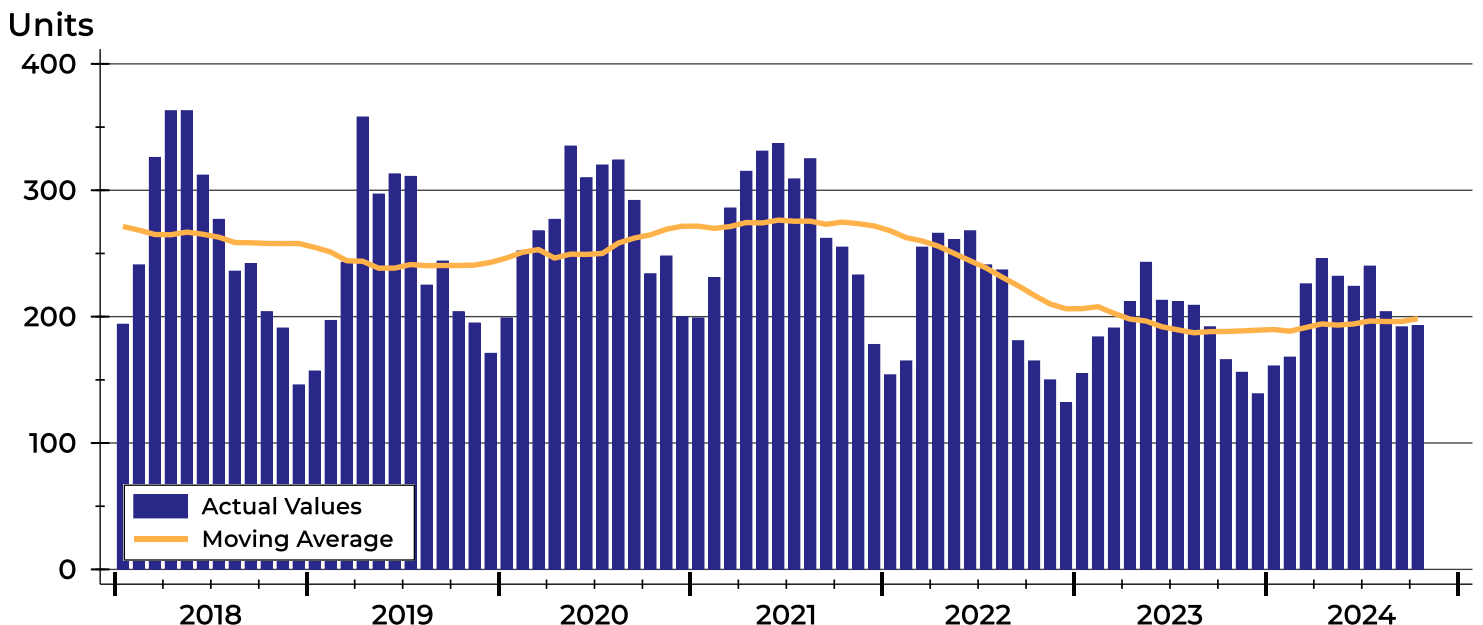
# Shawnee County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		193	166	16.3%
Volume (1,000s)		50,967	33,788	50.8%
Average	List Price	264,080	203,540	29.7%
	Days on Market	28	17	64.7%
	Percent of Original	97.5%	97.7%	-0.2%
Median	List Price	225,000	186,500	20.6%
	Days on Market	10	8	25.0%
	Percent of Original	100.0%	100.0%	0.0%

A total of 193 listings in Shawnee County had contracts pending at the end of October, up from 166 contracts pending at the end of October 2023.

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.

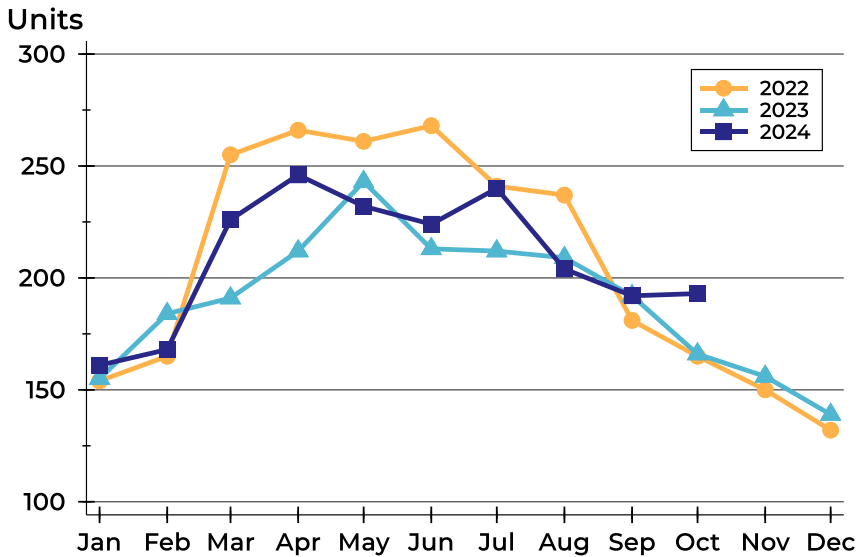
## History of Pending Contracts





## Shawnee County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	154	155	<b>161</b>
February	165	184	<b>168</b>
March	255	191	<b>226</b>
April	266	212	<b>246</b>
May	261	243	<b>232</b>
June	268	213	<b>224</b>
July	241	212	<b>240</b>
August	237	209	<b>204</b>
September	181	192	<b>192</b>
October	165	166	<b>193</b>
November	150	156	
December	132	139	

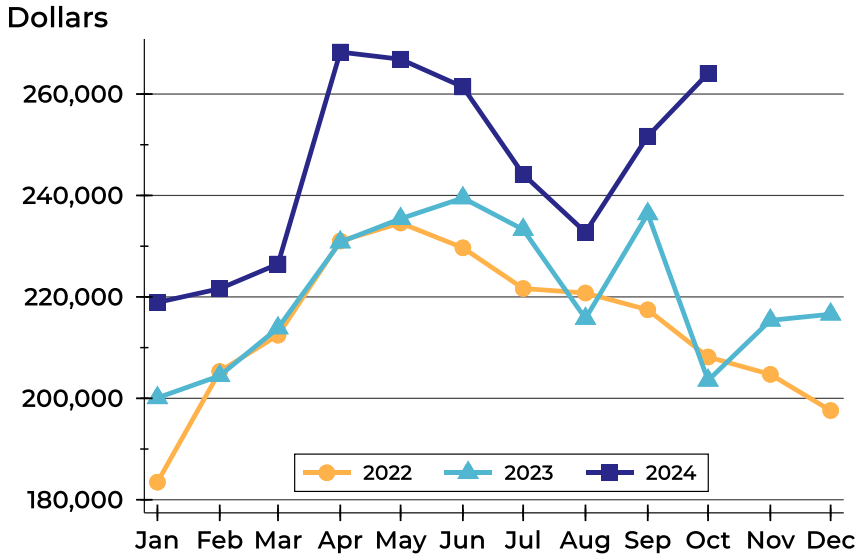
### Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.5%	16,500	16,500	0	0	100.0%	100.0%
\$25,000-\$49,999	2	1.0%	36,950	36,950	8	8	100.0%	100.0%
\$50,000-\$99,999	11	5.7%	78,536	85,000	15	5	98.2%	100.0%
\$100,000-\$124,999	6	3.1%	114,583	116,500	18	8	100.0%	100.0%
\$125,000-\$149,999	15	7.8%	135,653	135,000	19	3	98.9%	100.0%
\$150,000-\$174,999	24	12.4%	159,900	159,450	32	21	97.0%	100.0%
\$175,000-\$199,999	20	10.4%	187,863	186,500	27	7	96.2%	100.0%
\$200,000-\$249,999	27	14.0%	222,759	223,500	22	9	97.0%	100.0%
\$250,000-\$299,999	29	15.0%	274,932	275,000	32	14	98.0%	100.0%
\$300,000-\$399,999	29	15.0%	339,060	327,900	24	9	97.5%	100.0%
\$400,000-\$499,999	16	8.3%	459,612	448,500	40	18	97.5%	100.0%
\$500,000-\$749,999	10	5.2%	585,295	550,000	33	14	98.7%	100.0%
\$750,000-\$999,999	3	1.6%	889,667	950,000	113	88	88.1%	95.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



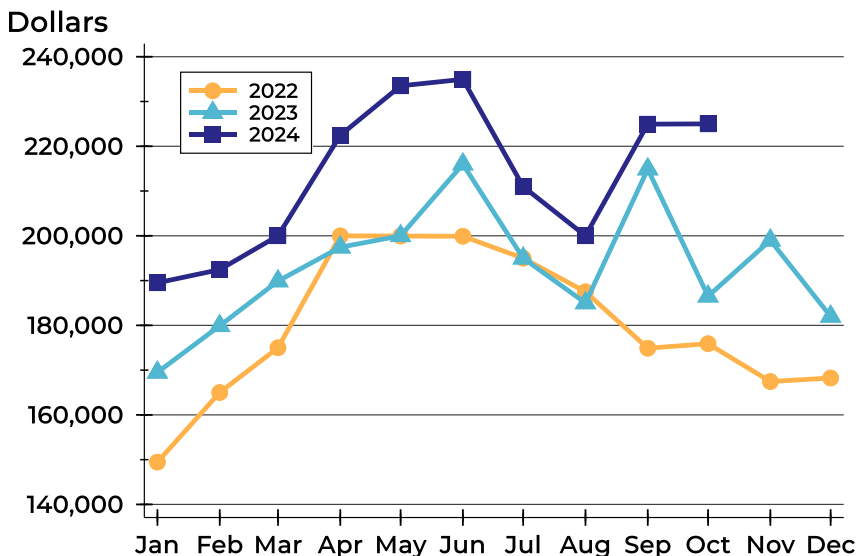
## Shawnee County Pending Contracts Analysis

### Average Price



Month	2022	2023	2024
January	183,471	200,095	<b>218,913</b>
February	205,304	204,451	<b>221,623</b>
March	212,455	213,872	<b>226,481</b>
April	231,014	230,805	<b>268,279</b>
May	234,579	235,423	<b>266,871</b>
June	229,679	239,503	<b>261,409</b>
July	221,662	233,283	<b>244,180</b>
August	220,766	215,734	<b>232,747</b>
September	217,463	236,375	<b>251,683</b>
October	208,152	203,540	<b>264,080</b>
November	204,725	215,383	
December	197,592	216,582	

### Median Price



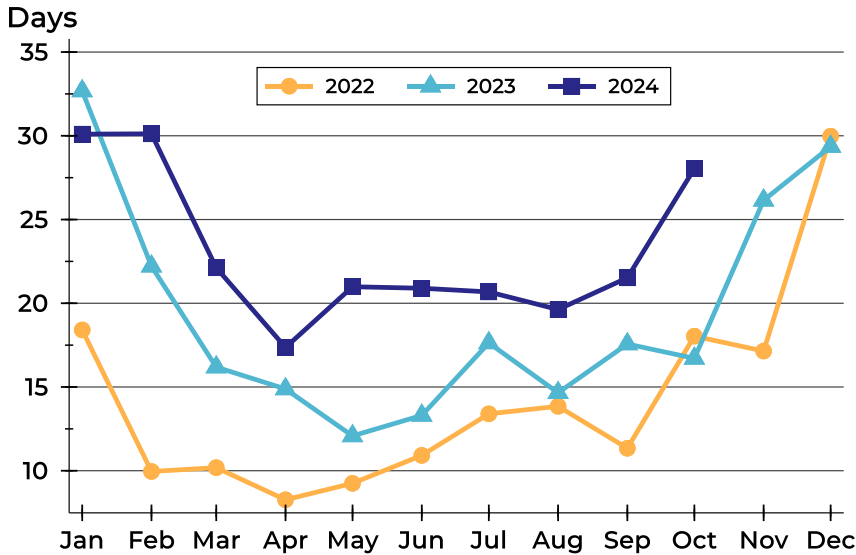
Month	2022	2023	2024
January	149,450	169,500	<b>189,500</b>
February	165,000	179,900	<b>192,450</b>
March	174,999	189,900	<b>200,000</b>
April	200,000	197,450	<b>222,450</b>
May	199,950	200,000	<b>233,500</b>
June	199,900	216,000	<b>234,950</b>
July	195,000	195,000	<b>210,994</b>
August	187,500	185,000	<b>200,000</b>
September	174,900	214,900	<b>224,950</b>
October	175,900	186,500	<b>225,000</b>
November	167,450	199,000	
December	168,250	182,000	





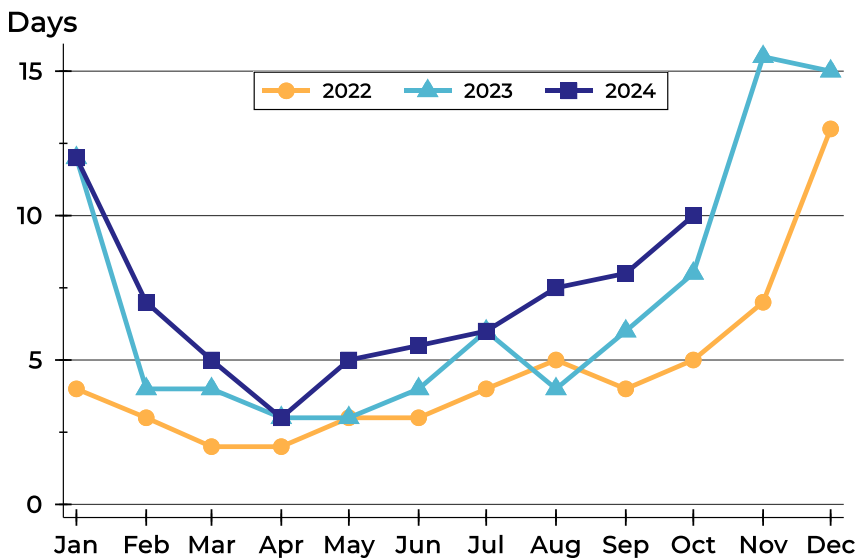
# Shawnee County Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	18	33	<b>30</b>
February	10	22	<b>30</b>
March	10	16	<b>22</b>
April	8	15	<b>17</b>
May	9	12	<b>21</b>
June	11	13	<b>21</b>
July	13	18	<b>21</b>
August	14	15	<b>20</b>
September	11	18	<b>22</b>
October	18	17	<b>28</b>
November	17	26	
December	30	29	

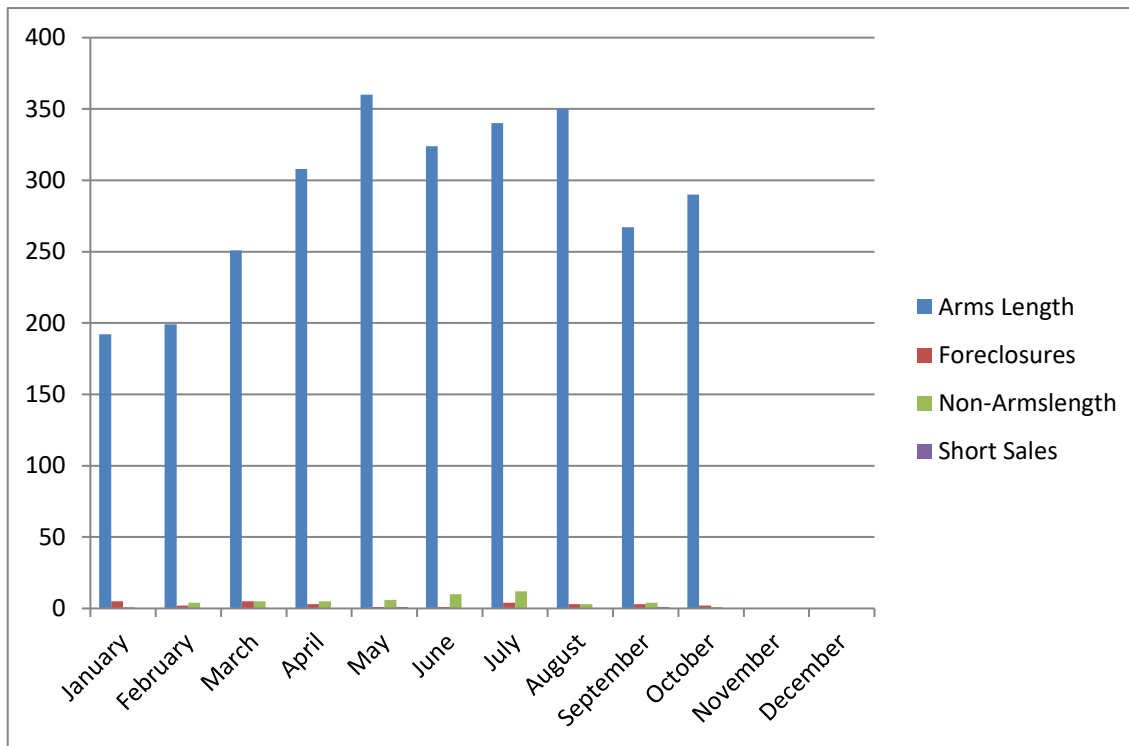
## Median DOM



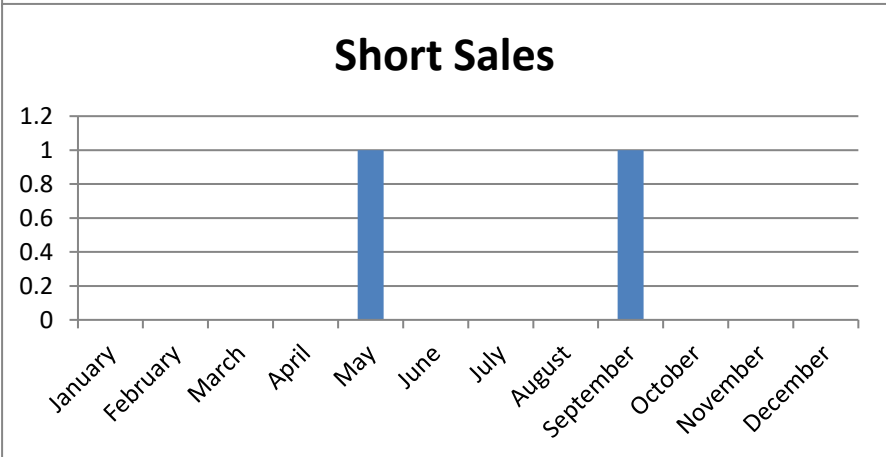
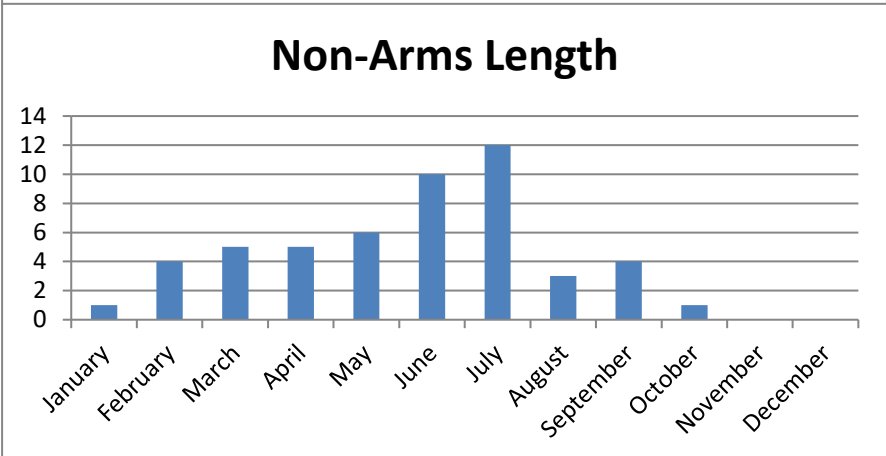
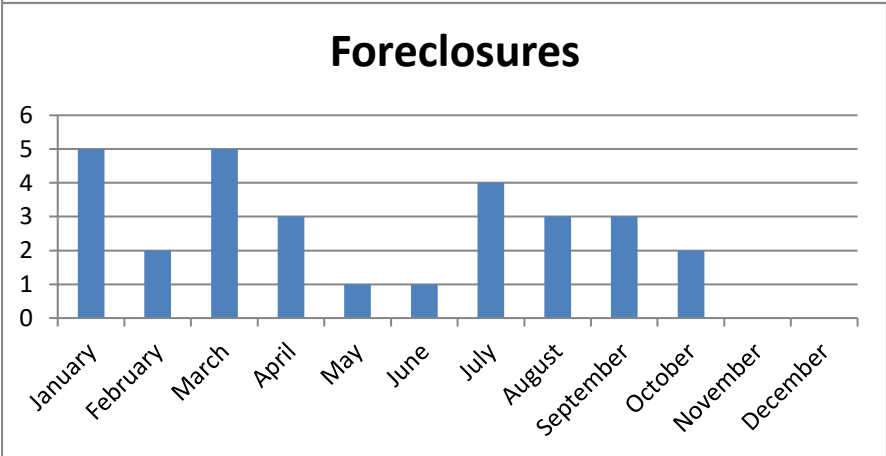
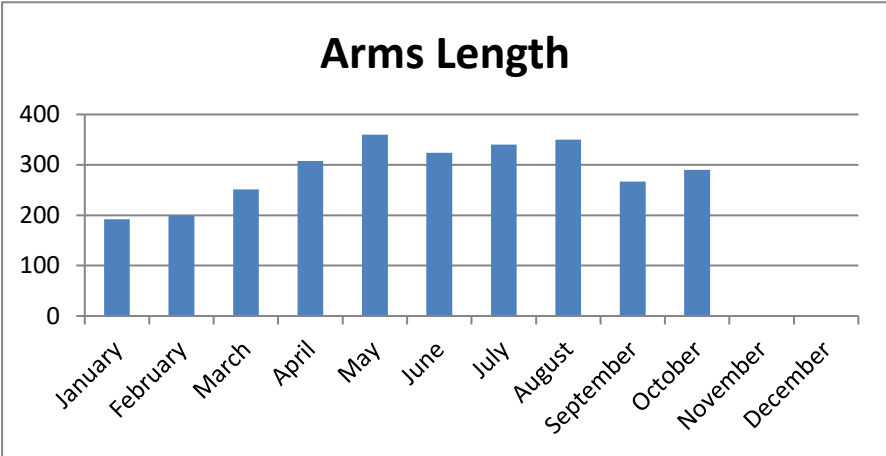
Month	2022	2023	2024
January	4	12	<b>12</b>
February	3	4	<b>7</b>
March	2	4	<b>5</b>
April	2	3	<b>3</b>
May	3	3	<b>5</b>
June	3	4	<b>6</b>
July	4	6	<b>6</b>
August	5	4	<b>8</b>
September	4	6	<b>8</b>
October	5	8	<b>10</b>
November	7	16	
December	13	15	

## Sunflower Multiple Listing Service October 2024 Distressed Sales Report

	Total Sales	Arms Length	Foreclosures	Non-Armslength	Short Sales	Distressed Sales	Distressed as % of Total Sales
January	198	192	5	1	0	5	3%
February	205	199	2	4	0	2	1%
March	261	251	5	5	0	5	2%
April	316	308	3	5	0	3	1%
May	368	360	1	6	1	2	1%
June	335	324	1	10	0	1	0%
July	356	340	4	12	0	4	1%
August	356	350	3	3	0	3	1%
September	275	267	3	4	1	4	1%
October	293	290	2	1	0	2	1%
November							
December							
<b>YTD Totals</b>	<b>2963</b>	<b>2881</b>	<b>29</b>	<b>51</b>	<b>2</b>	<b>31</b>	<b>1%</b>



**Sunflower Multiple Listing Service  
October 2024 Distressed Sales Report**



### Sold Listings by Price Range Year-to-Date for Entire Sunflower MLS System

October 2024																	
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	YTD2024	YTD2023	YTD2022	YTD2021	
\$1-\$29,999	1	4	4	4	9	3	3	4	4	4			40	52	78	98	
\$30,000-\$39,999	3	8	3	7	4	0	6	2	3	3			39	49	50	62	
\$40,000-\$49,999	7	4	6	6	1	2	3	6	6	6			47	69	59	89	
\$50,000-\$59,999	2	3	8	3	6	2	5	3	14	2			48	81	79	106	
\$60,000-\$69,999	5	6	9	14	8	6	7	9	5	6			75	93	117	111	
\$70,000-\$79,999	6	5	8	7	7	6	7	11	3	10			70	80	107	117	
\$80,000-\$89,999	6	5	11	27	12	13	7	10	11	5			107	85	127	157	
\$90,000-\$99,999	8	6	5	6	10	5	9	12	8	9			78	109	101	151	
\$100,000-\$119,999	10	10	16	15	11	14	10	14	11	11			122	180	199	242	
\$120,000-\$139,999	10	14	15	23	19	15	27	25	21	18			187	217	291	291	
\$140,000-\$159,999	19	20	25	26	30	20	22	24	24	22			232	228	252	289	
\$160,000-\$179,999	17	18	26	22	26	34	27	24	25	20			239	227	228	292	
\$180,000-\$199,999	15	14	22	28	27	23	21	24	19	20			213	183	230	281	
\$200,000-\$249,999	26	35	23	54	58	53	58	56	46	45			454	410	460	481	
\$250,000-\$299,999	27	22	29	32	50	44	51	46	34	35			370	312	357	314	
\$300,000-\$399,999	22	17	30	42	56	56	50	49	32	33			387	364	344	350	
\$400,000-\$499,999	10	4	16	10	16	24	24	21	17	24			166	142	170	113	
\$500,000 or more	4	11	10	8	24	19	22	17	9	22			146	130	116	70	
<b>TOTALS</b>	<b>198</b>	<b>206</b>	<b>266</b>	<b>334</b>	<b>374</b>	<b>339</b>	<b>359</b>	<b>357</b>	<b>292</b>	<b>295</b>	<b>0</b>	<b>0</b>	<b>3020</b>	<b>3011</b>	<b>3365</b>	<b>3614</b>	



**October  
2024**

# Sunflower MLS Statistics



## Topeka MSA & Douglas County Housing Report



### Market Overview

#### Topeka MSA & Douglas County Home Sales Rose in October

Total home sales in the Topeka MSA & Douglas County rose by 5.2% last month to 244 units, compared to 232 units in October 2023. Total sales volume was \$62.1 million, up 14.7% from a year earlier.

The median sale price in October was \$220,000, up from \$195,500 a year earlier. Homes that sold in October were typically on the market for 7 days and sold for 100.0% of their list prices.

#### Topeka MSA & Douglas County Active Listings Up at End of October

The total number of active listings in the Topeka MSA & Douglas County at the end of October was 366 units, up from 352 at the same point in 2023. This represents a 1.5 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$249,975.

During October, a total of 219 contracts were written up from 215 in October 2023. At the end of the month, there were 252 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Topeka MSA & Douglas County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date			
		2024	2023	2022	2024	2023	2022	
<b>Home Sales</b>		<b>244</b>	<b>232</b>	<b>238</b>	<b>2,458</b>	<b>2,397</b>	<b>2,759</b>	
	Change from prior year	5.2%	-2.5%	-19.9%	2.5%	-13.1%	-6.3%	
<b>Active Listings</b>		<b>366</b>	<b>352</b>	<b>291</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
	Change from prior year	4.0%	21.0%	21.3%				
<b>Months' Supply</b>		<b>1.5</b>	<b>1.5</b>	<b>1.1</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
	Change from prior year	0.0%	36.4%	37.5%				
<b>New Listings</b>		<b>288</b>	<b>306</b>	<b>288</b>	<b>2,963</b>	<b>2,837</b>	<b>3,094</b>	
	Change from prior year	-5.9%	6.3%	-4.0%	4.4%	-8.3%	-8.4%	
<b>Contracts Written</b>		<b>219</b>	<b>215</b>	<b>218</b>	<b>2,518</b>	<b>2,443</b>	<b>2,734</b>	
	Change from prior year	1.9%	-1.4%	-22.4%	3.1%	-10.6%	-10.0%	
<b>Pending Contracts</b>		<b>252</b>	<b>208</b>	<b>208</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
	Change from prior year	21.2%	0.0%	-34.4%				
<b>Sales Volume (1,000s)</b>		<b>62,075</b>	<b>54,104</b>	<b>49,403</b>	<b>575,855</b>	<b>527,401</b>	<b>577,408</b>	
	Change from prior year	14.7%	9.5%	-17.8%	9.2%	-8.7%	3.4%	
Average	<b>Sale Price</b>	<b>254,404</b>	<b>233,209</b>	<b>207,577</b>	<b>234,278</b>	<b>220,025</b>	<b>209,282</b>	
		Change from prior year	9.1%	12.3%	2.5%	6.5%	5.1%	10.3%
	<b>List Price of Actives</b>	<b>277,087</b>	<b>280,559</b>	<b>302,351</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
		Change from prior year	-1.2%	-7.2%	34.0%			
	<b>Days on Market</b>	<b>23</b>	<b>19</b>	<b>13</b>	<b>24</b>	<b>18</b>	<b>14</b>	
	Change from prior year	21.1%	46.2%	-7.1%	33.3%	28.6%	-6.7%	
	<b>Percent of List</b>	<b>98.5%</b>	<b>98.9%</b>	<b>99.8%</b>	<b>98.9%</b>	<b>99.7%</b>	<b>100.8%</b>	
	Change from prior year	-0.4%	-0.9%	-0.1%	-0.8%	-1.1%	0.3%	
	<b>Percent of Original</b>	<b>96.4%</b>	<b>97.0%</b>	<b>98.2%</b>	<b>97.1%</b>	<b>98.3%</b>	<b>99.6%</b>	
	Change from prior year	-0.6%	-1.2%	-0.5%	-1.2%	-1.3%	-0.1%	
Median	<b>Sale Price</b>	<b>220,000</b>	<b>195,500</b>	<b>180,000</b>	<b>206,499</b>	<b>190,000</b>	<b>183,000</b>	
		Change from prior year	12.5%	8.6%	1.4%	8.7%	3.8%	7.6%
	<b>List Price of Actives</b>	<b>249,975</b>	<b>229,900</b>	<b>230,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
		Change from prior year	8.7%	0.0%	22.5%			
	<b>Days on Market</b>	<b>7</b>	<b>6</b>	<b>4</b>	<b>6</b>	<b>5</b>	<b>3</b>	
	Change from prior year	16.7%	50.0%	0.0%	20.0%	66.7%	0.0%	
	<b>Percent of List</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
	Change from prior year	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
	<b>Percent of Original</b>	<b>98.6%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
	Change from prior year	-1.4%	0.0%	0.0%	0.0%	0.0%	0.0%	

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



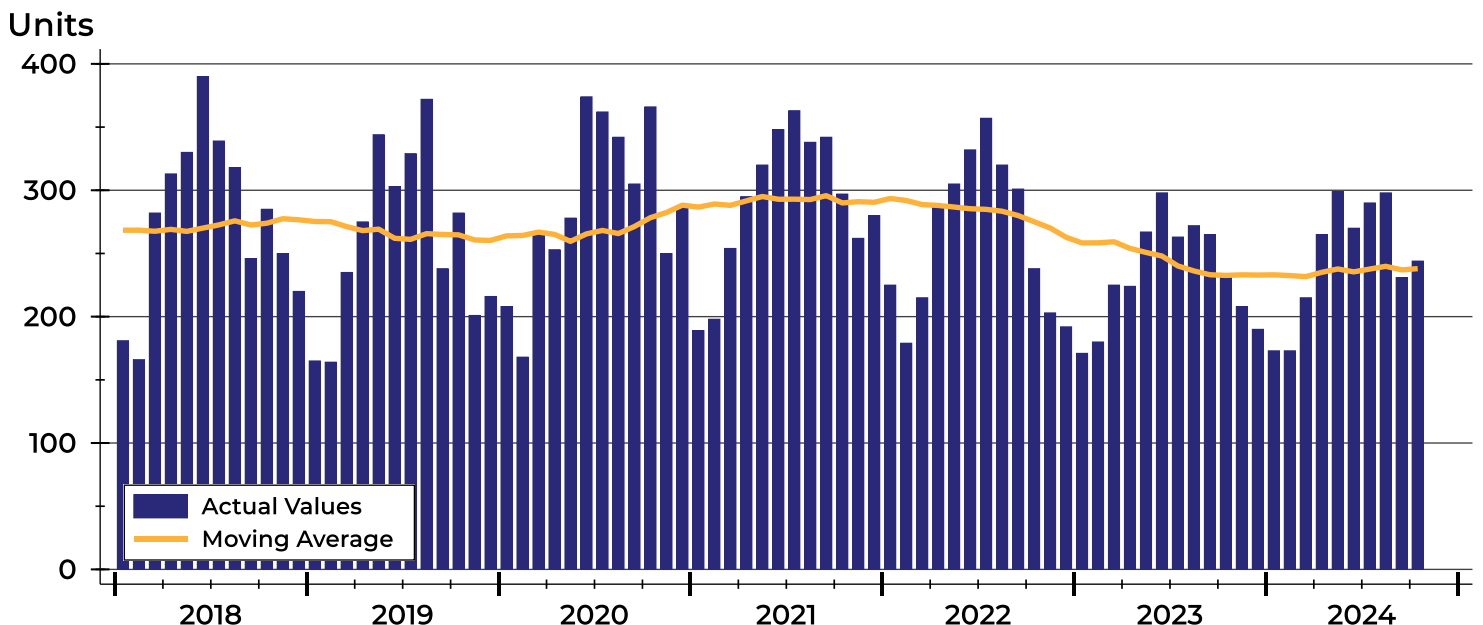
## Topeka MSA & Douglas County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		244	232	5.2%	2,458	2,397	2.5%
Volume (1,000s)		62,075	54,104	14.7%	575,855	527,401	9.2%
Months' Supply		1.5	1.5	0.0%	N/A	N/A	N/A
Average	Sale Price	254,404	233,209	9.1%	234,278	220,025	6.5%
	Days on Market	23	19	21.1%	24	18	33.3%
	Percent of List	98.5%	98.9%	-0.4%	98.9%	99.7%	-0.8%
	Percent of Original	96.4%	97.0%	-0.6%	97.1%	98.3%	-1.2%
Median	Sale Price	220,000	195,500	12.5%	206,499	190,000	8.7%
	Days on Market	7	6	16.7%	6	5	20.0%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	98.6%	100.0%	-1.4%	100.0%	100.0%	0.0%

A total of 244 homes sold in the Topeka MSA & Douglas County in October, up from 232 units in October 2023. Total sales volume rose to \$62.1 million compared to \$54.1 million in the previous year.

The median sales price in October was \$220,000, up 12.5% compared to the prior year. Median days on market was 7 days, the same as September, and up from 6 in October 2023.

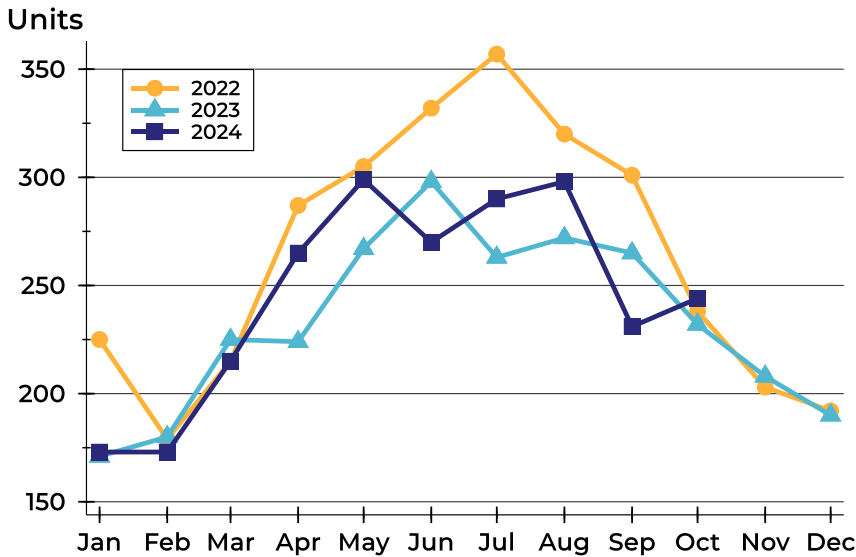
## History of Closed Listings





## Topeka MSA & Douglas County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	225	171	<b>173</b>
February	179	180	<b>173</b>
March	215	225	<b>215</b>
April	287	224	<b>265</b>
May	305	267	<b>299</b>
June	332	298	<b>270</b>
July	357	263	<b>290</b>
August	320	272	<b>298</b>
September	301	265	<b>231</b>
October	238	232	<b>244</b>
November	203	208	
December	192	190	

### Closed Listings by Price Range

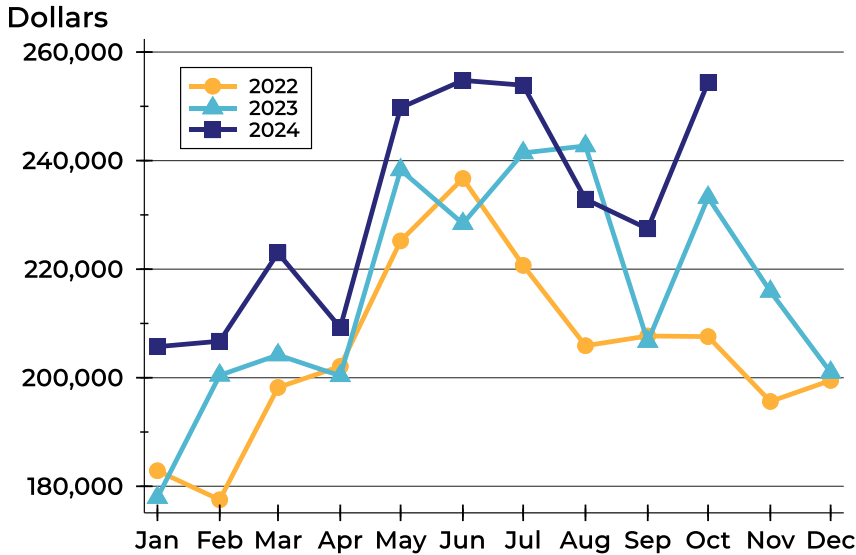
Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	6	2.5%	2.0	39,583	42,250	47	17	90.2%	89.2%	77.3%	76.4%
\$50,000-\$99,999	28	11.5%	1.3	78,463	79,000	16	6	94.4%	98.2%	92.4%	97.1%
\$100,000-\$124,999	11	4.5%	1.1	113,400	115,000	15	6	99.5%	100.0%	98.7%	100.0%
\$125,000-\$149,999	18	7.4%	1.5	135,633	135,000	24	8	99.2%	100.0%	97.4%	100.0%
\$150,000-\$174,999	21	8.6%	1.2	159,581	160,000	17	7	100.0%	101.8%	98.2%	98.6%
\$175,000-\$199,999	20	8.2%	0.8	187,682	187,500	24	7	98.4%	97.4%	96.5%	97.4%
\$200,000-\$249,999	39	16.0%	1.2	223,031	220,000	16	7	99.8%	100.0%	97.7%	100.0%
\$250,000-\$299,999	31	12.7%	1.6	267,881	264,750	20	8	99.9%	100.0%	97.4%	99.0%
\$300,000-\$399,999	30	12.3%	2.1	343,650	343,752	26	9	99.2%	100.0%	97.7%	100.0%
\$400,000-\$499,999	20	8.2%	2.8	428,345	420,000	27	9	99.2%	100.0%	97.6%	100.0%
\$500,000-\$749,999	16	6.6%	2.6	589,444	582,500	37	7	98.2%	98.6%	96.4%	98.1%
\$750,000-\$999,999	3	1.2%	3.7	828,833	840,000	62	55	97.8%	97.6%	92.4%	93.3%
\$1,000,000 and up	1	0.4%	3.4	1,050,000	1,050,000	43	43	95.5%	95.5%	95.5%	95.5%





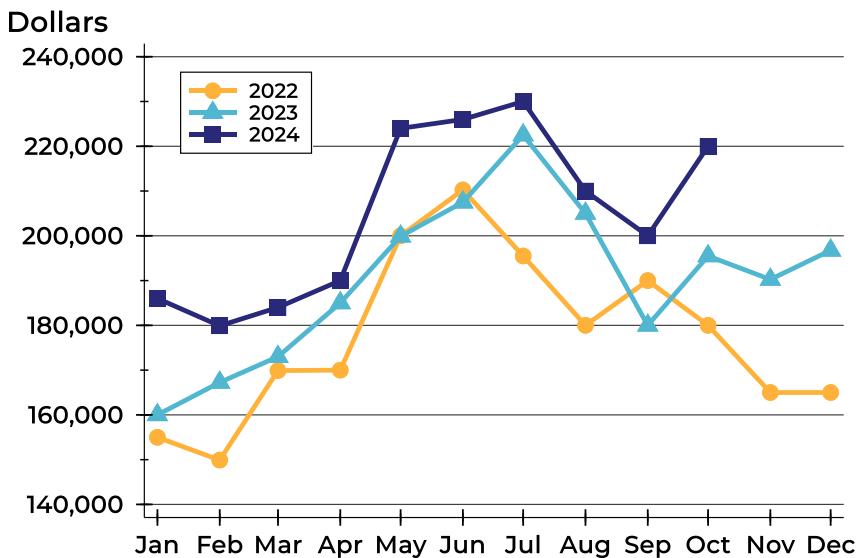
# Topeka MSA & Douglas County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	182,865	177,930	<b>205,720</b>
February	177,517	200,452	<b>206,735</b>
March	198,204	204,189	<b>222,990</b>
April	202,102	200,361	<b>209,235</b>
May	225,211	238,294	<b>249,741</b>
June	236,704	228,399	<b>254,778</b>
July	220,695	241,421	<b>253,894</b>
August	205,899	242,709	<b>232,909</b>
September	207,696	206,671	<b>227,430</b>
October	207,577	233,209	<b>254,404</b>
November	195,625	215,906	
December	199,500	200,985	

## Median Price

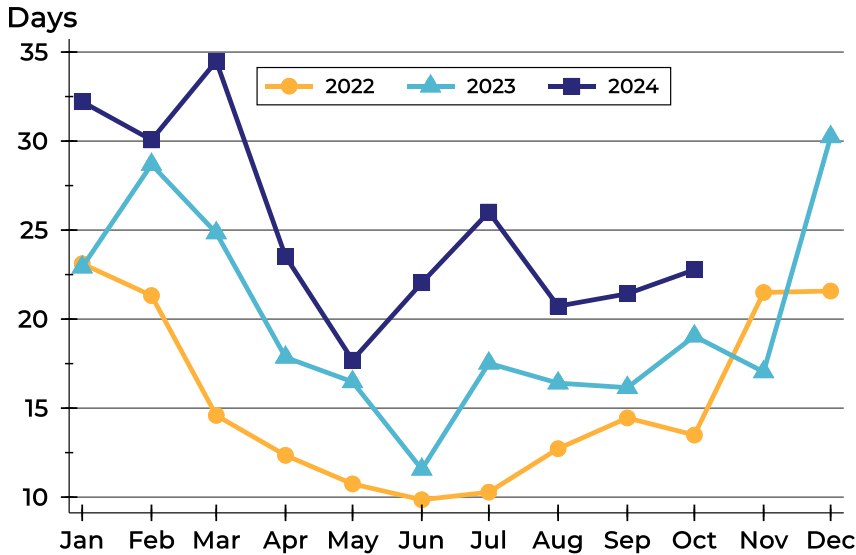


Month	2022	2023	2024
January	155,000	160,000	<b>186,000</b>
February	149,900	167,250	<b>179,900</b>
March	169,900	173,000	<b>184,000</b>
April	170,001	185,000	<b>190,000</b>
May	200,000	199,900	<b>224,000</b>
June	210,250	207,500	<b>226,000</b>
July	195,500	222,500	<b>230,000</b>
August	180,000	205,000	<b>210,000</b>
September	190,000	180,000	<b>200,000</b>
October	180,000	195,500	<b>220,000</b>
November	165,000	190,250	
December	165,000	196,750	



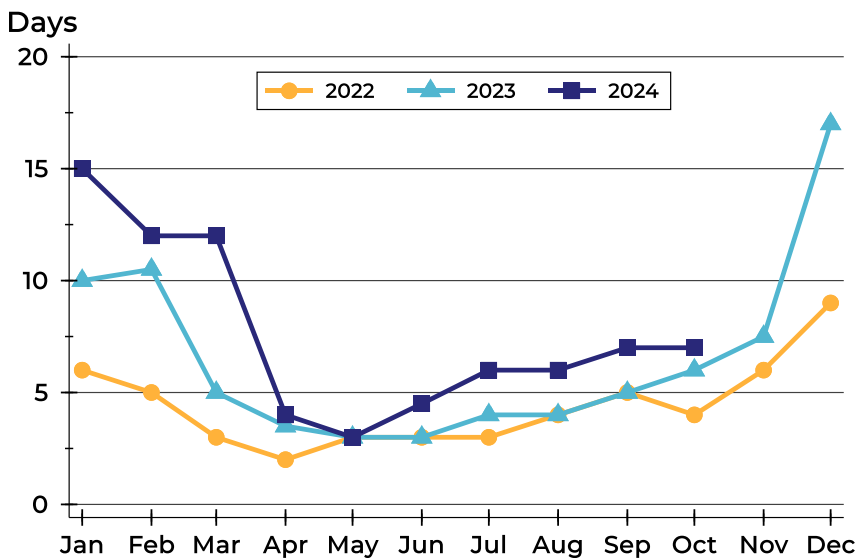
# Topeka MSA & Douglas County Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	23	23	<b>32</b>
February	21	29	<b>30</b>
March	15	25	<b>34</b>
April	12	18	<b>24</b>
May	11	16	<b>18</b>
June	10	12	<b>22</b>
July	10	18	<b>26</b>
August	13	16	<b>21</b>
September	14	16	<b>21</b>
October	13	19	<b>23</b>
November	21	17	
December	22	30	

## Median DOM



Month	2022	2023	2024
January	6	10	<b>15</b>
February	5	11	<b>12</b>
March	3	5	<b>12</b>
April	2	4	<b>4</b>
May	3	3	<b>3</b>
June	3	3	<b>5</b>
July	3	4	<b>6</b>
August	4	4	<b>6</b>
September	5	5	<b>7</b>
October	4	6	<b>7</b>
November	6	8	
December	9	17	



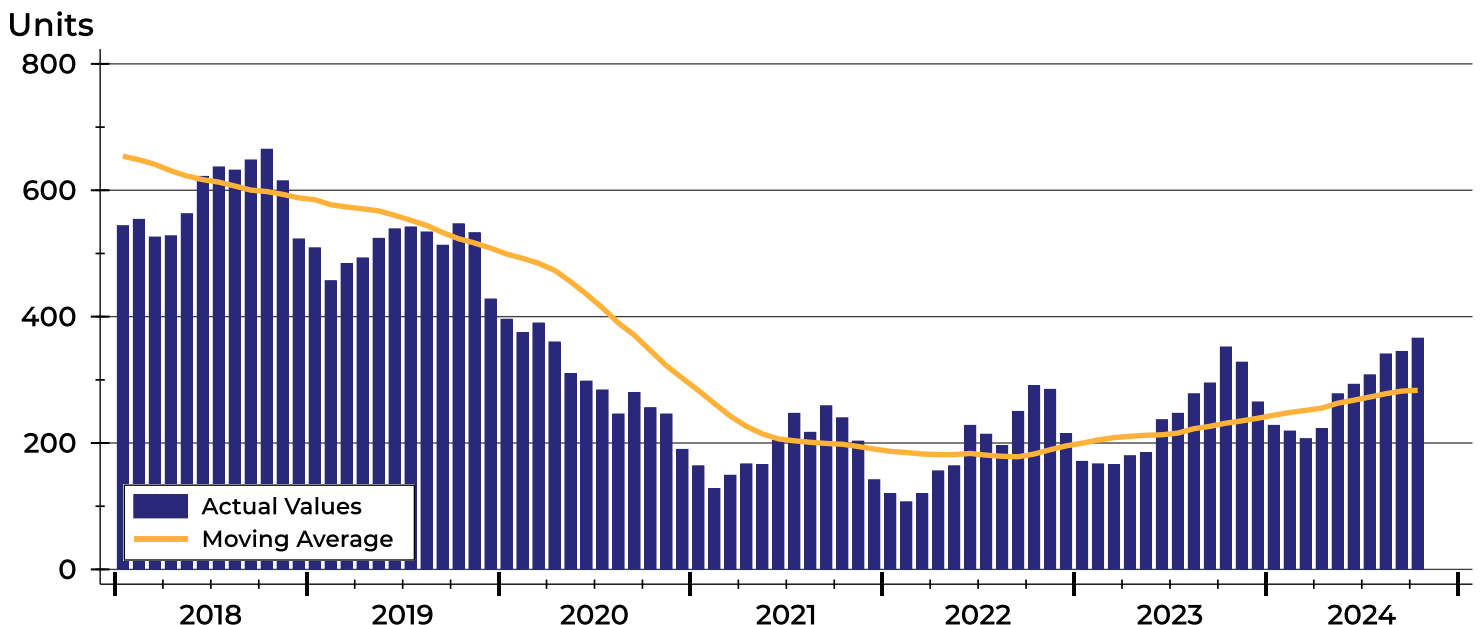
## Topeka MSA & Douglas County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		<b>366</b>	352	4.0%
Volume (1,000s)		<b>101,414</b>	98,757	2.7%
Months' Supply		<b>1.5</b>	1.5	0.0%
Average	List Price	<b>277,087</b>	280,559	-1.2%
	Days on Market	<b>52</b>	58	-10.3%
	Percent of Original	<b>96.7%</b>	95.9%	0.8%
Median	List Price	<b>249,975</b>	229,900	8.7%
	Days on Market	<b>35</b>	33	6.1%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 366 homes were available for sale in the Topeka MSA & Douglas County at the end of October. This represents a 1.5 months' supply of active listings.

The median list price of homes on the market at the end of October was \$249,975, up 8.7% from 2023. The typical time on market for active listings was 35 days, up from 33 days a year earlier.

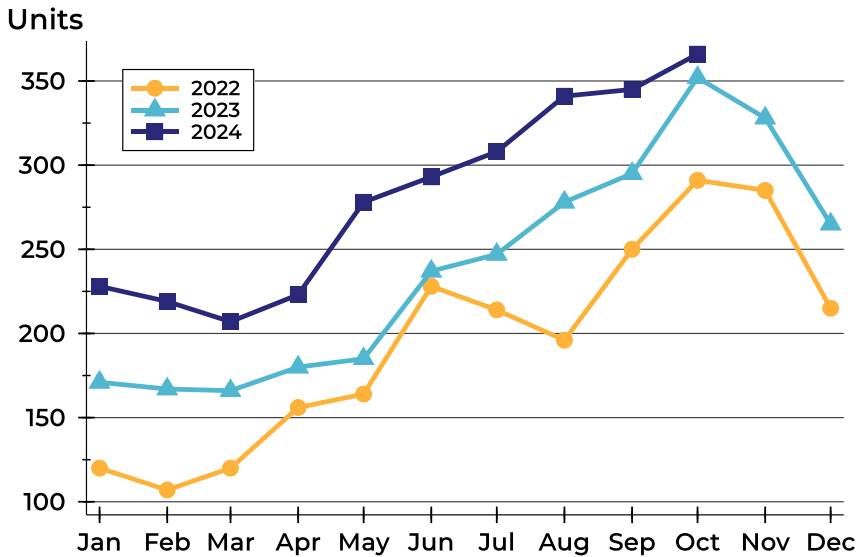
### History of Active Listings





## Topeka MSA & Douglas County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	120	171	<b>228</b>
February	107	167	<b>219</b>
March	120	166	<b>207</b>
April	156	180	<b>223</b>
May	164	185	<b>278</b>
June	228	237	<b>293</b>
July	214	247	<b>308</b>
August	196	278	<b>341</b>
September	250	295	<b>345</b>
October	291	352	<b>366</b>
November	285	328	
December	215	265	

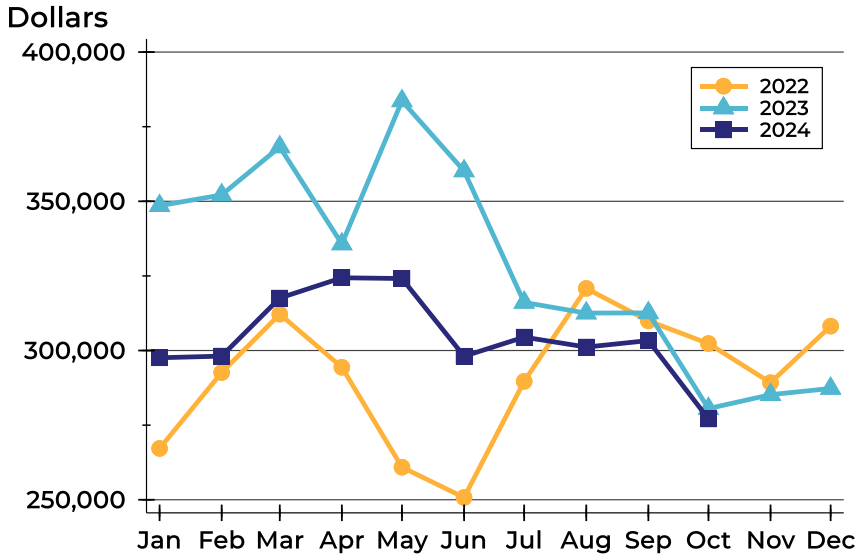
### Active Listings by Price Range

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	1	0.3%	N/A	13,000	13,000	33	33	86.7%	86.7%
\$25,000-\$49,999	16	4.4%	2.0	42,550	44,950	77	47	90.6%	89.6%
\$50,000-\$99,999	36	9.8%	1.3	77,563	76,500	44	23	96.1%	100.0%
\$100,000-\$124,999	15	4.1%	1.1	114,240	115,000	27	14	96.9%	100.0%
\$125,000-\$149,999	28	7.7%	1.5	136,561	135,000	54	35	97.8%	100.0%
\$150,000-\$174,999	27	7.4%	1.2	161,933	160,000	39	24	97.4%	100.0%
\$175,000-\$199,999	17	4.6%	0.8	188,219	189,000	39	23	97.0%	100.0%
\$200,000-\$249,999	43	11.7%	1.2	229,871	225,000	60	31	96.0%	100.0%
\$250,000-\$299,999	49	13.4%	1.6	275,368	279,000	42	24	97.6%	100.0%
\$300,000-\$399,999	62	16.9%	2.1	350,081	349,000	48	31	97.4%	98.7%
\$400,000-\$499,999	40	10.9%	2.8	446,657	439,900	53	48	97.2%	97.9%
\$500,000-\$749,999	25	6.8%	2.6	576,802	555,000	85	71	96.9%	100.0%
\$750,000-\$999,999	5	1.4%	3.7	869,380	890,000	83	101	94.4%	96.1%
\$1,000,000 and up	2	0.5%	3.4	1,551,389	1,551,389	105	105	100.0%	100.0%



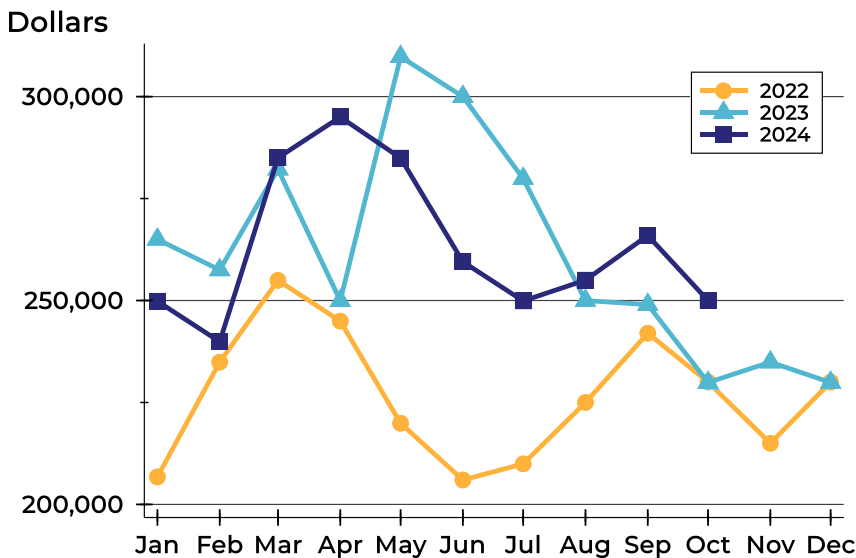
# Topeka MSA & Douglas County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	267,205	348,519	<b>297,579</b>
February	292,627	352,143	<b>298,129</b>
March	312,200	368,210	<b>317,576</b>
April	294,384	335,695	<b>324,383</b>
May	260,918	383,634	<b>324,123</b>
June	250,771	360,176	<b>298,095</b>
July	289,675	316,123	<b>304,495</b>
August	320,814	312,541	<b>301,165</b>
September	309,934	312,626	<b>303,338</b>
October	302,351	280,559	<b>277,087</b>
November	289,231	285,207	
December	308,183	287,298	

## Median Price

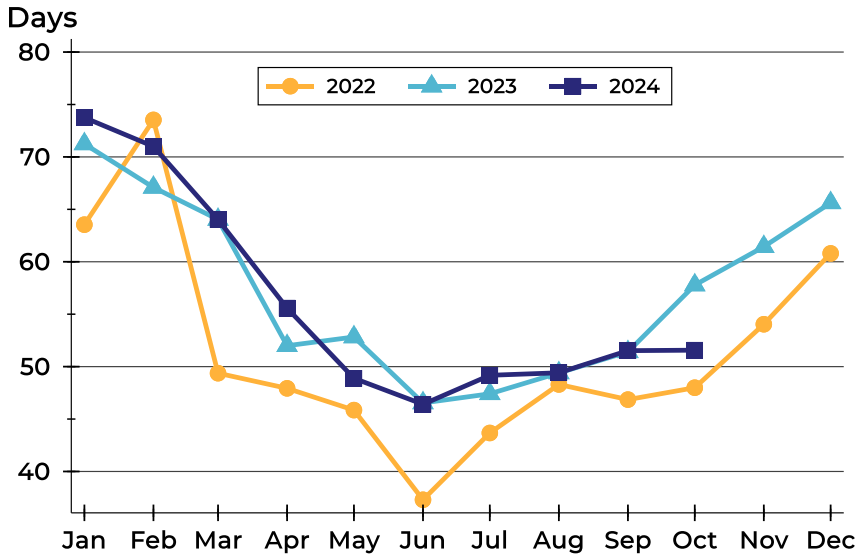


Month	2022	2023	2024
January	206,750	265,000	<b>249,839</b>
February	234,900	257,500	<b>239,900</b>
March	254,950	282,200	<b>285,000</b>
April	244,950	249,950	<b>295,000</b>
May	219,900	309,777	<b>284,925</b>
June	206,000	300,000	<b>259,500</b>
July	209,950	279,900	<b>249,900</b>
August	225,000	250,000	<b>255,000</b>
September	241,985	249,000	<b>265,950</b>
October	230,000	229,900	<b>249,975</b>
November	215,000	234,900	
December	230,000	229,900	



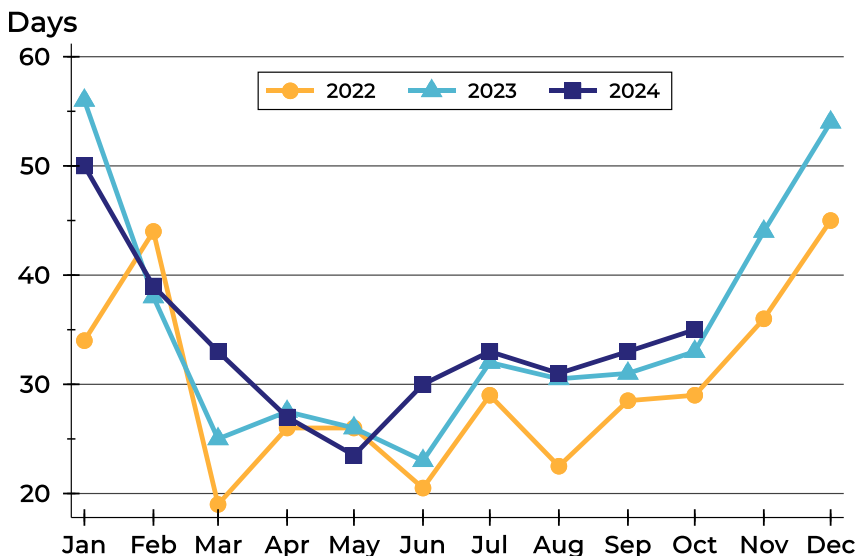
# Topeka MSA & Douglas County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	64	71	<b>74</b>
February	74	67	<b>71</b>
March	49	64	<b>64</b>
April	48	52	<b>56</b>
May	46	53	<b>49</b>
June	37	47	<b>46</b>
July	44	47	<b>49</b>
August	48	49	<b>49</b>
September	47	51	<b>52</b>
October	48	58	<b>52</b>
November	54	61	
December	61	66	

## Median DOM

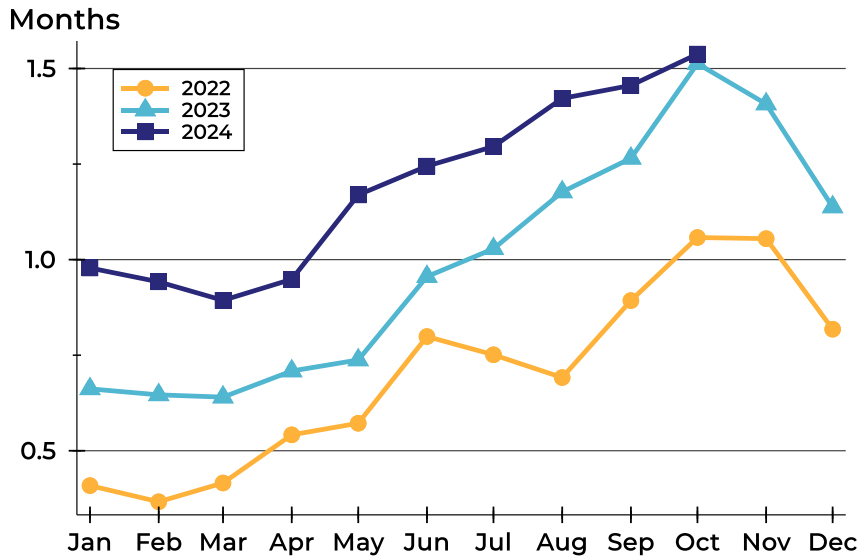


Month	2022	2023	2024
January	34	56	<b>50</b>
February	44	38	<b>39</b>
March	19	25	<b>33</b>
April	26	28	<b>27</b>
May	26	26	<b>24</b>
June	21	23	<b>30</b>
July	29	32	<b>33</b>
August	23	31	<b>31</b>
September	29	31	<b>33</b>
October	29	33	<b>35</b>
November	36	44	
December	45	54	



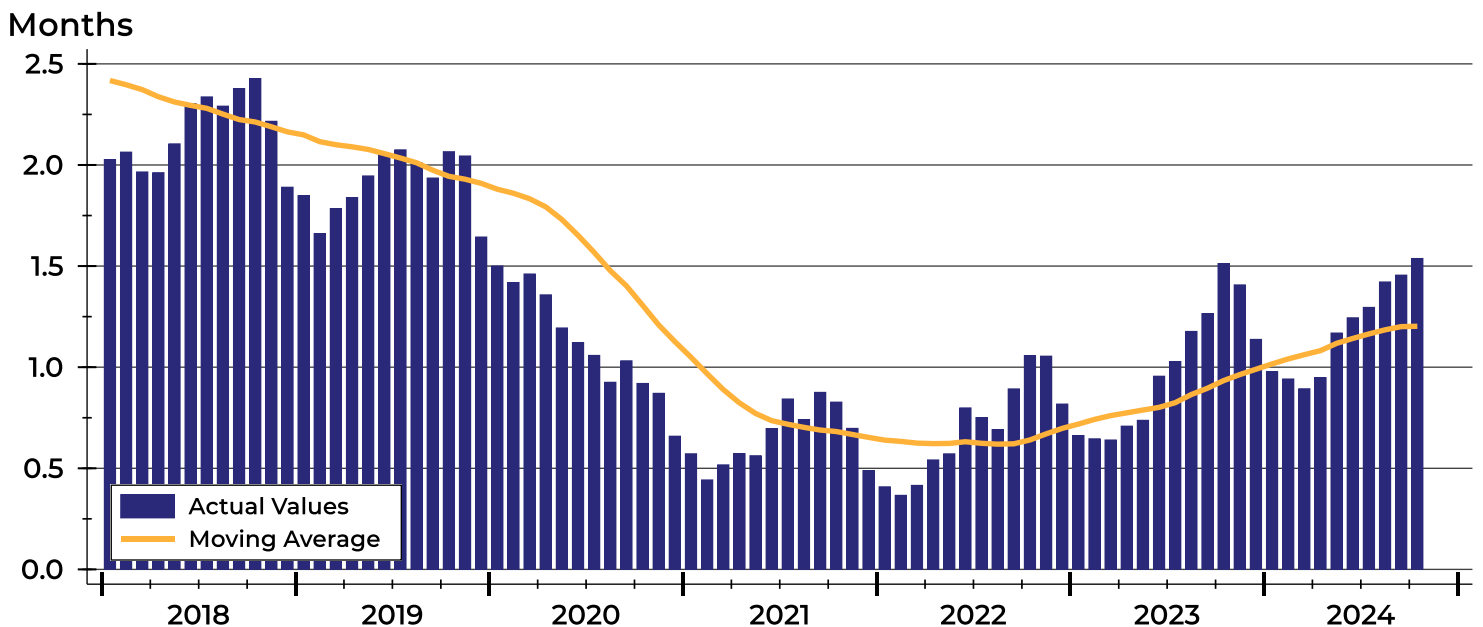
# Topeka MSA & Douglas County Months' Supply Analysis

## Months' Supply by Month



Month	2022	2023	2024
January	0.4	0.7	<b>1.0</b>
February	0.4	0.6	<b>0.9</b>
March	0.4	0.6	<b>0.9</b>
April	0.5	0.7	<b>0.9</b>
May	0.6	0.7	<b>1.2</b>
June	0.8	1.0	<b>1.2</b>
July	0.8	1.0	<b>1.3</b>
August	0.7	1.2	<b>1.4</b>
September	0.9	1.3	<b>1.5</b>
October	1.1	1.5	<b>1.5</b>
November	1.1	1.4	
December	0.8	1.1	

## History of Month's Supply





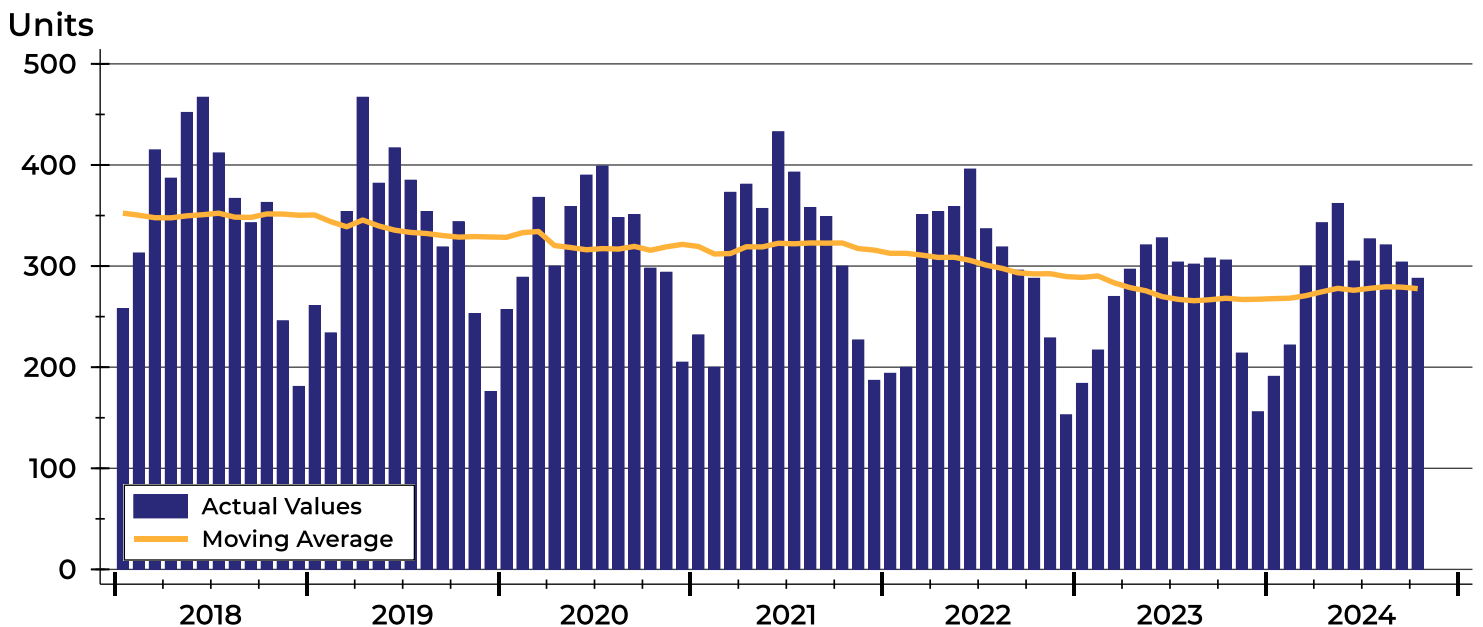
# Topeka MSA & Douglas County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>288</b>	306	-5.9%
	Volume (1,000s)	<b>67,385</b>	67,917	-0.8%
	Average List Price	<b>233,976</b>	221,952	5.4%
	Median List Price	<b>215,000</b>	189,500	13.5%
Year-to-Date	New Listings	<b>2,963</b>	2,837	4.4%
	Volume (1,000s)	<b>721,809</b>	657,982	9.7%
	Average List Price	<b>243,608</b>	231,929	5.0%
	Median List Price	<b>215,000</b>	196,000	9.7%

A total of 288 new listings were added in the Topeka MSA & Douglas County during October, down 5.9% from the same month in 2023. Year-to-date the Topeka MSA & Douglas County has seen 2,963 new listings.

The median list price of these homes was \$215,000 up from \$189,500 in 2023.

## History of New Listings

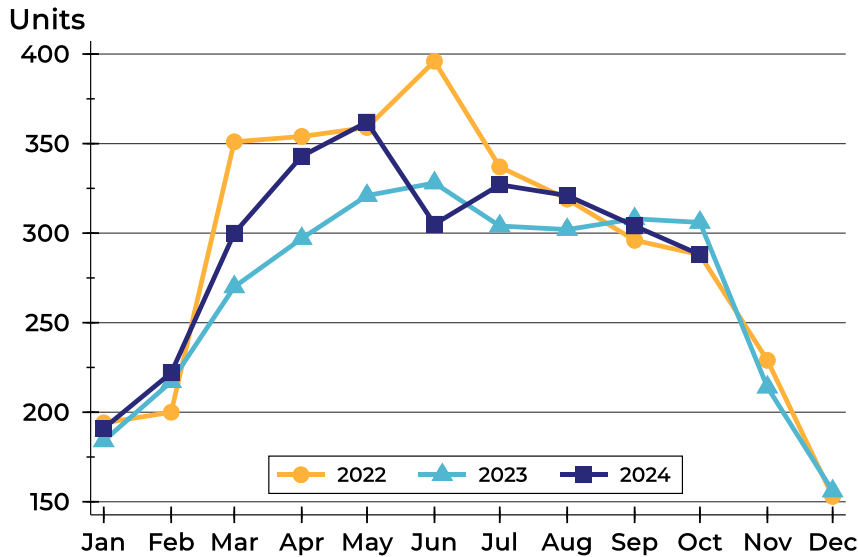






## Topeka MSA & Douglas County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	194	184	191
February	200	217	222
March	351	270	300
April	354	297	343
May	359	321	362
June	396	328	305
July	337	304	327
August	319	302	321
September	296	308	304
October	288	306	288
November	229	214	
December	153	156	

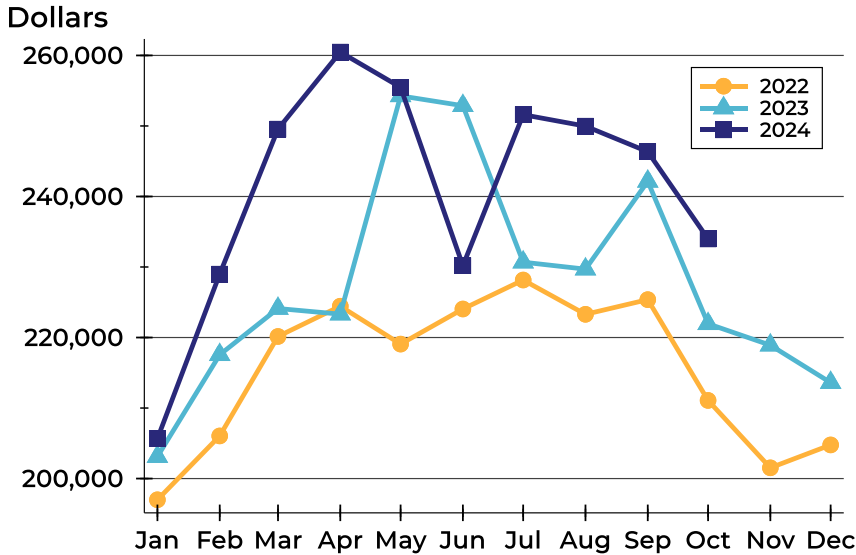
### New Listings by Price Range

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	8	2.8%	40,738	42,000	10	8	100.0%	100.0%
\$50,000-\$99,999	39	13.5%	78,874	81,000	16	15	97.9%	100.0%
\$100,000-\$124,999	14	4.9%	111,496	112,500	11	10	99.7%	100.0%
\$125,000-\$149,999	25	8.7%	136,358	137,500	12	7	98.9%	100.0%
\$150,000-\$174,999	26	9.0%	161,088	159,950	11	7	99.7%	100.0%
\$175,000-\$199,999	21	7.3%	185,812	185,000	9	7	98.9%	100.0%
\$200,000-\$249,999	39	13.5%	228,053	229,000	14	12	98.5%	100.0%
\$250,000-\$299,999	42	14.6%	276,713	277,750	15	13	99.5%	100.0%
\$300,000-\$399,999	44	15.3%	347,482	348,000	16	15	99.3%	100.0%
\$400,000-\$499,999	19	6.6%	444,815	439,000	12	9	99.9%	100.0%
\$500,000-\$749,999	10	3.5%	582,710	569,700	20	20	99.5%	100.0%
\$750,000-\$999,999	1	0.3%	839,000	839,000	0	0	99.5%	99.5%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



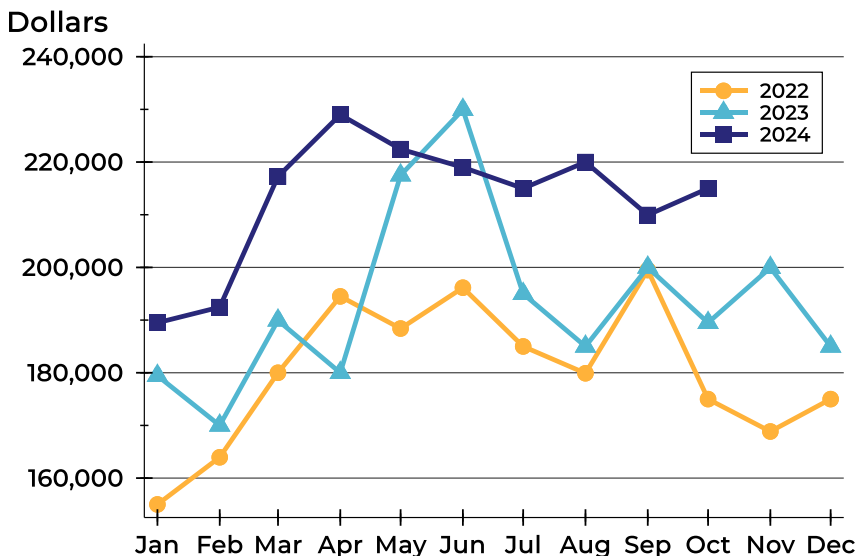
# Topeka MSA & Douglas County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	196,996	203,115	<b>205,658</b>
February	206,048	217,557	<b>228,995</b>
March	220,151	224,120	<b>249,556</b>
April	224,448	223,315	<b>260,480</b>
May	219,072	254,269	<b>255,482</b>
June	224,050	252,875	<b>230,185</b>
July	228,155	230,689	<b>251,600</b>
August	223,292	229,697	<b>249,973</b>
September	225,374	242,146	<b>246,347</b>
October	211,083	221,952	<b>233,976</b>
November	201,527	218,916	
December	204,773	213,607	

## Median Price



Month	2022	2023	2024
January	155,000	179,450	<b>189,500</b>
February	163,950	170,000	<b>192,450</b>
March	180,000	189,950	<b>217,250</b>
April	194,500	180,000	<b>229,000</b>
May	188,400	217,500	<b>222,450</b>
June	196,150	229,950	<b>219,000</b>
July	185,000	195,000	<b>215,000</b>
August	179,900	185,000	<b>220,000</b>
September	199,500	200,000	<b>209,950</b>
October	175,000	189,500	<b>215,000</b>
November	168,850	199,950	
December	175,000	185,000	



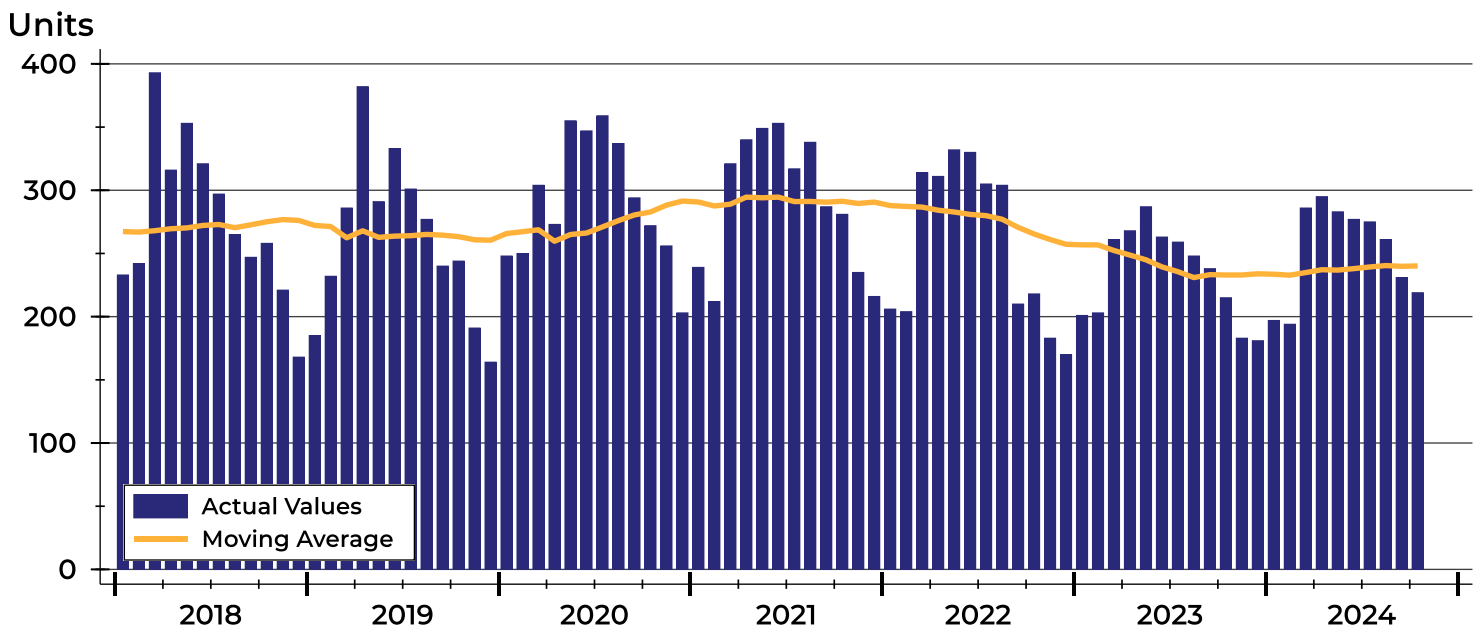
# Topeka MSA & Douglas County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		219	215	1.9%	2,518	2,443	3.1%
Volume (1,000s)		56,216	46,877	19.9%	601,972	543,680	10.7%
Average	Sale Price	256,696	218,033	17.7%	239,068	222,546	7.4%
	Days on Market	30	18	66.7%	24	18	33.3%
	Percent of Original	96.4%	96.2%	0.2%	97.2%	98.4%	-1.2%
Median	Sale Price	220,000	189,000	16.4%	210,000	189,900	10.6%
	Days on Market	10	9	11.1%	6	5	20.0%
	Percent of Original	100.0%	97.3%	2.8%	100.0%	100.0%	0.0%

A total of 219 contracts for sale were written in the Topeka MSA & Douglas County during the month of October, up from 215 in 2023. The median list price of these homes was \$220,000, up from \$189,000 the prior year.

Half of the homes that went under contract in October were on the market less than 10 days, compared to 9 days in October 2023.

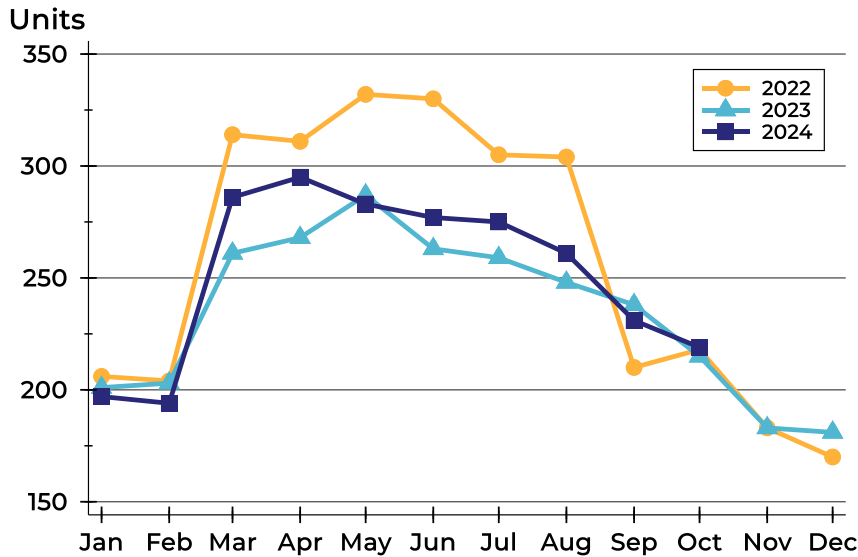
## History of Contracts Written





## Topeka MSA & Douglas County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	206	201	<b>197</b>
February	204	203	<b>194</b>
March	314	261	<b>286</b>
April	311	268	<b>295</b>
May	332	287	<b>283</b>
June	330	263	<b>277</b>
July	305	259	<b>275</b>
August	304	248	<b>261</b>
September	210	238	<b>231</b>
October	218	215	<b>219</b>
November	183	183	
December	170	181	

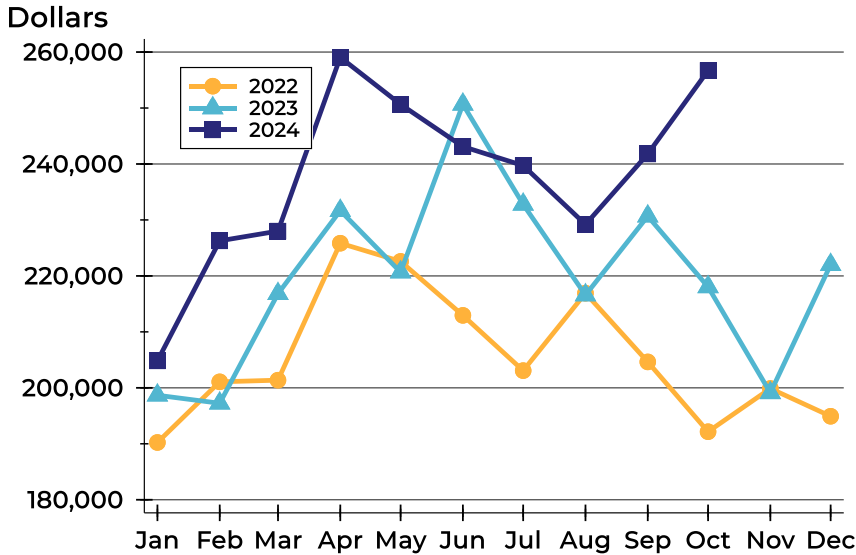
### Contracts Written by Price Range

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	6	2.7%	39,129	39,500	45	12	85.3%	100.0%
\$50,000-\$99,999	17	7.8%	78,429	85,000	19	5	95.1%	100.0%
\$100,000-\$124,999	5	2.3%	113,900	115,000	18	10	98.1%	100.0%
\$125,000-\$149,999	22	10.0%	135,495	135,000	30	8	97.5%	100.0%
\$150,000-\$174,999	24	11.0%	159,858	158,000	32	19	96.7%	100.0%
\$175,000-\$199,999	22	10.0%	186,411	185,000	21	5	97.0%	100.0%
\$200,000-\$249,999	29	13.2%	223,240	223,500	21	11	96.7%	100.0%
\$250,000-\$299,999	32	14.6%	275,211	276,250	29	13	98.1%	100.0%
\$300,000-\$399,999	33	15.1%	341,271	335,000	20	8	96.9%	100.0%
\$400,000-\$499,999	14	6.4%	463,386	449,725	44	17	97.0%	100.0%
\$500,000-\$749,999	11	5.0%	602,014	575,000	79	45	93.5%	97.3%
\$750,000-\$999,999	4	1.8%	877,000	894,500	85	81	91.0%	95.6%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



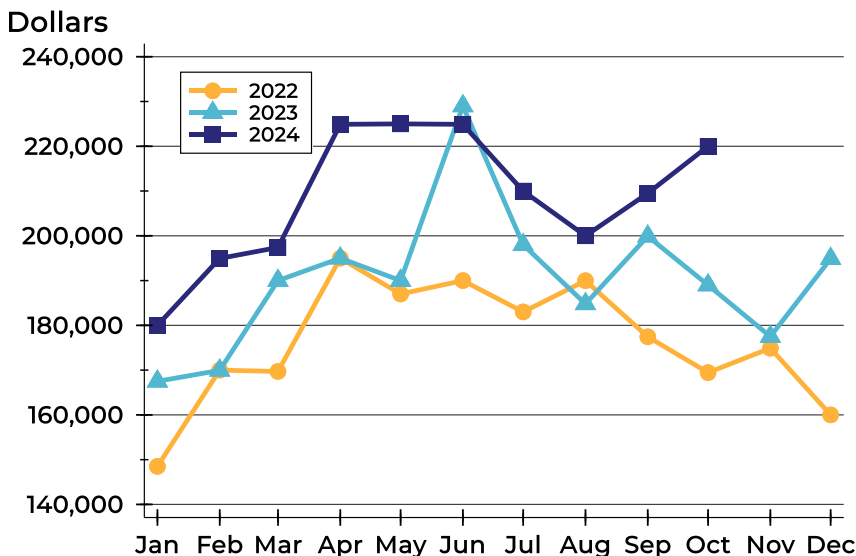
# Topeka MSA & Douglas County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	190,241	198,679	<b>204,821</b>
February	201,076	197,245	<b>226,269</b>
March	201,369	216,818	<b>228,008</b>
April	225,842	231,666	<b>259,058</b>
May	222,595	220,676	<b>250,658</b>
June	212,952	250,657	<b>243,113</b>
July	203,075	232,784	<b>239,722</b>
August	216,919	216,578	<b>229,196</b>
September	204,632	230,675	<b>241,799</b>
October	192,159	218,033	<b>256,696</b>
November	199,883	199,103	
December	194,924	222,001	

## Median Price

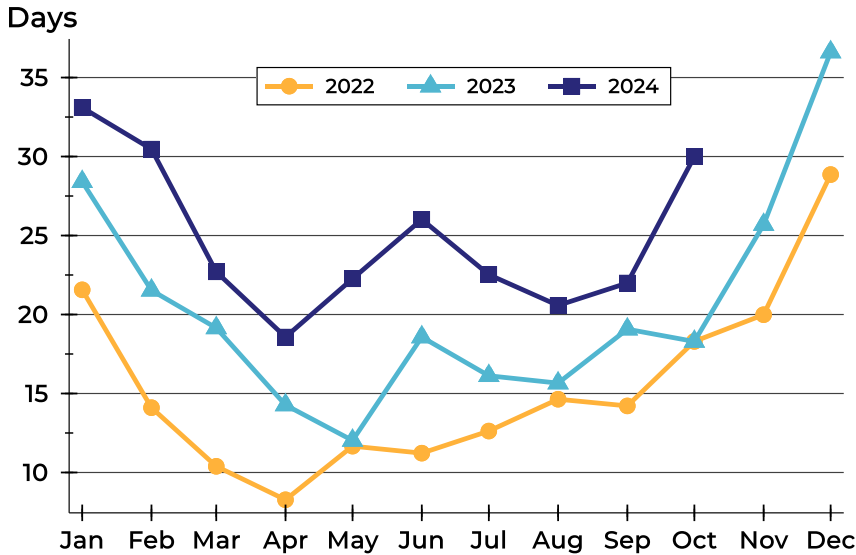


Month	2022	2023	2024
January	148,500	167,500	<b>180,000</b>
February	170,000	169,950	<b>194,950</b>
March	169,700	190,000	<b>197,400</b>
April	195,000	195,000	<b>224,900</b>
May	187,000	190,000	<b>225,000</b>
June	190,000	229,000	<b>224,900</b>
July	183,000	198,000	<b>210,000</b>
August	189,975	184,800	<b>200,000</b>
September	177,450	199,900	<b>209,500</b>
October	169,450	189,000	<b>220,000</b>
November	174,900	177,500	
December	160,000	194,900	



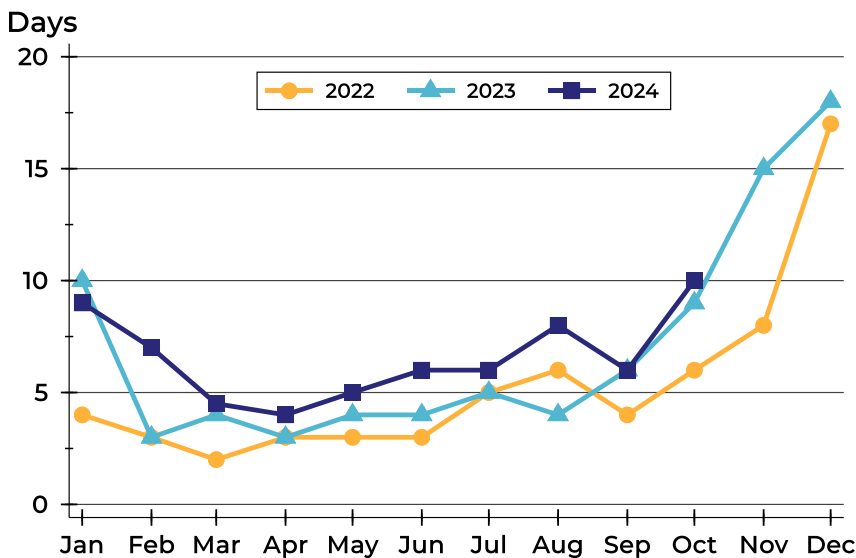
# Topeka MSA & Douglas County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	22	28	<b>33</b>
February	14	22	<b>30</b>
March	10	19	<b>23</b>
April	8	14	<b>19</b>
May	12	12	<b>22</b>
June	11	19	<b>26</b>
July	13	16	<b>23</b>
August	15	16	<b>21</b>
September	14	19	<b>22</b>
October	18	18	<b>30</b>
November	20	26	
December	29	37	

## Median DOM



Month	2022	2023	2024
January	4	10	<b>9</b>
February	3	3	<b>7</b>
March	2	4	<b>5</b>
April	3	3	<b>4</b>
May	3	4	<b>5</b>
June	3	4	<b>6</b>
July	5	5	<b>6</b>
August	6	4	<b>8</b>
September	4	6	<b>6</b>
October	6	9	<b>10</b>
November	8	15	
December	17	18	



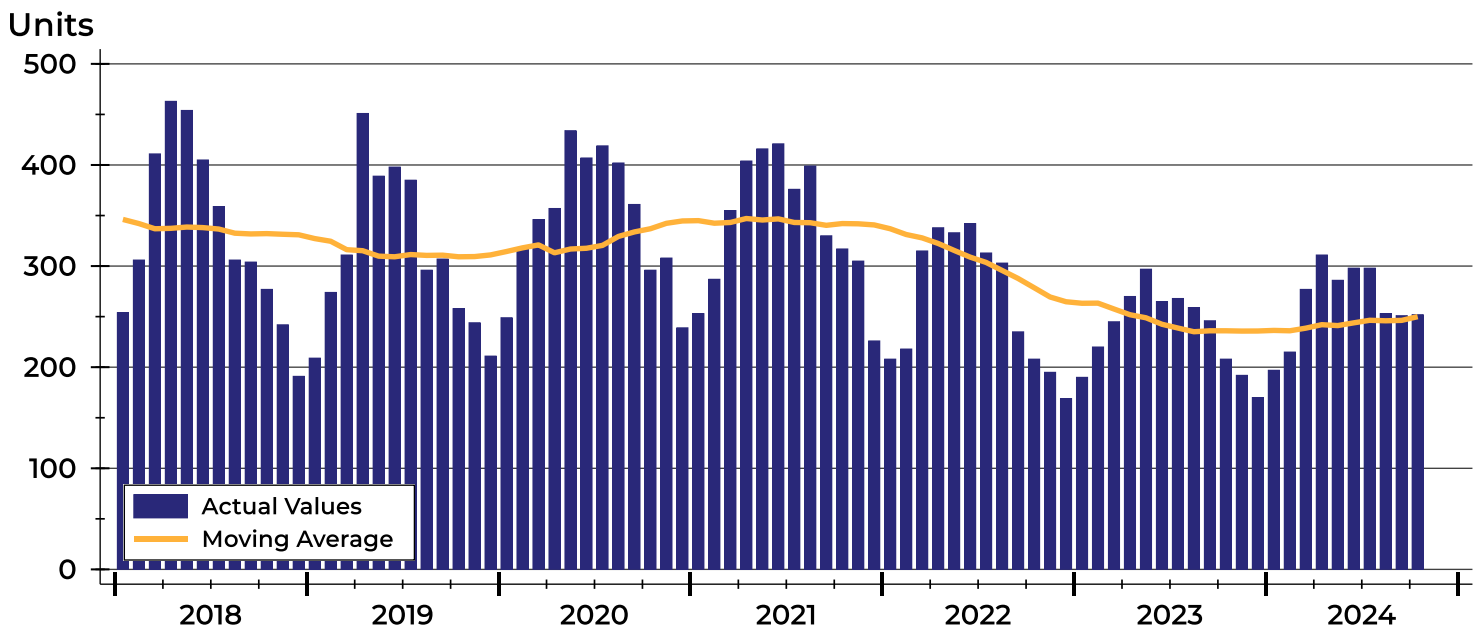
# Topeka MSA & Douglas County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		252	208	21.2%
Volume (1,000s)		65,358	46,128	41.7%
Average	List Price	259,355	221,769	16.9%
	Days on Market	30	18	66.7%
	Percent of Original	97.3%	97.9%	-0.6%
Median	List Price	224,950	196,000	14.8%
	Days on Market	12	9	33.3%
	Percent of Original	100.0%	100.0%	0.0%

A total of 252 listings in the Topeka MSA & Douglas County had contracts pending at the end of October, up from 208 contracts pending at the end of October 2023.

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.

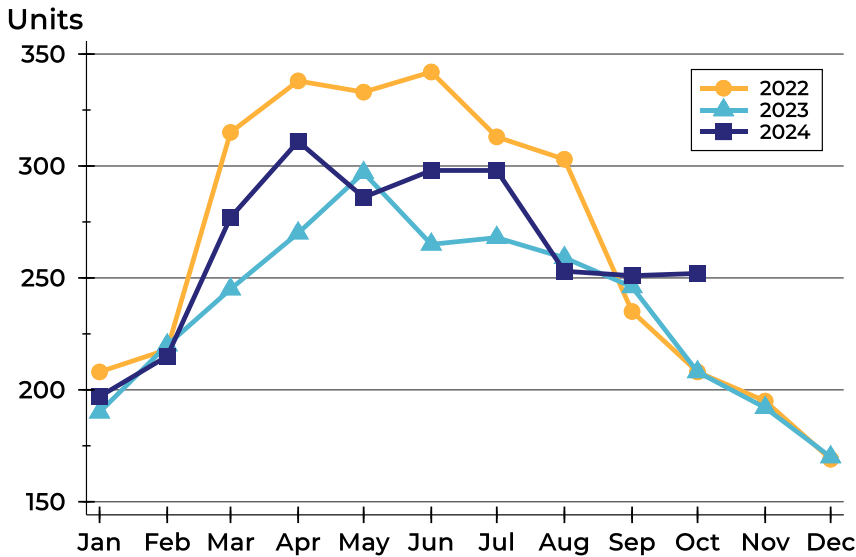
## History of Pending Contracts





## Topeka MSA & Douglas County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	208	190	<b>197</b>
February	218	220	<b>215</b>
March	315	245	<b>277</b>
April	338	270	<b>311</b>
May	333	297	<b>286</b>
June	342	265	<b>298</b>
July	313	268	<b>298</b>
August	303	259	<b>253</b>
September	235	246	<b>251</b>
October	208	208	<b>252</b>
November	195	192	
December	169	170	

### Pending Contracts by Price Range

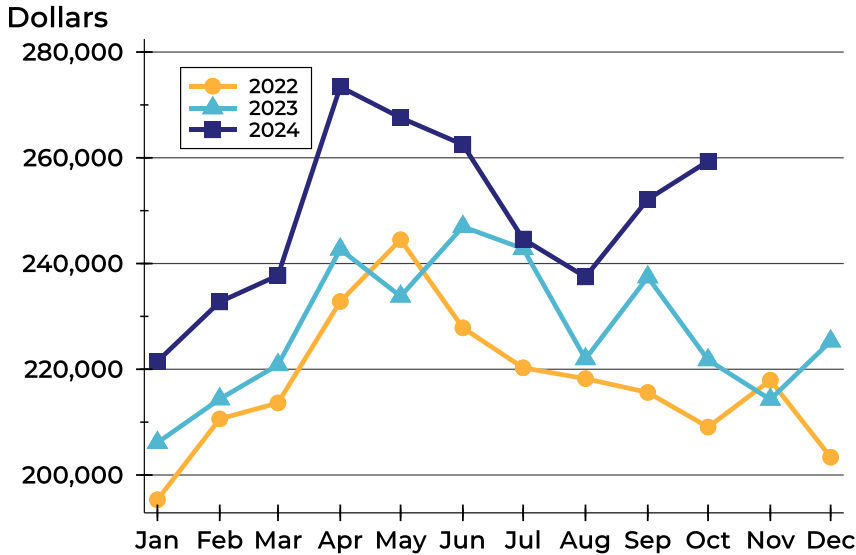
Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.4%	16,500	16,500	0	0	100.0%	100.0%
\$25,000-\$49,999	3	1.2%	39,633	42,000	10	8	100.0%	100.0%
\$50,000-\$99,999	12	4.8%	78,233	82,500	20	6	97.0%	100.0%
\$100,000-\$124,999	8	3.2%	116,313	119,000	20	8	98.6%	100.0%
\$125,000-\$149,999	22	8.7%	136,132	135,000	23	4	98.3%	100.0%
\$150,000-\$174,999	29	11.5%	160,272	159,000	29	17	97.3%	100.0%
\$175,000-\$199,999	29	11.5%	186,619	185,000	26	8	96.9%	100.0%
\$200,000-\$249,999	39	15.5%	224,014	224,900	27	12	97.3%	100.0%
\$250,000-\$299,999	39	15.5%	275,534	277,500	34	19	97.6%	100.0%
\$300,000-\$399,999	37	14.7%	339,755	329,800	24	10	97.0%	100.0%
\$400,000-\$499,999	17	6.7%	458,165	447,500	38	12	97.6%	100.0%
\$500,000-\$749,999	12	4.8%	578,996	550,000	62	27	96.2%	99.6%
\$750,000-\$999,999	4	1.6%	877,000	894,500	85	81	91.1%	95.6%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A





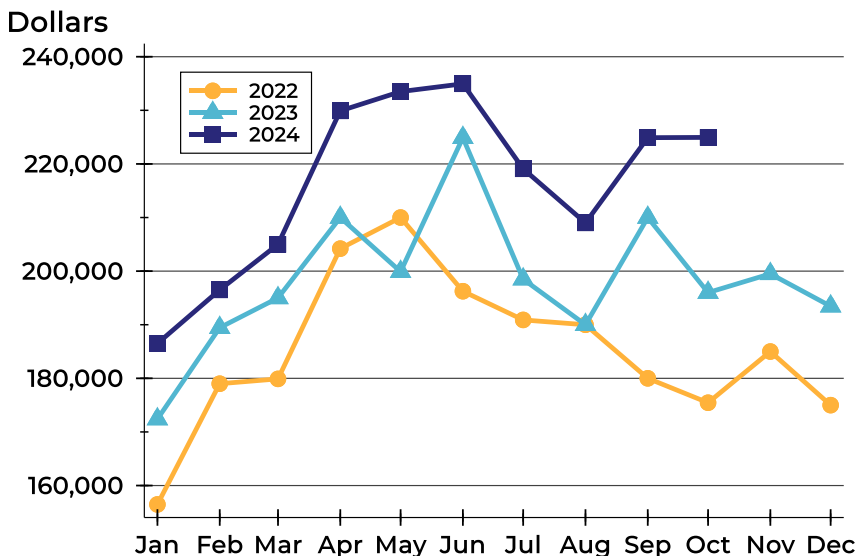
# Topeka MSA & Douglas County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	195,316	206,120	<b>221,493</b>
February	210,606	214,370	<b>232,740</b>
March	213,633	220,833	<b>237,747</b>
April	232,819	242,693	<b>273,424</b>
May	244,501	233,797	<b>267,580</b>
June	227,830	246,977	<b>262,483</b>
July	220,275	242,806	<b>244,637</b>
August	218,226	221,959	<b>237,471</b>
September	215,617	237,441	<b>252,136</b>
October	209,061	221,769	<b>259,355</b>
November	217,936	214,286	
December	203,368	225,309	

## Median Price

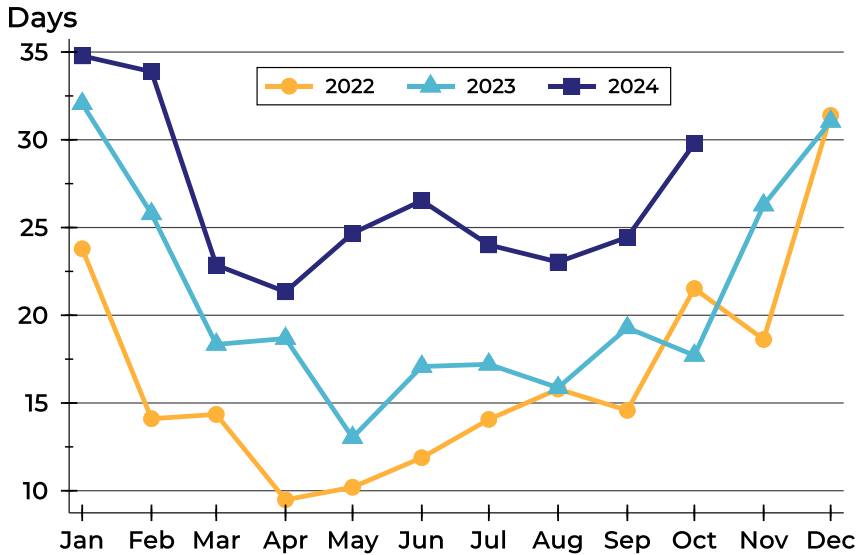


Month	2022	2023	2024
January	156,475	172,400	<b>186,500</b>
February	179,000	189,450	<b>196,500</b>
March	179,900	195,000	<b>205,000</b>
April	204,200	210,000	<b>229,900</b>
May	210,000	199,900	<b>233,500</b>
June	196,250	224,900	<b>234,950</b>
July	190,900	198,500	<b>219,089</b>
August	190,000	190,000	<b>209,000</b>
September	180,000	210,000	<b>224,900</b>
October	175,450	196,000	<b>224,950</b>
November	185,000	199,500	
December	175,000	193,450	



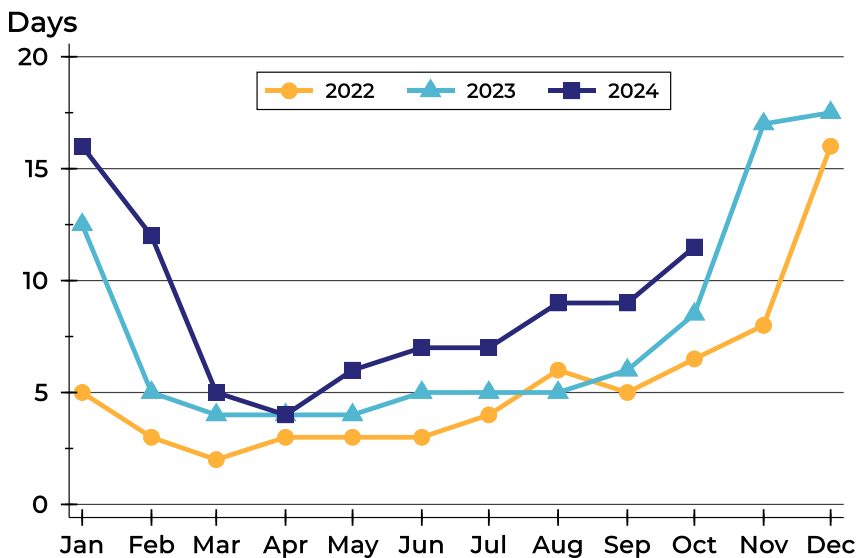
## Topeka MSA & Douglas County Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	24	32	<b>35</b>
February	14	26	<b>34</b>
March	14	18	<b>23</b>
April	9	19	<b>21</b>
May	10	13	<b>25</b>
June	12	17	<b>27</b>
July	14	17	<b>24</b>
August	16	16	<b>23</b>
September	15	19	<b>24</b>
October	22	18	<b>30</b>
November	19	26	
December	31	31	

### Median DOM



Month	2022	2023	2024
January	5	13	<b>16</b>
February	3	5	<b>12</b>
March	2	4	<b>5</b>
April	3	4	<b>4</b>
May	3	4	<b>6</b>
June	3	5	<b>7</b>
July	4	5	<b>7</b>
August	6	5	<b>9</b>
September	5	6	<b>9</b>
October	7	9	<b>12</b>
November	8	17	
December	16	18	



**October  
2024**

# Sunflower MLS Statistics



## Topeka Metropolitan Area Housing Report



### Market Overview

#### Topeka MSA Home Sales Rose in October

Total home sales in the Topeka MSA rose by 2.7% last month to 230 units, compared to 224 units in October 2023. Total sales volume was \$57.7 million, up 12.7% from a year earlier.

The median sale price in October was \$217,000, up from \$190,578 a year earlier. Homes that sold in October were typically on the market for 8 days and sold for 100.0% of their list prices.

#### Topeka MSA Active Listings Up at End of October

The total number of active listings in the Topeka MSA at the end of October was 343 units, up from 328 at the same point in 2023. This represents a 1.5 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$249,000.

During October, a total of 207 contracts were written up from 206 in October 2023. At the end of the month, there were 236 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

### Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Topeka Metropolitan Area Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b> Change from prior year		<b>230</b> 2.7%	<b>224</b> -0.9%	<b>226</b> -19.9%	<b>2,330</b> 2.9%	<b>2,265</b> -13.3%	<b>2,613</b> -6.8%
<b>Active Listings</b> Change from prior year		<b>343</b> 4.6%	<b>328</b> 24.2%	<b>264</b> 23.4%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>Months' Supply</b> Change from prior year		<b>1.5</b> 0.0%	<b>1.5</b> 50.0%	<b>1.0</b> 25.0%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>New Listings</b> Change from prior year		<b>270</b> -6.3%	<b>288</b> 3.6%	<b>278</b> -1.4%	<b>2,795</b> 4.5%	<b>2,674</b> -8.2%	<b>2,913</b> -8.8%
<b>Contracts Written</b> Change from prior year		<b>207</b> 0.5%	<b>206</b> -1.4%	<b>209</b> -20.5%	<b>2,387</b> 3.2%	<b>2,313</b> -10.6%	<b>2,586</b> -10.3%
<b>Pending Contracts</b> Change from prior year		<b>236</b> 17.4%	<b>201</b> 0.0%	<b>201</b> -35.0%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>Sales Volume (1,000s)</b> Change from prior year		<b>57,671</b> 12.7%	<b>51,187</b> 14.5%	<b>44,723</b> -20.5%	<b>533,286</b> 10.5%	<b>482,693</b> -8.7%	<b>528,724</b> 2.1%
Average	<b>Sale Price</b> Change from prior year	<b>250,743</b> 9.7%	<b>228,515</b> 15.5%	<b>197,888</b> -0.8%	<b>228,878</b> 7.4%	<b>213,109</b> 5.3%	<b>202,344</b> 9.6%
	<b>List Price of Actives</b> Change from prior year	<b>272,457</b> 0.9%	<b>270,048</b> -6.8%	<b>289,847</b> 37.7%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>23</b> 21.1%	<b>19</b> 46.2%	<b>13</b> -7.1%	<b>24</b> 33.3%	<b>18</b> 38.5%	<b>13</b> -13.3%
	<b>Percent of List</b> Change from prior year	<b>98.6%</b> -0.3%	<b>98.9%</b> -0.9%	<b>99.8%</b> -0.2%	<b>98.9%</b> -0.9%	<b>99.8%</b> -1.0%	<b>100.8%</b> 0.3%
	<b>Percent of Original</b> Change from prior year	<b>96.4%</b> -0.6%	<b>97.0%</b> -1.3%	<b>98.3%</b> -0.5%	<b>97.1%</b> -1.2%	<b>98.3%</b> -1.3%	<b>99.6%</b> -0.1%
Median	<b>Sale Price</b> Change from prior year	<b>217,000</b> 13.9%	<b>190,578</b> 8.9%	<b>175,000</b> 0.0%	<b>200,000</b> 9.3%	<b>183,000</b> 4.6%	<b>175,000</b> 6.1%
	<b>List Price of Actives</b> Change from prior year	<b>249,000</b> 13.5%	<b>219,450</b> 2.1%	<b>214,950</b> 26.5%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>8</b> 33.3%	<b>6</b> 50.0%	<b>4</b> 0.0%	<b>6</b> 50.0%	<b>4</b> 33.3%	<b>3</b> 0.0%
	<b>Percent of List</b> Change from prior year	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%
	<b>Percent of Original</b> Change from prior year	<b>98.6%</b> -1.4%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%

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



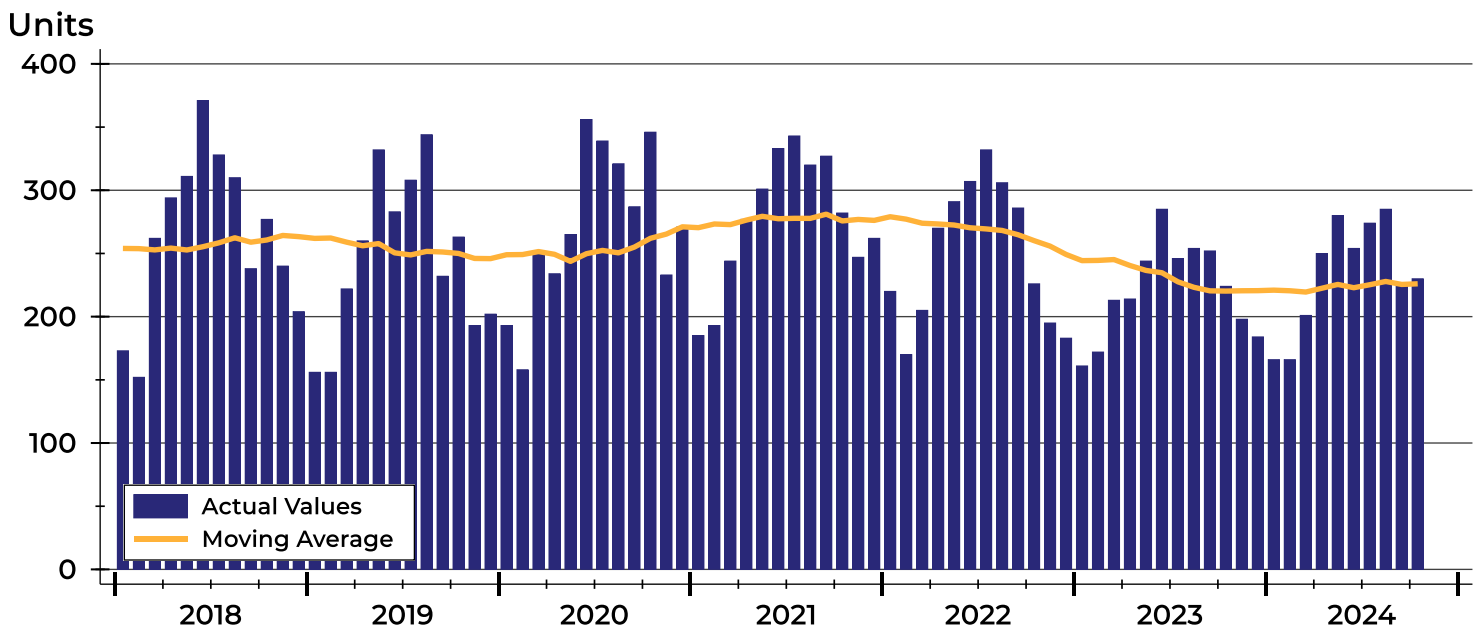
## Topeka Metropolitan Area Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		230	224	2.7%	2,330	2,265	2.9%
Volume (1,000s)		57,671	51,187	12.7%	533,286	482,693	10.5%
Months' Supply		1.5	1.5	0.0%	N/A	N/A	N/A
Average	Sale Price	250,743	228,515	9.7%	228,878	213,109	7.4%
	Days on Market	23	19	21.1%	24	18	33.3%
	Percent of List	98.6%	98.9%	-0.3%	98.9%	99.8%	-0.9%
	Percent of Original	96.4%	97.0%	-0.6%	97.1%	98.3%	-1.2%
Median	Sale Price	217,000	190,578	13.9%	200,000	183,000	9.3%
	Days on Market	8	6	33.3%	6	4	50.0%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	98.6%	100.0%	-1.4%	100.0%	100.0%	0.0%

A total of 230 homes sold in the Topeka MSA in October, up from 224 units in October 2023. Total sales volume rose to \$57.7 million compared to \$51.2 million in the previous year.

The median sales price in October was \$217,000, up 13.9% compared to the prior year. Median days on market was 8 days, up from 7 days in September, and up from 6 in October 2023.

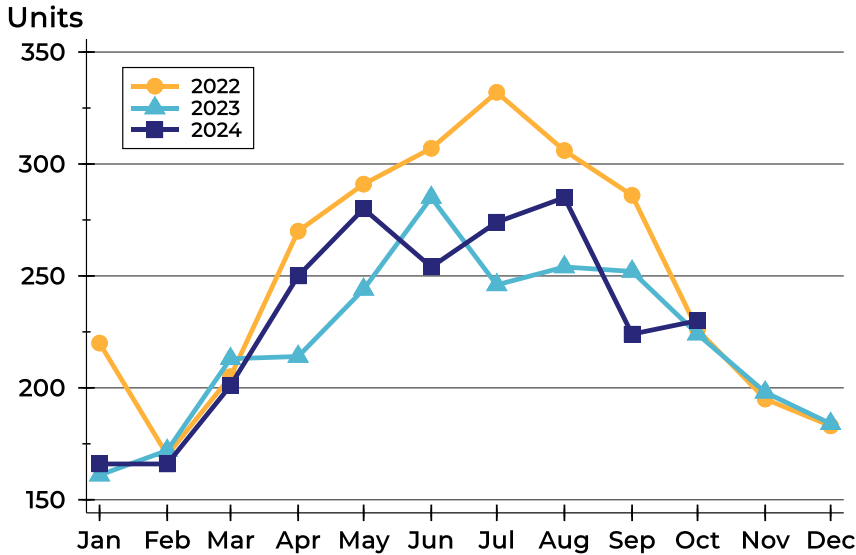
## History of Closed Listings





## Topeka Metropolitan Area Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	220	161	<b>166</b>
February	170	172	<b>166</b>
March	205	213	<b>201</b>
April	270	214	<b>250</b>
May	291	244	<b>280</b>
June	307	285	<b>254</b>
July	332	246	<b>274</b>
August	306	254	<b>285</b>
September	286	252	<b>224</b>
October	226	224	<b>230</b>
November	195	198	
December	183	184	

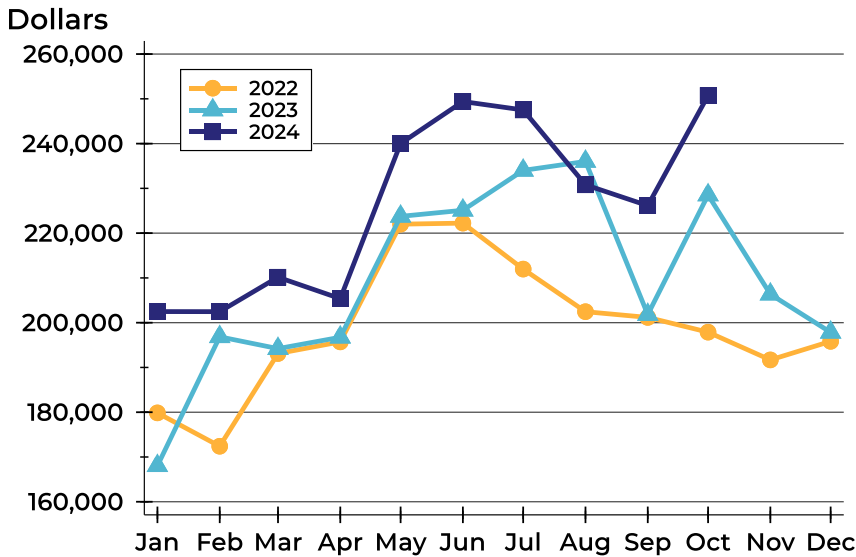
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	6	2.6%	2.0	39,583	42,250	47	17	90.2%	89.2%	77.3%	76.4%
\$50,000-\$99,999	28	12.2%	1.3	78,463	79,000	16	6	94.4%	98.2%	92.4%	97.1%
\$100,000-\$124,999	11	4.8%	1.1	113,400	115,000	15	6	99.5%	100.0%	98.7%	100.0%
\$125,000-\$149,999	18	7.8%	1.5	135,633	135,000	24	8	99.2%	100.0%	97.4%	100.0%
\$150,000-\$174,999	20	8.7%	1.2	159,560	159,950	18	7	100.7%	101.9%	98.9%	99.2%
\$175,000-\$199,999	18	7.8%	0.8	187,294	187,500	26	8	98.4%	97.4%	96.4%	97.4%
\$200,000-\$249,999	38	16.5%	1.2	222,571	220,000	17	7	99.8%	100.0%	97.6%	99.5%
\$250,000-\$299,999	30	13.0%	1.5	268,143	264,825	21	11	99.8%	100.0%	97.3%	98.8%
\$300,000-\$399,999	24	10.4%	2.0	343,484	343,752	26	10	99.7%	100.0%	98.1%	100.0%
\$400,000-\$499,999	17	7.4%	2.9	427,759	420,000	21	5	99.2%	100.0%	98.2%	100.0%
\$500,000-\$749,999	16	7.0%	2.7	589,444	582,500	37	7	98.2%	98.6%	96.4%	98.1%
\$750,000-\$999,999	3	1.3%	4.3	828,833	840,000	62	55	97.8%	97.6%	92.4%	93.3%
\$1,000,000 and up	1	0.4%	3.4	1,050,000	1,050,000	43	43	95.5%	95.5%	95.5%	95.5%



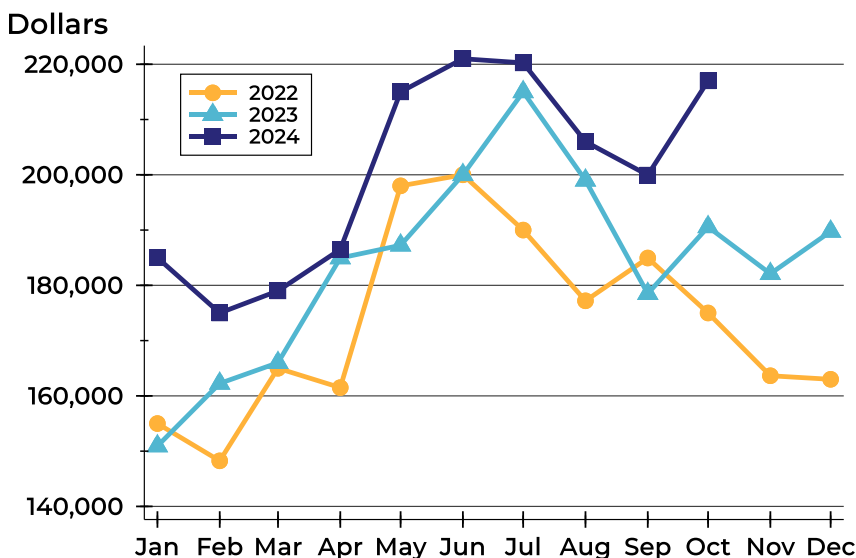
# Topeka Metropolitan Area Closed Listings Analysis

## Average Price



Month	2022	2023	2024
<b>January</b>	179,853	168,040	<b>202,486</b>
<b>February</b>	172,403	196,845	<b>202,464</b>
<b>March</b>	193,111	194,207	<b>210,165</b>
<b>April</b>	195,708	196,747	<b>205,380</b>
<b>May</b>	222,005	223,752	<b>240,020</b>
<b>June</b>	222,239	225,107	<b>249,400</b>
<b>July</b>	211,973	234,017	<b>247,516</b>
<b>August</b>	202,462	236,013	<b>230,794</b>
<b>September</b>	201,178	201,814	<b>226,147</b>
<b>October</b>	197,888	228,515	<b>250,743</b>
<b>November</b>	191,686	206,363	
<b>December</b>	195,832	197,841	

## Median Price

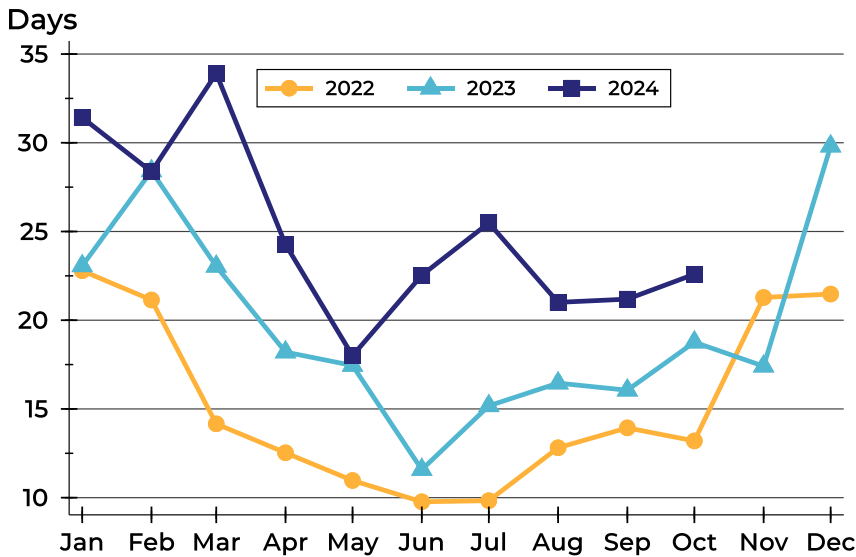


Month	2022	2023	2024
<b>January</b>	155,000	150,927	<b>185,000</b>
<b>February</b>	148,250	162,250	<b>175,000</b>
<b>March</b>	165,000	166,000	<b>179,000</b>
<b>April</b>	161,500	184,950	<b>186,500</b>
<b>May</b>	198,000	187,250	<b>215,000</b>
<b>June</b>	200,000	200,000	<b>221,000</b>
<b>July</b>	190,000	215,000	<b>220,250</b>
<b>August</b>	177,200	199,000	<b>206,000</b>
<b>September</b>	184,950	178,500	<b>199,950</b>
<b>October</b>	175,000	190,578	<b>217,000</b>
<b>November</b>	163,645	182,100	
<b>December</b>	163,000	189,750	



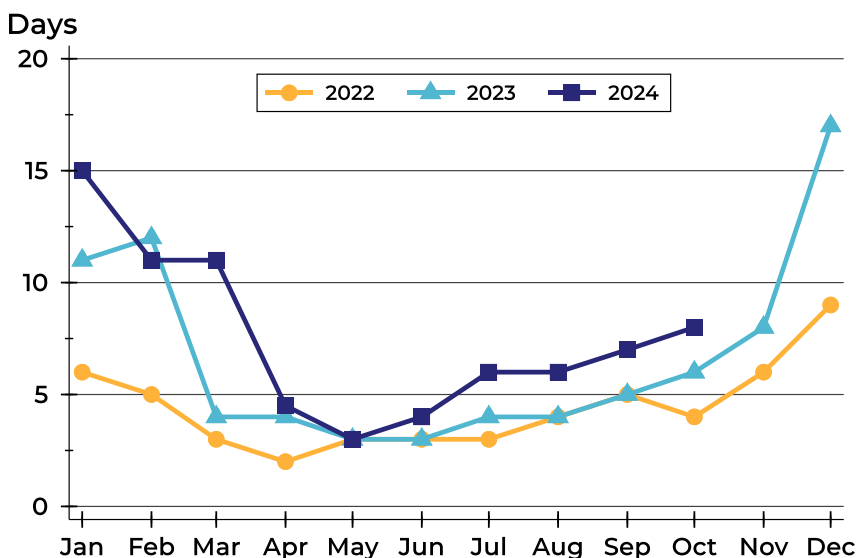
# Topeka Metropolitan Area Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	23	23	31
February	21	28	28
March	14	23	34
April	13	18	24
May	11	17	18
June	10	12	23
July	10	15	25
August	13	16	21
September	14	16	21
October	13	19	23
November	21	17	
December	21	30	

## Median DOM



Month	2022	2023	2024
January	6	11	15
February	5	12	11
March	3	4	11
April	2	4	5
May	3	3	3
June	3	3	4
July	3	4	6
August	4	4	6
September	5	5	7
October	4	6	8
November	6	8	
December	9	17	





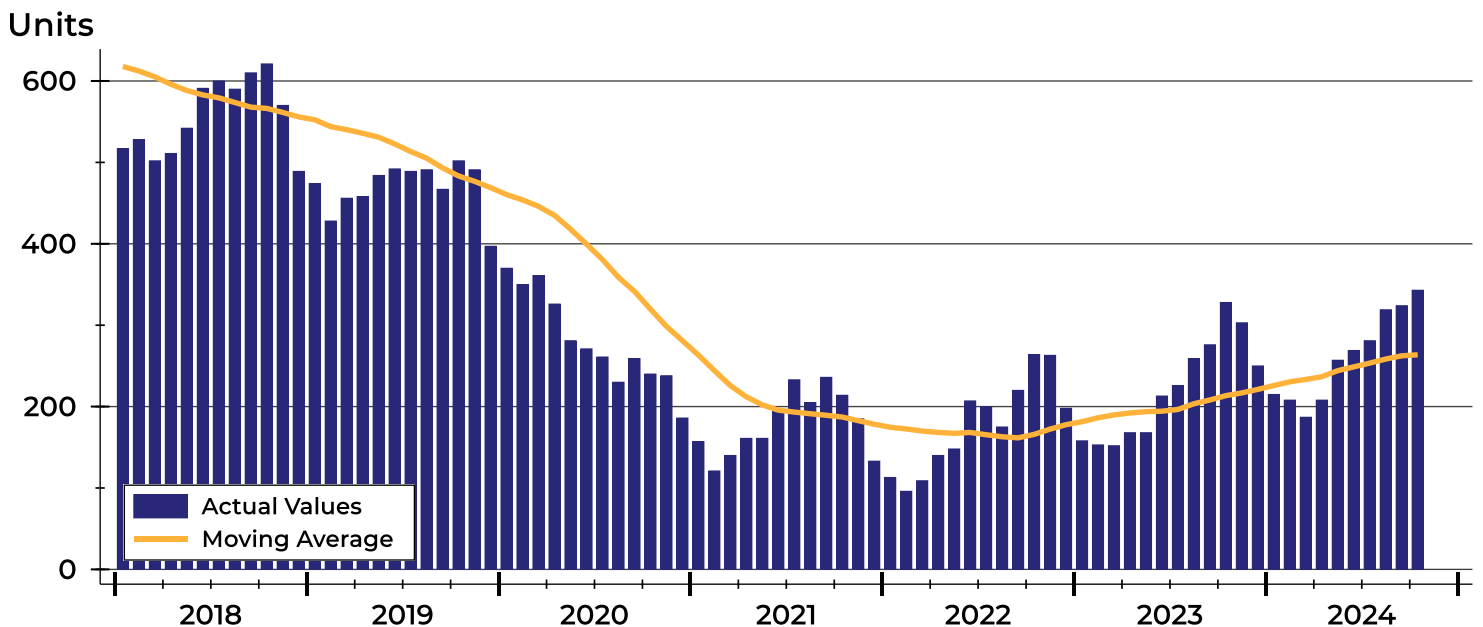
# Topeka Metropolitan Area Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		343	328	4.6%
Volume (1,000s)		93,453	88,576	5.5%
Months' Supply		1.5	1.5	0.0%
Average	List Price	272,457	270,048	0.9%
	Days on Market	51	58	-12.1%
	Percent of Original	96.7%	95.8%	0.9%
Median	List Price	249,000	219,450	13.5%
	Days on Market	35	33	6.1%
	Percent of Original	100.0%	100.0%	0.0%

A total of 343 homes were available for sale in the Topeka MSA at the end of October. This represents a 1.5 months' supply of active listings.

The median list price of homes on the market at the end of October was \$249,000, up 13.5% from 2023. The typical time on market for active listings was 35 days, up from 33 days a year earlier.

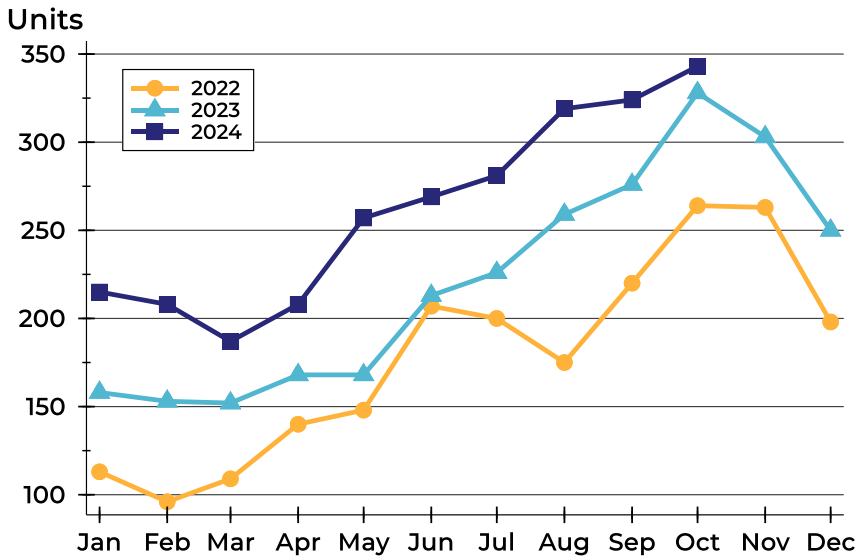
## History of Active Listings





## Topeka Metropolitan Area Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	113	158	<b>215</b>
February	96	153	<b>208</b>
March	109	152	<b>187</b>
April	140	168	<b>208</b>
May	148	168	<b>257</b>
June	207	213	<b>269</b>
July	200	226	<b>281</b>
August	175	259	<b>319</b>
September	220	276	<b>324</b>
October	264	328	<b>343</b>
November	263	303	
December	198	250	

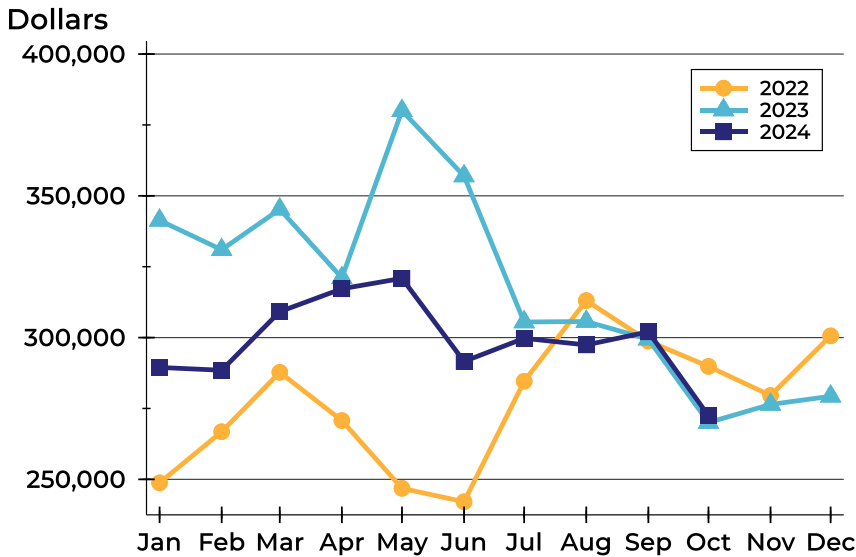
### Active Listings by Price Range

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	1	0.3%	N/A	13,000	13,000	33	33	86.7%	86.7%
\$25,000-\$49,999	16	4.7%	2.0	42,550	44,950	77	47	90.6%	89.6%
\$50,000-\$99,999	36	10.5%	1.3	77,563	76,500	44	23	96.1%	100.0%
\$100,000-\$124,999	15	4.4%	1.1	114,240	115,000	27	14	96.9%	100.0%
\$125,000-\$149,999	28	8.2%	1.5	136,561	135,000	54	35	97.8%	100.0%
\$150,000-\$174,999	27	7.9%	1.2	161,933	160,000	39	24	97.4%	100.0%
\$175,000-\$199,999	16	4.7%	0.8	188,358	189,000	35	22	97.0%	100.0%
\$200,000-\$249,999	41	12.0%	1.2	230,013	225,000	56	31	96.1%	100.0%
\$250,000-\$299,999	43	12.5%	1.5	274,303	279,000	38	22	98.0%	100.0%
\$300,000-\$399,999	53	15.5%	2.0	349,766	349,000	50	36	97.2%	97.6%
\$400,000-\$499,999	37	10.8%	2.9	446,440	439,900	56	49	97.0%	97.8%
\$500,000-\$749,999	23	6.7%	2.7	578,795	555,000	79	69	97.2%	100.0%
\$750,000-\$999,999	5	1.5%	4.3	869,380	890,000	83	101	94.4%	96.1%
\$1,000,000 and up	2	0.6%	3.4	1,551,389	1,551,389	105	105	100.0%	100.0%



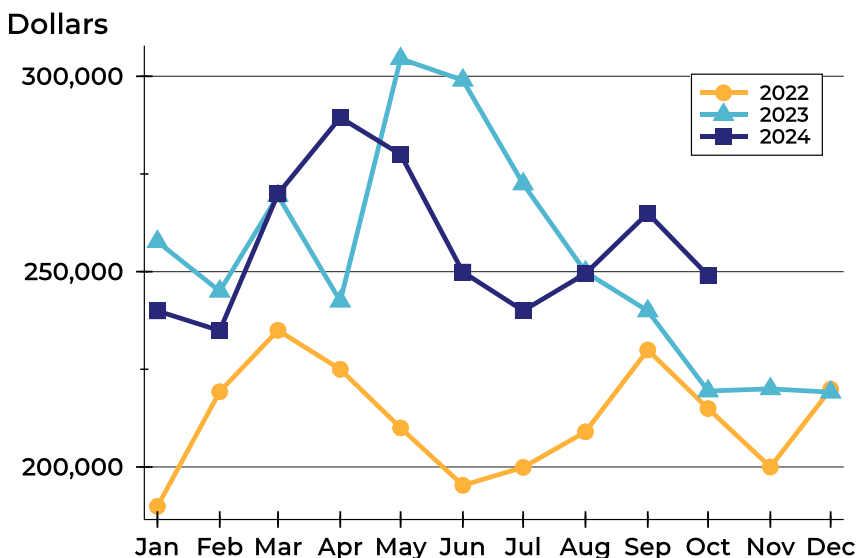
# Topeka Metropolitan Area Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	248,769	341,343	<b>289,475</b>
February	266,806	330,989	<b>288,488</b>
March	287,764	345,258	<b>309,138</b>
April	270,742	321,092	<b>317,221</b>
May	246,841	380,017	<b>320,894</b>
June	242,098	357,000	<b>291,574</b>
July	284,625	305,503	<b>299,753</b>
August	313,055	305,677	<b>297,416</b>
September	298,772	299,458	<b>302,043</b>
October	289,847	270,048	<b>272,457</b>
November	279,594	276,429	
December	300,614	279,310	

## Median Price

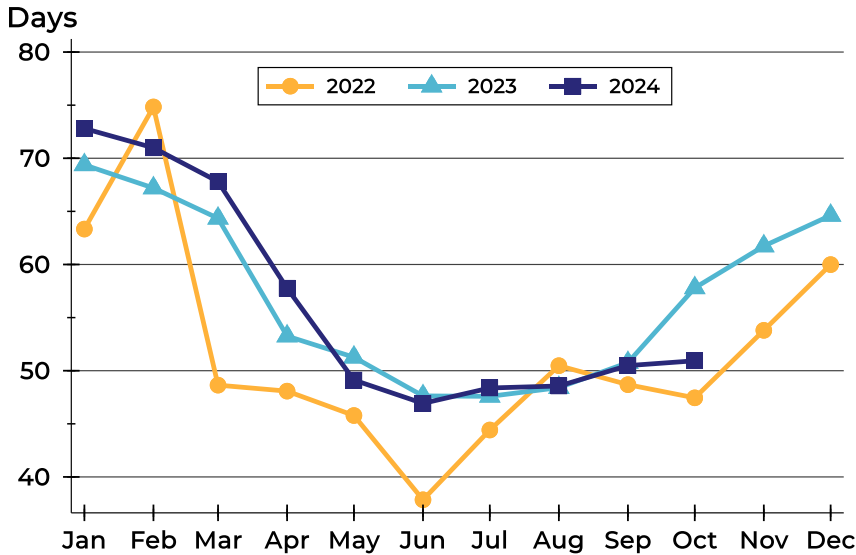


Month	2022	2023	2024
January	189,900	257,700	<b>239,950</b>
February	219,250	245,000	<b>234,900</b>
March	235,000	269,450	<b>269,900</b>
April	225,000	242,450	<b>289,450</b>
May	210,000	304,500	<b>280,000</b>
June	195,300	299,000	<b>249,900</b>
July	199,900	272,450	<b>240,000</b>
August	209,000	249,900	<b>249,500</b>
September	229,950	239,950	<b>264,950</b>
October	214,950	219,450	<b>249,000</b>
November	200,000	220,000	
December	219,900	219,150	



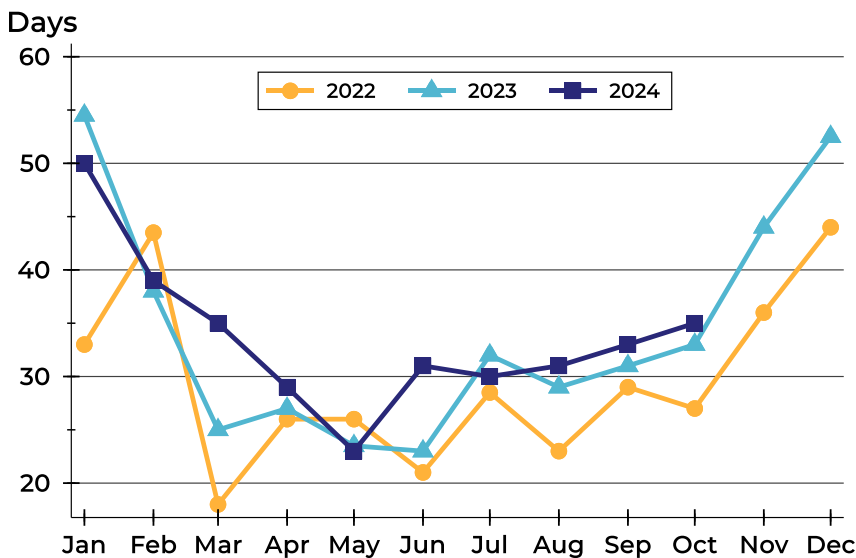
# Topeka Metropolitan Area Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	63	69	<b>73</b>
February	75	67	<b>71</b>
March	49	64	<b>68</b>
April	48	53	<b>58</b>
May	46	51	<b>49</b>
June	38	48	<b>47</b>
July	44	48	<b>48</b>
August	50	48	<b>49</b>
September	49	51	<b>50</b>
October	47	58	<b>51</b>
November	54	62	
December	60	65	

## Median DOM

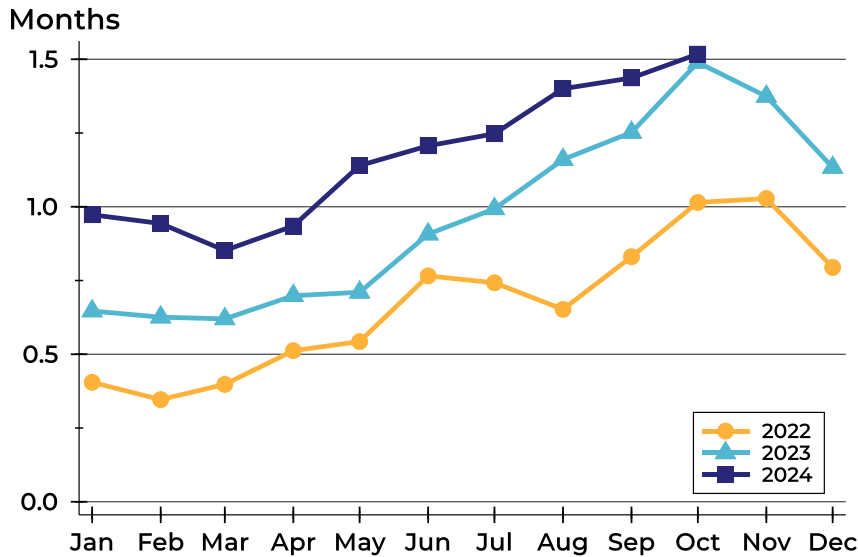


Month	2022	2023	2024
January	33	55	<b>50</b>
February	44	38	<b>39</b>
March	18	25	<b>35</b>
April	26	27	<b>29</b>
May	26	24	<b>23</b>
June	21	23	<b>31</b>
July	29	32	<b>30</b>
August	23	29	<b>31</b>
September	29	31	<b>33</b>
October	27	33	<b>35</b>
November	36	44	
December	44	53	



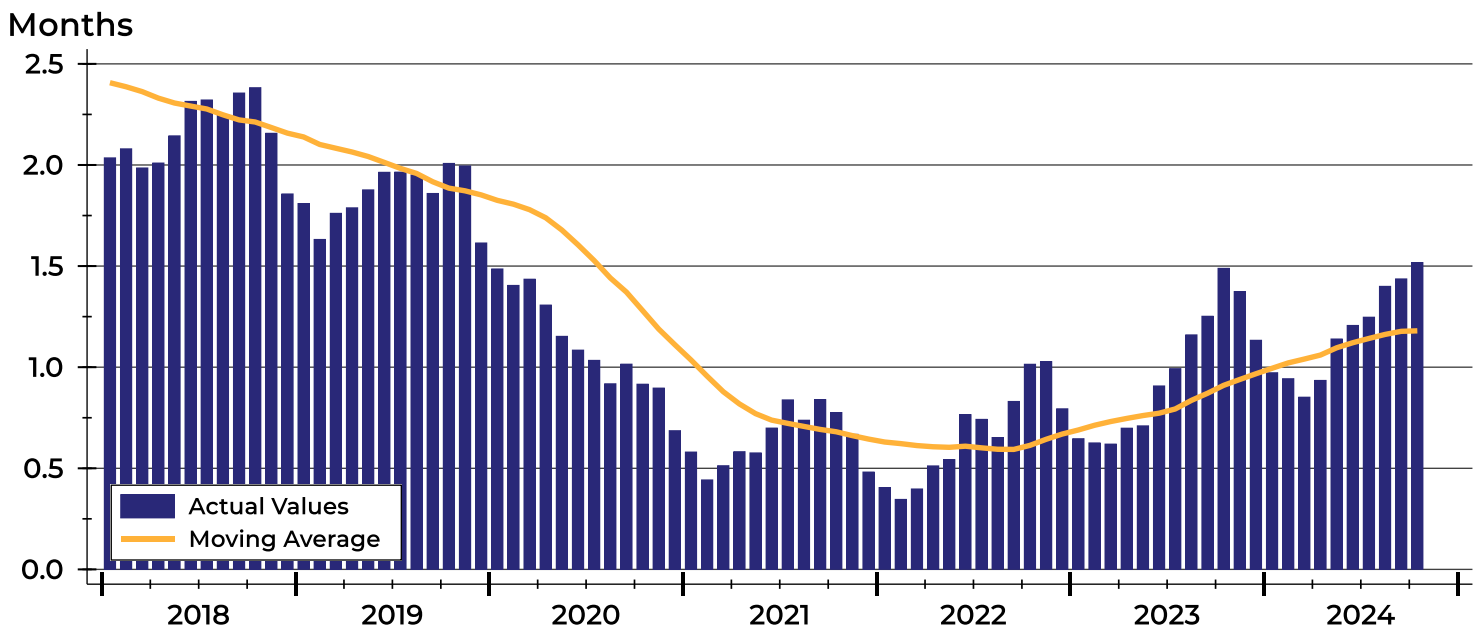
## Topeka Metropolitan Area Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	0.4	0.6	<b>1.0</b>
February	0.3	0.6	<b>0.9</b>
March	0.4	0.6	<b>0.9</b>
April	0.5	0.7	<b>0.9</b>
May	0.5	0.7	<b>1.1</b>
June	0.8	0.9	<b>1.2</b>
July	0.7	1.0	<b>1.2</b>
August	0.7	1.2	<b>1.4</b>
September	0.8	1.3	<b>1.4</b>
October	1.0	1.5	<b>1.5</b>
November	1.0	1.4	
December	0.8	1.1	

### History of Month's Supply





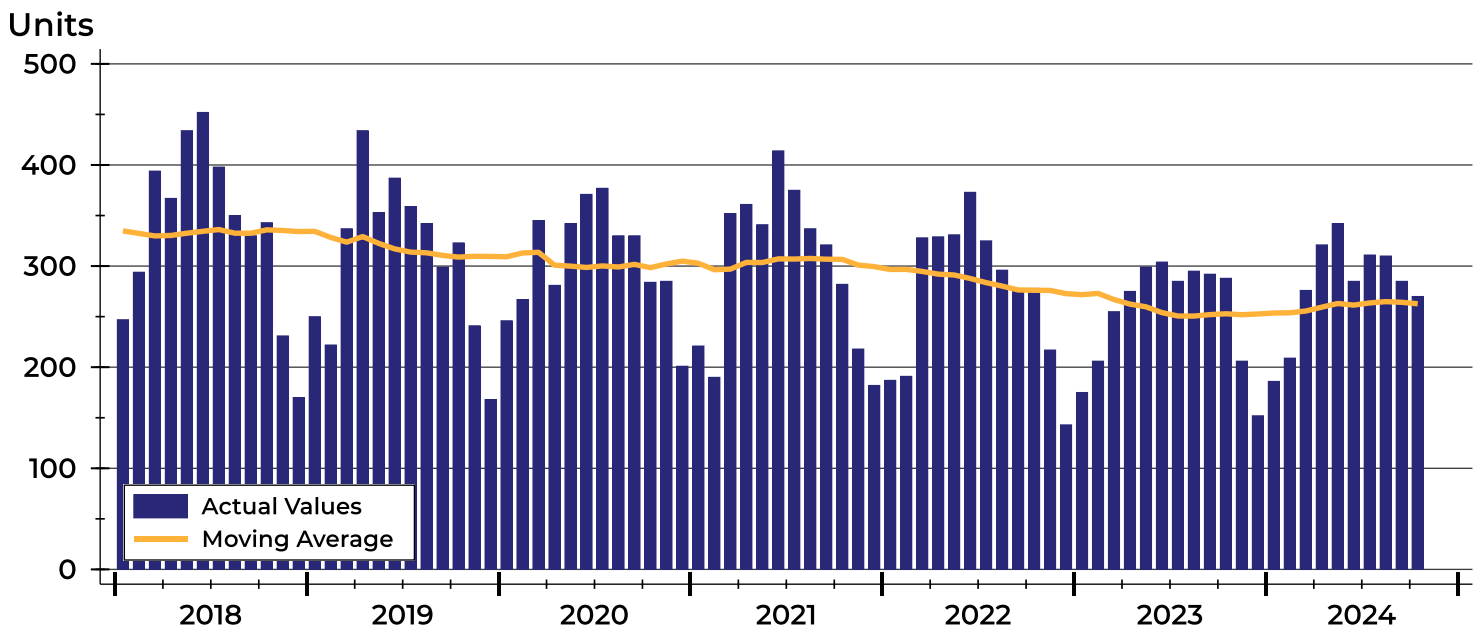
## Topeka Metropolitan Area New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	<b>270</b>	288	-6.3%
	Volume (1,000s)	<b>61,608</b>	61,515	0.2%
	Average List Price	<b>228,178</b>	213,593	6.8%
	Median List Price	<b>205,000</b>	181,450	13.0%
Year-to-Date	New Listings	<b>2,795</b>	2,674	4.5%
	Volume (1,000s)	<b>664,640</b>	597,257	11.3%
	Average List Price	<b>237,796</b>	223,357	6.5%
	Median List Price	<b>205,000</b>	188,000	9.0%

A total of 270 new listings were added in the Topeka MSA during October, down 6.3% from the same month in 2023. Year-to-date the Topeka MSA has seen 2,795 new listings.

The median list price of these homes was \$205,000 up from \$181,450 in 2023.

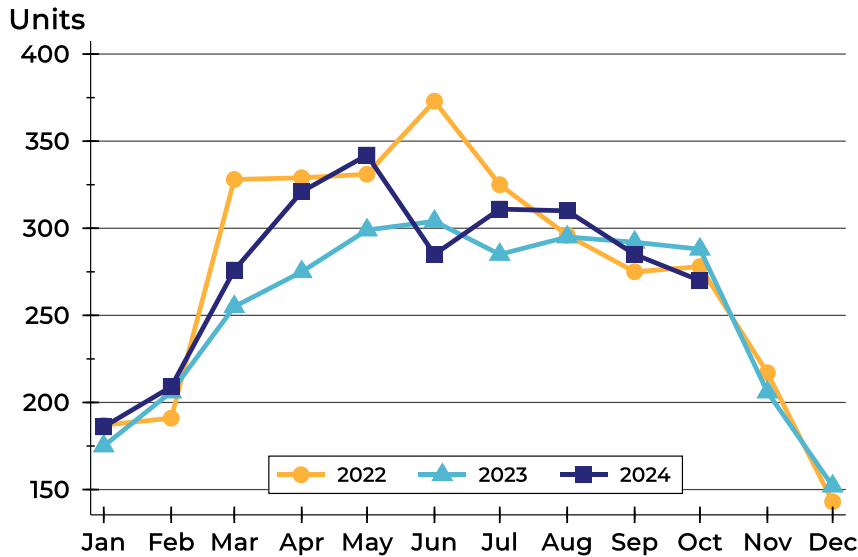
### History of New Listings





## Topeka Metropolitan Area New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	187	175	<b>186</b>
February	191	206	<b>209</b>
March	328	255	<b>276</b>
April	329	275	<b>321</b>
May	331	299	<b>342</b>
June	373	304	<b>285</b>
July	325	285	<b>311</b>
August	296	295	<b>310</b>
September	275	292	<b>285</b>
October	278	288	<b>270</b>
November	217	206	
December	143	152	

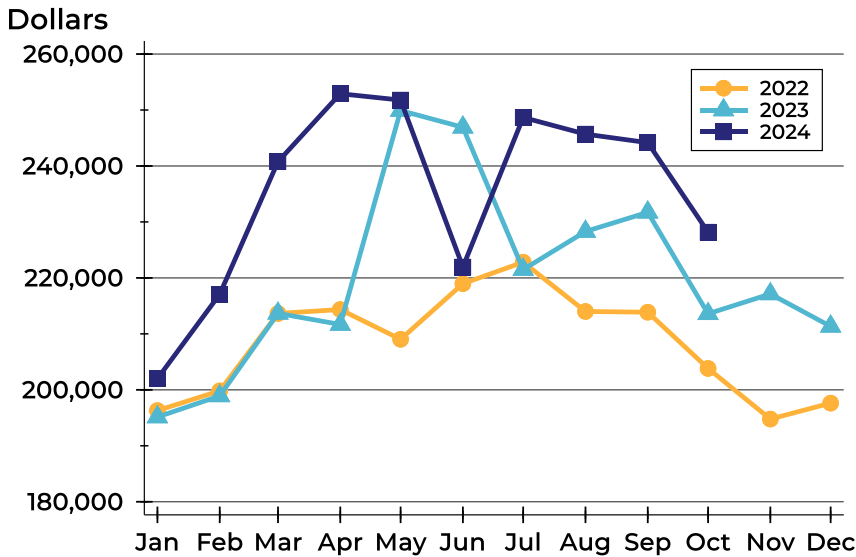
### New Listings by Price Range

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	8	3.0%	40,738	42,000	10	8	100.0%	100.0%
\$50,000-\$99,999	39	14.4%	78,874	81,000	16	15	97.9%	100.0%
\$100,000-\$124,999	14	5.2%	111,496	112,500	11	10	99.7%	100.0%
\$125,000-\$149,999	24	8.9%	135,944	136,250	12	9	98.9%	100.0%
\$150,000-\$174,999	26	9.6%	161,088	159,950	11	7	99.7%	100.0%
\$175,000-\$199,999	21	7.8%	185,812	185,000	9	7	98.9%	100.0%
\$200,000-\$249,999	36	13.3%	228,074	229,500	14	12	98.3%	100.0%
\$250,000-\$299,999	38	14.1%	276,078	275,750	14	13	99.6%	100.0%
\$300,000-\$399,999	37	13.7%	347,050	348,000	16	15	99.4%	100.0%
\$400,000-\$499,999	16	5.9%	442,717	439,000	13	12	99.9%	100.0%
\$500,000-\$749,999	10	3.7%	582,710	569,700	20	20	99.5%	100.0%
\$750,000-\$999,999	1	0.4%	839,000	839,000	0	0	99.5%	99.5%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



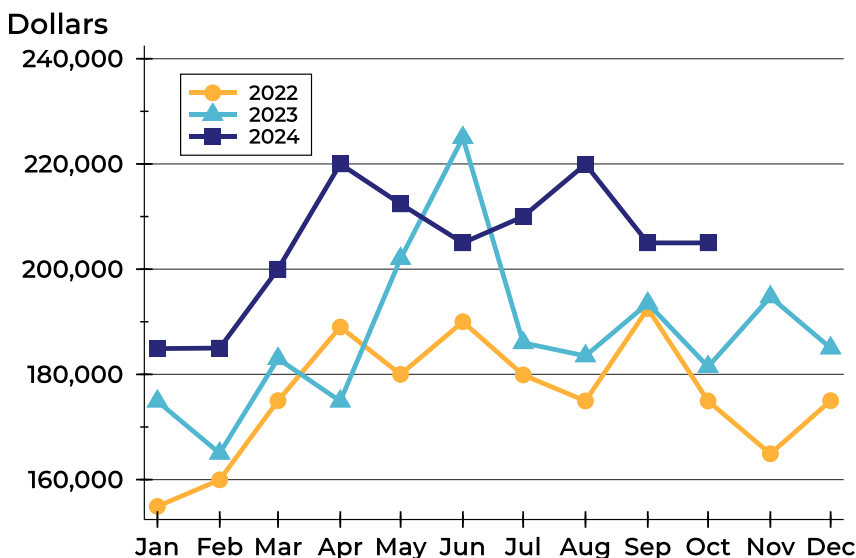
# Topeka Metropolitan Area New Listings Analysis

## Average Price



Month	2022	2023	2024
January	196,296	195,145	<b>201,995</b>
February	199,819	198,918	<b>217,077</b>
March	213,649	213,666	<b>240,768</b>
April	214,354	211,683	<b>252,912</b>
May	209,033	249,910	<b>251,783</b>
June	218,973	246,915	<b>221,943</b>
July	222,812	221,496	<b>248,673</b>
August	214,004	228,295	<b>245,696</b>
September	213,872	231,725	<b>244,170</b>
October	203,824	213,593	<b>228,178</b>
November	194,779	217,135	
December	197,626	211,342	

## Median Price



Month	2022	2023	2024
January	154,900	174,900	<b>184,900</b>
February	159,950	165,000	<b>185,000</b>
March	175,000	183,000	<b>200,000</b>
April	189,000	174,900	<b>220,000</b>
May	180,000	202,000	<b>212,400</b>
June	190,000	225,000	<b>205,000</b>
July	179,900	186,000	<b>210,000</b>
August	174,950	183,500	<b>219,950</b>
September	192,500	193,500	<b>205,000</b>
October	174,950	181,450	<b>205,000</b>
November	164,900	194,725	
December	175,000	185,000	





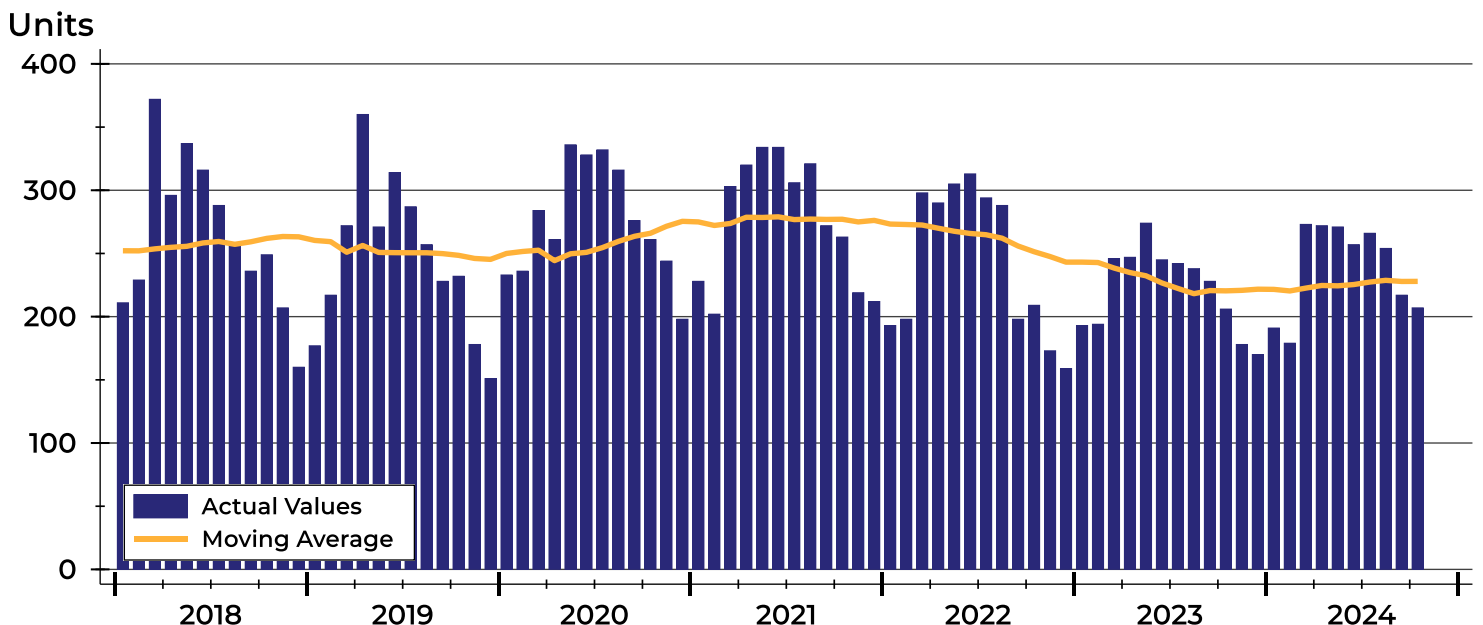
## Topeka Metropolitan Area Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		<b>207</b>	206	0.5%	<b>2,387</b>	2,313	3.2%
Volume (1,000s)		<b>53,024</b>	42,973	23.4%	<b>558,609</b>	498,243	12.1%
Average	Sale Price	<b>256,155</b>	208,608	22.8%	<b>234,021</b>	215,410	8.6%
	Days on Market	<b>31</b>	19	63.2%	<b>24</b>	18	33.3%
	Percent of Original	<b>96.3%</b>	96.1%	0.2%	<b>97.1%</b>	98.4%	-1.3%
Median	Sale Price	<b>219,900</b>	180,000	22.2%	<b>200,000</b>	184,250	8.5%
	Days on Market	<b>10</b>	10	0.0%	<b>6</b>	4	50.0%
	Percent of Original	<b>100.0%</b>	97.2%	2.9%	<b>100.0%</b>	100.0%	0.0%

A total of 207 contracts for sale were written in the Topeka MSA during the month of October, up from 206 in 2023. The median list price of these homes was \$219,900, up from \$180,000 the prior year.

Half of the homes that went under contract in October were on the market less than 10 days, compared to 10 days in October 2023.

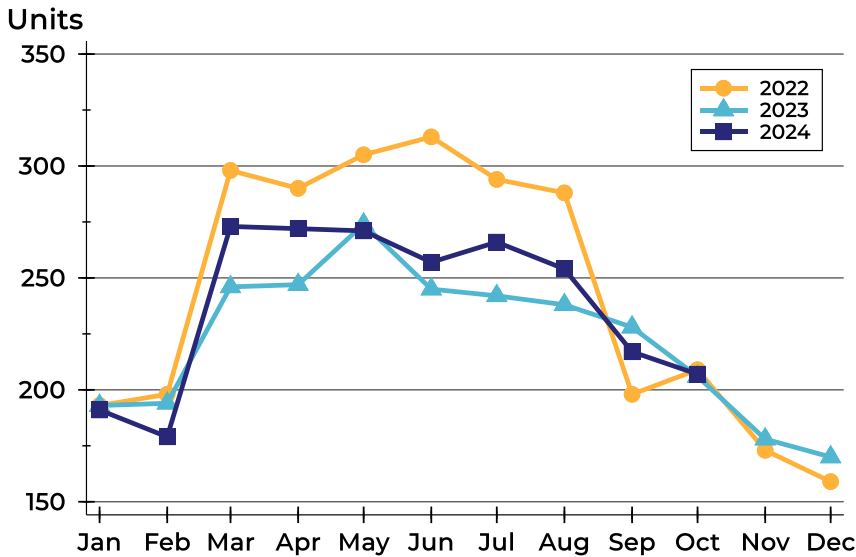
## History of Contracts Written





## Topeka Metropolitan Area Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	193	193	<b>191</b>
February	198	194	<b>179</b>
March	298	246	<b>273</b>
April	290	247	<b>272</b>
May	305	274	<b>271</b>
June	313	245	<b>257</b>
July	294	242	<b>266</b>
August	288	238	<b>254</b>
September	198	228	<b>217</b>
October	209	206	<b>207</b>
November	173	178	
December	159	170	

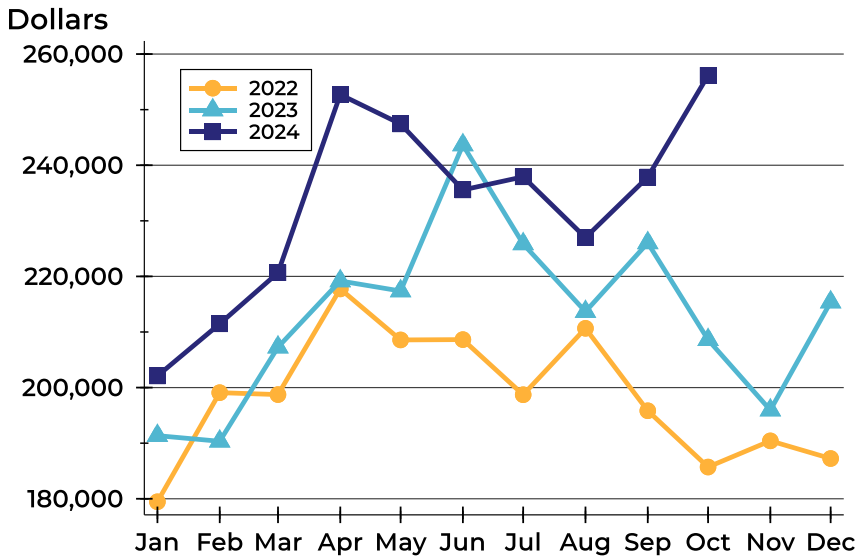
### Contracts Written by Price Range

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	6	2.9%	39,129	39,500	45	12	85.3%	100.0%
\$50,000-\$99,999	17	8.2%	78,429	85,000	19	5	95.1%	100.0%
\$100,000-\$124,999	5	2.4%	113,900	115,000	18	10	98.1%	100.0%
\$125,000-\$149,999	20	9.7%	135,235	135,000	32	11	97.2%	100.0%
\$150,000-\$174,999	24	11.6%	159,858	158,000	32	19	96.7%	100.0%
\$175,000-\$199,999	21	10.1%	186,002	185,000	22	6	96.8%	100.0%
\$200,000-\$249,999	26	12.6%	223,831	224,200	19	10	96.7%	100.0%
\$250,000-\$299,999	30	14.5%	274,995	276,250	29	13	98.3%	100.0%
\$300,000-\$399,999	30	14.5%	339,572	329,900	21	9	96.6%	100.0%
\$400,000-\$499,999	13	6.3%	465,569	449,950	47	25	96.8%	100.0%
\$500,000-\$749,999	11	5.3%	602,014	575,000	79	45	93.5%	97.3%
\$750,000-\$999,999	4	1.9%	877,000	894,500	85	81	91.0%	95.6%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



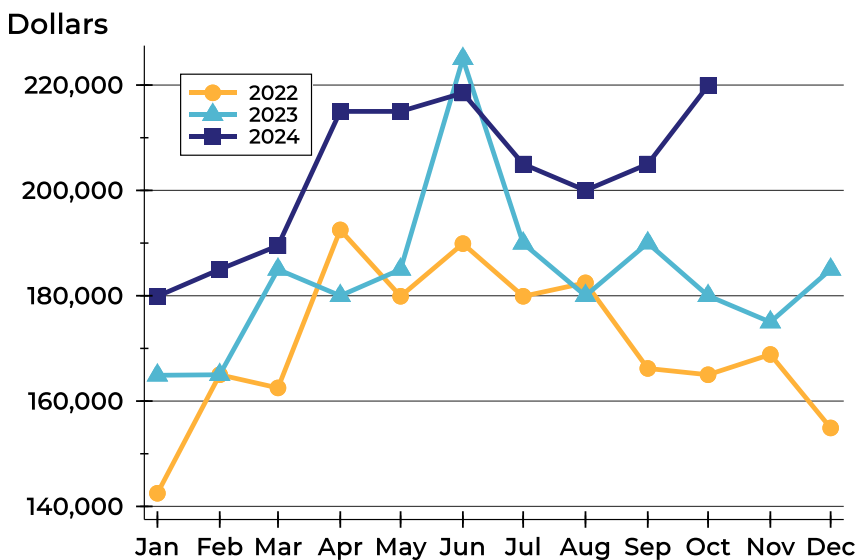
# Topeka Metropolitan Area Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	179,460	191,355	<b>202,097</b>
February	199,090	190,345	<b>211,473</b>
March	198,740	207,268	<b>220,663</b>
April	217,752	219,182	<b>252,711</b>
May	208,576	217,376	<b>247,430</b>
June	208,632	243,644	<b>235,562</b>
July	198,718	225,847	<b>237,918</b>
August	210,662	213,666	<b>226,981</b>
September	195,832	226,032	<b>237,879</b>
October	185,711	208,608	<b>256,155</b>
November	190,417	195,948	
December	187,241	215,379	

## Median Price

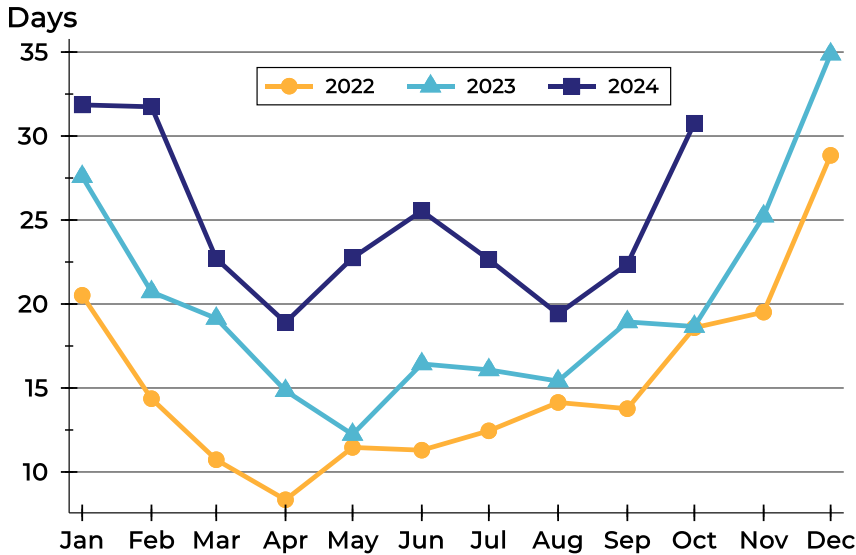


Month	2022	2023	2024
January	142,500	164,900	<b>179,900</b>
February	165,000	165,000	<b>185,000</b>
March	162,500	185,000	<b>189,500</b>
April	192,500	180,000	<b>215,000</b>
May	179,900	185,000	<b>215,000</b>
June	189,900	225,000	<b>218,500</b>
July	179,900	189,950	<b>205,000</b>
August	182,450	180,000	<b>200,000</b>
September	166,200	190,000	<b>205,000</b>
October	165,000	180,000	<b>219,900</b>
November	168,850	175,000	
December	154,900	185,000	



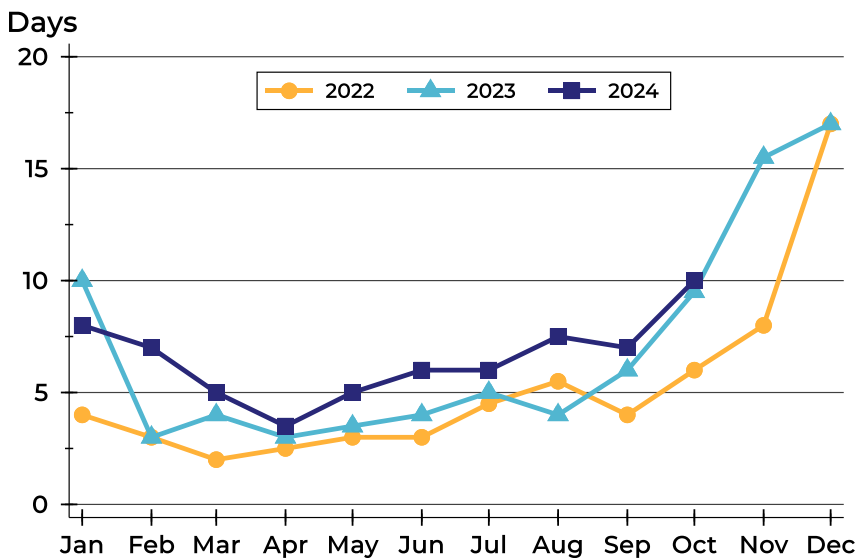
# Topeka Metropolitan Area Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	21	28	<b>32</b>
February	14	21	<b>32</b>
March	11	19	<b>23</b>
April	8	15	<b>19</b>
May	11	12	<b>23</b>
June	11	16	<b>26</b>
July	12	16	<b>23</b>
August	14	15	<b>19</b>
September	14	19	<b>22</b>
October	19	19	<b>31</b>
November	20	25	
December	29	35	

## Median DOM



Month	2022	2023	2024
January	4	10	<b>8</b>
February	3	3	<b>7</b>
March	2	4	<b>5</b>
April	3	3	<b>4</b>
May	3	4	<b>5</b>
June	3	4	<b>6</b>
July	5	5	<b>6</b>
August	6	4	<b>8</b>
September	4	6	<b>7</b>
October	6	10	<b>10</b>
November	8	16	
December	17	17	



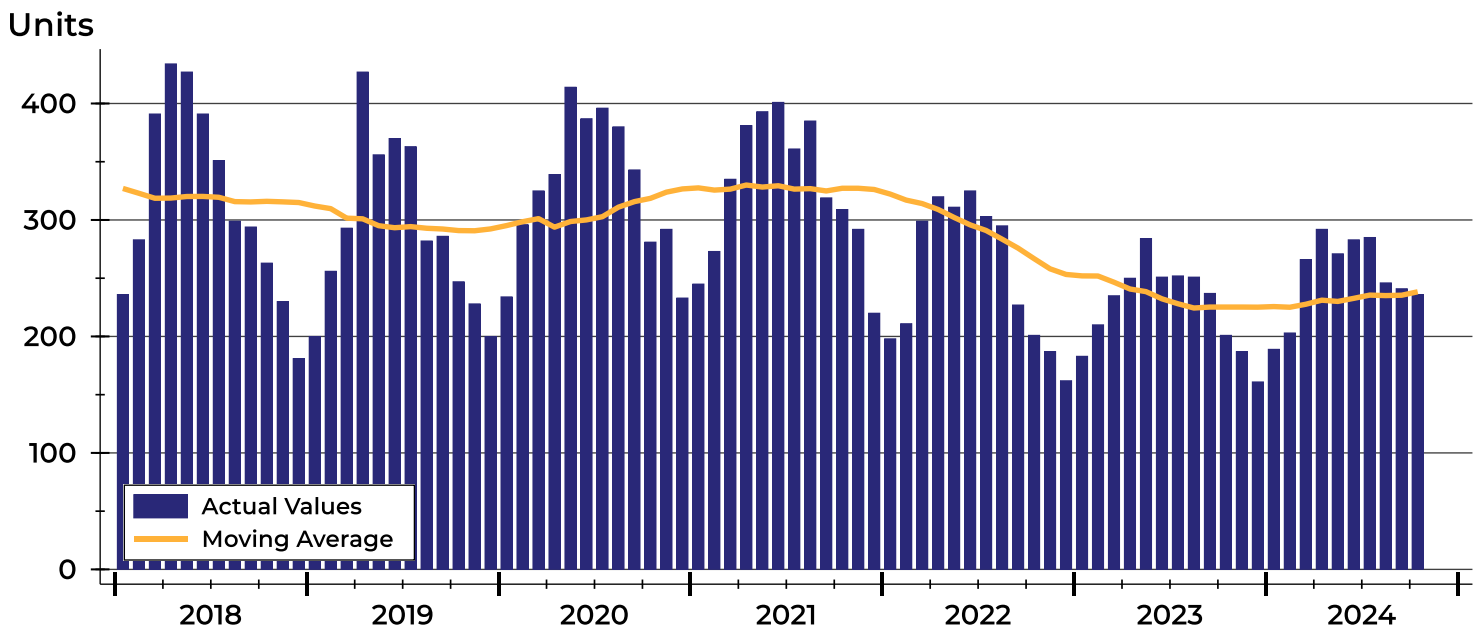
# Topeka Metropolitan Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		236	201	17.4%
Volume (1,000s)		61,148	43,719	39.9%
Average	List Price	259,102	217,509	19.1%
	Days on Market	30	18	66.7%
	Percent of Original	97.2%	97.9%	-0.7%
Median	List Price	224,900	189,900	18.4%
	Days on Market	12	9	33.3%
	Percent of Original	100.0%	100.0%	0.0%

A total of 236 listings in the Topeka MSA had contracts pending at the end of October, up from 201 contracts pending at the end of October 2023.

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.

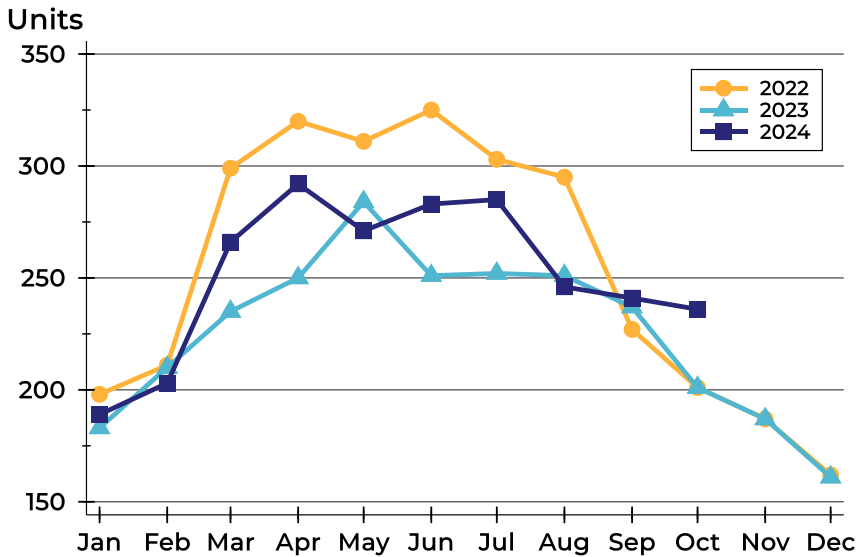
## History of Pending Contracts





## Topeka Metropolitan Area Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	198	183	<b>189</b>
February	211	210	<b>203</b>
March	299	235	<b>266</b>
April	320	250	<b>292</b>
May	311	284	<b>271</b>
June	325	251	<b>283</b>
July	303	252	<b>285</b>
August	295	251	<b>246</b>
September	227	237	<b>241</b>
October	201	201	<b>236</b>
November	187	187	
December	162	161	

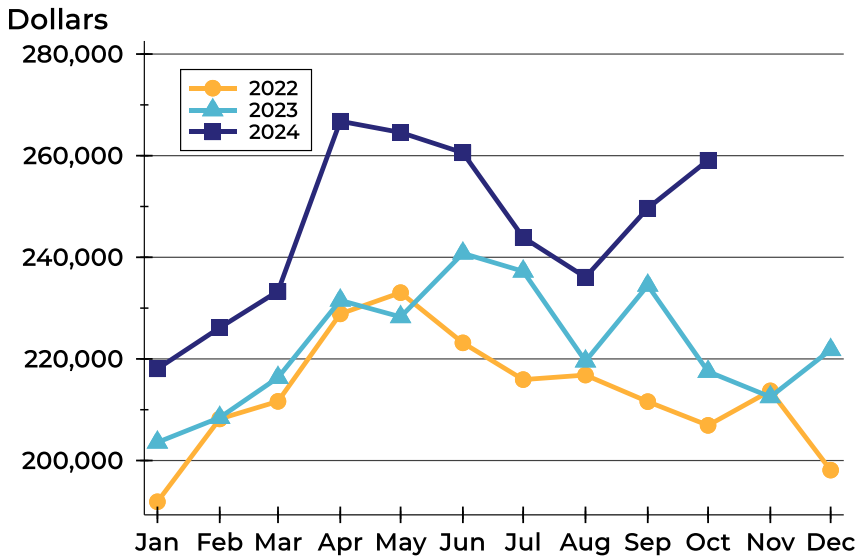
### Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.4%	16,500	16,500	0	0	100.0%	100.0%
\$25,000-\$49,999	3	1.3%	39,633	42,000	10	8	100.0%	100.0%
\$50,000-\$99,999	12	5.1%	78,233	82,500	20	6	97.0%	100.0%
\$100,000-\$124,999	8	3.4%	116,313	119,000	20	8	98.6%	100.0%
\$125,000-\$149,999	20	8.5%	135,935	135,000	25	4	98.2%	100.0%
\$150,000-\$174,999	28	11.9%	160,321	159,450	30	19	97.2%	100.0%
\$175,000-\$199,999	28	11.9%	186,320	185,000	27	11	96.8%	100.0%
\$200,000-\$249,999	34	14.4%	224,668	224,900	27	12	97.1%	100.0%
\$250,000-\$299,999	36	15.3%	275,251	276,250	35	20	97.7%	100.0%
\$300,000-\$399,999	35	14.8%	339,461	327,900	24	10	96.8%	100.0%
\$400,000-\$499,999	16	6.8%	459,612	448,500	40	18	97.5%	100.0%
\$500,000-\$749,999	11	4.7%	584,359	550,000	55	14	96.4%	100.0%
\$750,000-\$999,999	4	1.7%	877,000	894,500	85	81	91.1%	95.6%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



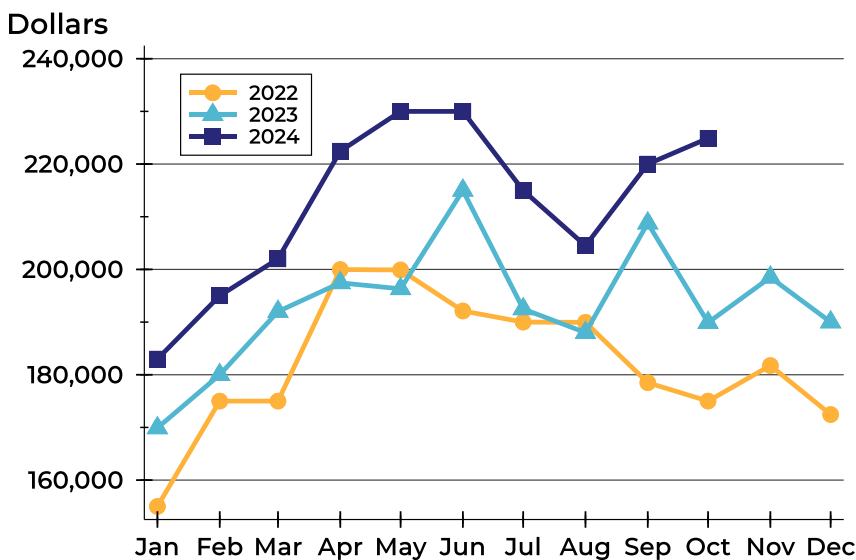
# Topeka Metropolitan Area Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	191,884	203,579	<b>218,052</b>
February	208,192	208,451	<b>226,143</b>
March	211,646	216,317	<b>233,317</b>
April	228,862	231,527	<b>266,784</b>
May	233,045	228,270	<b>264,574</b>
June	223,160	240,782	<b>260,573</b>
July	215,927	237,237	<b>243,920</b>
August	216,826	219,548	<b>236,083</b>
September	211,596	234,464	<b>249,662</b>
October	206,921	217,509	<b>259,102</b>
November	213,715	212,523	
December	198,114	221,795	

## Median Price

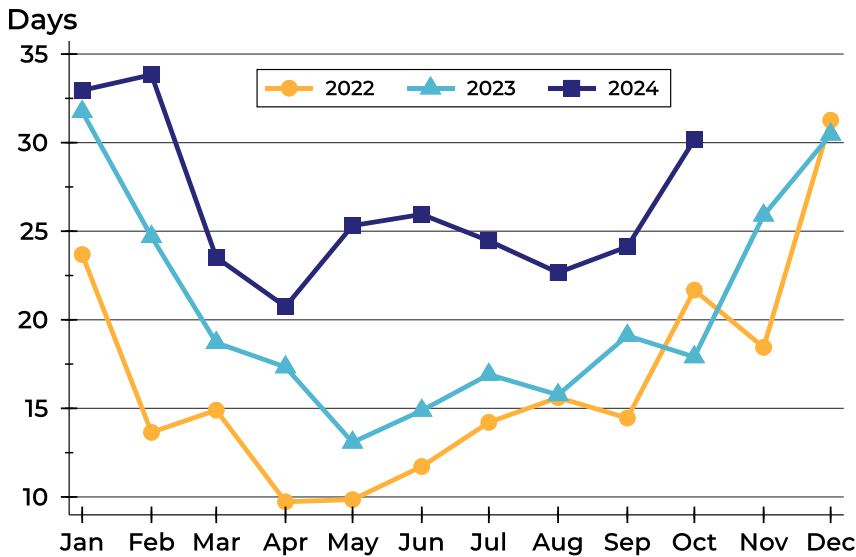


Month	2022	2023	2024
January	155,000	169,900	<b>182,980</b>
February	175,000	180,000	<b>195,000</b>
March	175,000	192,000	<b>202,000</b>
April	199,975	197,450	<b>222,450</b>
May	199,900	196,320	<b>230,000</b>
June	192,110	215,000	<b>230,000</b>
July	190,000	192,500	<b>215,000</b>
August	189,950	188,000	<b>204,500</b>
September	178,500	208,777	<b>220,000</b>
October	175,000	189,900	<b>224,900</b>
November	181,750	198,500	
December	172,450	190,000	



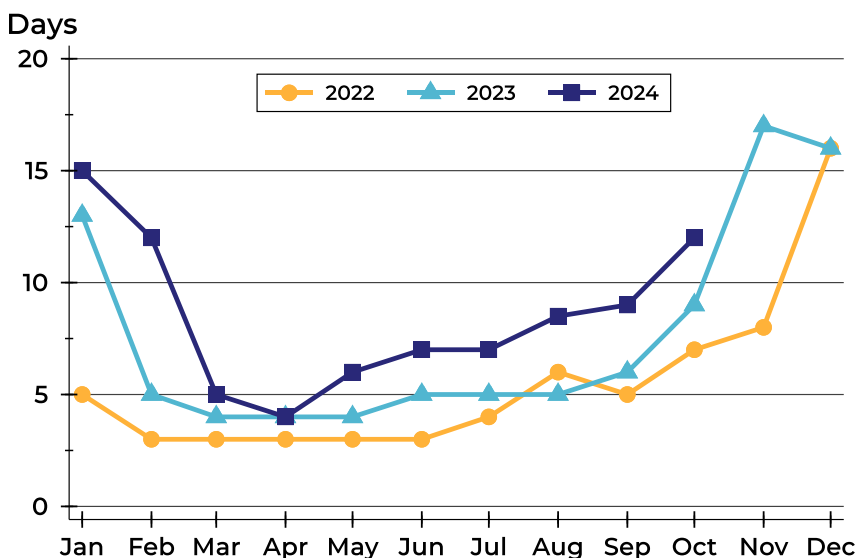
# Topeka Metropolitan Area Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	24	32	<b>33</b>
February	14	25	<b>34</b>
March	15	19	<b>24</b>
April	10	17	<b>21</b>
May	10	13	<b>25</b>
June	12	15	<b>26</b>
July	14	17	<b>24</b>
August	16	16	<b>23</b>
September	14	19	<b>24</b>
October	22	18	<b>30</b>
November	18	26	
December	31	30	

## Median DOM



Month	2022	2023	2024
January	5	13	<b>15</b>
February	3	5	<b>12</b>
March	3	4	<b>5</b>
April	3	4	<b>4</b>
May	3	4	<b>6</b>
June	3	5	<b>7</b>
July	4	5	<b>7</b>
August	6	5	<b>9</b>
September	5	6	<b>9</b>
October	7	9	<b>12</b>
November	8	17	
December	16	16	



### Sold Listings by Price Range Year-to-Date for Topeka

October 2024																	
	JAN	FEB	MAR	APR	MAY	JUNE	JULY	AUG	SEPT	OCT	NOV	DEC	YTD2024	YTD2023	YTD2022	YTD2021	
\$1-\$29,999	1	2	1	4	7	3	2	3	4	1			28	38	61	63	
\$30,000-\$39,999	3	7	3	6	3	0	5	2	3	1			33	35	41	46	
\$40,000-\$49,999	7	4	5	5	1	1	3	4	5	4			39	62	45	68	
\$50,000-\$59,999	1	2	6	2	5	2	4	2	13	2			39	72	68	91	
\$60,000-\$69,999	5	6	8	12	8	4	5	8	4	5			65	76	97	91	
\$70,000-\$79,999	6	5	5	5	5	5	5	8	3	8			55	61	78	94	
\$80,000-\$89,999	5	5	10	25	9	13	6	9	7	5			94	75	95	128	
\$90,000-\$99,999	7	4	5	4	5	5	9	10	8	8			65	90	76	108	
\$100,000-\$119,999	10	8	14	11	9	11	9	11	10	8			101	134	151	194	
\$120,000-\$139,999	7	13	12	21	14	9	19	20	16	13			144	163	239	237	
\$140,000-\$159,999	14	14	20	23	21	13	18	19	21	18			181	188	217	240	
\$160,000-\$179,999	15	17	18	17	20	29	17	18	22	13			186	185	187	251	
\$180,000-\$199,999	15	11	19	22	21	18	17	22	16	18			179	155	184	227	
\$200,000-\$249,999	24	27	19	46	49	42	43	47	37	39			373	320	375	406	
\$250,000-\$299,999	26	20	26	28	44	34	44	40	29	31			322	267	313	271	
\$300,000-\$399,999	14	14	24	36	46	46	41	42	25	30			318	310	293	286	
\$400,000-\$499,999	9	4	15	7	14	21	23	20	16	20			149	126	148	95	
\$500,000 or more	4	10	9	8	21	16	20	13	9	20			130	110	101	57	
<b>TOTALS</b>	<b>173</b>	<b>173</b>	<b>219</b>	<b>282</b>	<b>302</b>	<b>272</b>	<b>290</b>	<b>298</b>	<b>248</b>	<b>244</b>	<b>0</b>	<b>0</b>	<b>2501</b>	<b>2467</b>	<b>2769</b>	<b>2953</b>	



# Wabaunsee County Housing Report



## Market Overview

### Wabaunsee County Home Sales Rose in October

Total home sales in Wabaunsee County rose by 100.0% last month to 6 units, compared to 3 units in October 2023. Total sales volume was \$2.0 million, up 215.6% from a year earlier.

The median sale price in October was \$305,500, up from \$235,000 a year earlier. Homes that sold in October were typically on the market for 13 days and sold for 100.6% of their list prices.

### Wabaunsee County Active Listings Down at End of October

The total number of active listings in Wabaunsee County at the end of October was 5 units, down from 7 at the same point in 2023. This represents a 1.4 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$325,000.

During October, a total of 4 contracts were written up from 3 in October 2023. At the end of the month, there were 6 contracts still pending.

## Report Contents

- Summary Statistics – Page 2
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- 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

## Contact Information

Denise Humphrey, Chief Executive Officer  
 Sunflower Association of REALTORS®  
 3646 SW Plass  
 Topeka, KS 66611  
 785-267-3215  
[denise@sunflowerrealtors.com](mailto:denise@sunflowerrealtors.com)  
[www.SunflowerRealtors.com](http://www.SunflowerRealtors.com)



**October  
2024**

# Sunflower MLS Statistics



## Wabaunsee County Summary Statistics

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b>		<b>6</b>	<b>3</b>	<b>3</b>	<b>37</b>	<b>28</b>	<b>32</b>
Change from prior year		100.0%	0.0%	-25.0%	32.1%	-12.5%	-30.4%
<b>Active Listings</b>		<b>5</b>	<b>7</b>	<b>5</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-28.6%	40.0%	25.0%			
<b>Months' Supply</b>		<b>1.4</b>	<b>2.7</b>	<b>1.5</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-48.1%	80.0%	66.7%			
<b>New Listings</b>		<b>4</b>	<b>4</b>	<b>4</b>	<b>54</b>	<b>34</b>	<b>40</b>
Change from prior year		0.0%	0.0%	300.0%	58.8%	-15.0%	-24.5%
<b>Contracts Written</b>		<b>4</b>	<b>3</b>	<b>1</b>	<b>39</b>	<b>28</b>	<b>32</b>
Change from prior year		33.3%	200.0%	-66.7%	39.3%	-12.5%	-33.3%
<b>Pending Contracts</b>		<b>6</b>	<b>4</b>	<b>2</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		50.0%	100.0%	-50.0%			
<b>Sales Volume (1,000s)</b>		<b>2,023</b>	<b>641</b>	<b>637</b>	<b>10,394</b>	<b>7,062</b>	<b>8,936</b>
Change from prior year		215.6%	0.6%	-38.4%	47.2%	-21.0%	-0.1%
Average	<b>Sale Price</b>	<b>337,167</b>	<b>213,667</b>	<b>212,300</b>	<b>280,926</b>	<b>252,219</b>	<b>279,247</b>
	Change from prior year	57.8%	0.6%	-17.9%	11.4%	-9.7%	43.6%
	<b>List Price of Actives</b>	<b>434,600</b>	<b>431,271</b>	<b>296,600</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	0.8%	45.4%	37.3%			
	<b>Days on Market</b>	<b>40</b>	<b>38</b>	<b>34</b>	<b>33</b>	<b>27</b>	<b>26</b>
Change from prior year	5.3%	11.8%	47.8%	22.2%	3.8%	30.0%	
<b>Percent of List</b>	<b>100.0%</b>	<b>99.3%</b>	<b>96.9%</b>	<b>98.9%</b>	<b>97.8%</b>	<b>98.6%</b>	
Change from prior year	0.7%	2.5%	0.1%	1.1%	-0.8%	2.5%	
<b>Percent of Original</b>	<b>96.4%</b>	<b>96.3%</b>	<b>92.2%</b>	<b>95.2%</b>	<b>95.3%</b>	<b>97.2%</b>	
Change from prior year	0.1%	4.4%	-4.8%	-0.1%	-2.0%	1.6%	
Median	<b>Sale Price</b>	<b>305,500</b>	<b>235,000</b>	<b>206,900</b>	<b>260,000</b>	<b>175,000</b>	<b>215,000</b>
	Change from prior year	30.0%	13.6%	-15.6%	48.6%	-18.6%	45.8%
	<b>List Price of Actives</b>	<b>325,000</b>	<b>385,000</b>	<b>275,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-15.6%	40.0%	10.0%			
	<b>Days on Market</b>	<b>13</b>	<b>49</b>	<b>20</b>	<b>12</b>	<b>6</b>	<b>8</b>
Change from prior year	-73.5%	145.0%	900.0%	100.0%	-25.0%	33.3%	
<b>Percent of List</b>	<b>100.6%</b>	<b>100.0%</b>	<b>96.4%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	0.6%	3.7%	1.2%	0.0%	0.0%	0.0%	
<b>Percent of Original</b>	<b>95.0%</b>	<b>100.0%</b>	<b>96.4%</b>	<b>98.9%</b>	<b>97.7%</b>	<b>99.1%</b>	
Change from prior year	-5.0%	3.7%	1.2%	1.2%	-1.4%	-0.3%	

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



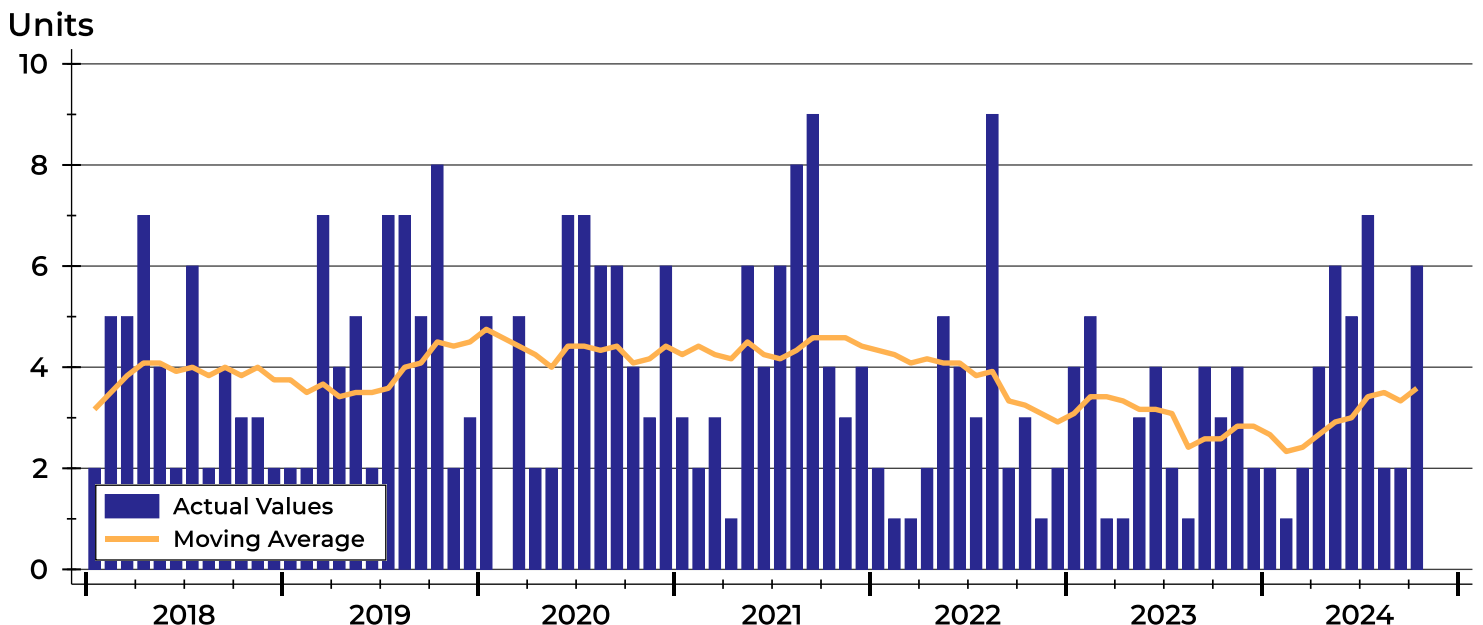
# Wabaunsee County Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		<b>6</b>	3	100.0%	<b>37</b>	28	32.1%
Volume (1,000s)		<b>2,023</b>	641	215.6%	<b>10,394</b>	7,062	47.2%
Months' Supply		<b>1.4</b>	2.7	-48.1%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>337,167</b>	213,667	57.8%	<b>280,926</b>	252,219	11.4%
	Days on Market	<b>40</b>	38	5.3%	<b>33</b>	27	22.2%
	Percent of List	<b>100.0%</b>	99.3%	0.7%	<b>98.9%</b>	97.8%	1.1%
	Percent of Original	<b>96.4%</b>	96.3%	0.1%	<b>95.2%</b>	95.3%	-0.1%
Median	Sale Price	<b>305,500</b>	235,000	30.0%	<b>260,000</b>	175,000	48.6%
	Days on Market	<b>13</b>	49	-73.5%	<b>12</b>	6	100.0%
	Percent of List	<b>100.6%</b>	100.0%	0.6%	<b>100.0%</b>	100.0%	0.0%
	Percent of Original	<b>95.0%</b>	100.0%	-5.0%	<b>98.9%</b>	97.7%	1.2%

A total of 6 homes sold in Wabaunsee County in October, up from 3 units in October 2023. Total sales volume rose to \$2.0 million compared to \$0.6 million in the previous year.

The median sales price in October was \$305,500, up 30.0% compared to the prior year. Median days on market was 13 days, up from 4 days in September, but down from 49 in October 2023.

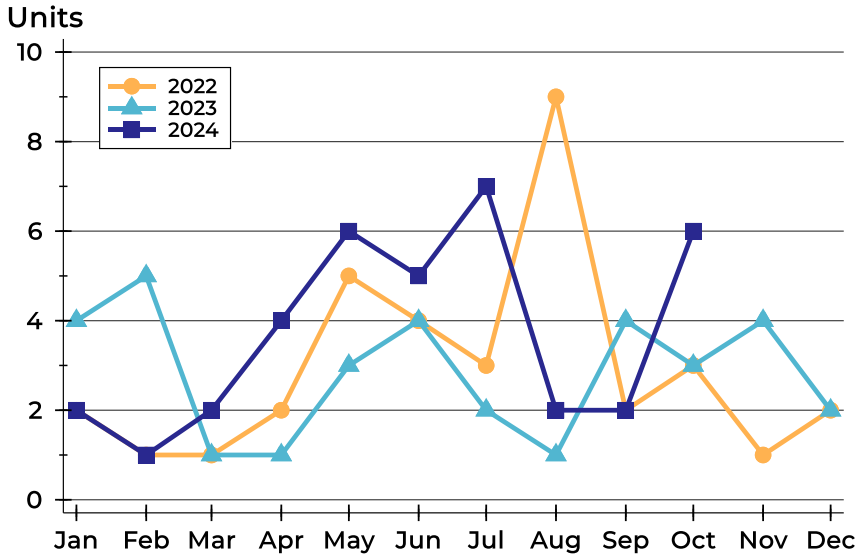
## History of Closed Listings





## Wabaunsee County Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	2	4	2
February	1	5	1
March	1	1	2
April	2	1	4
May	5	3	6
June	4	4	5
July	3	2	7
August	9	1	2
September	2	4	2
October	3	3	6
November	1	4	
December	2	2	

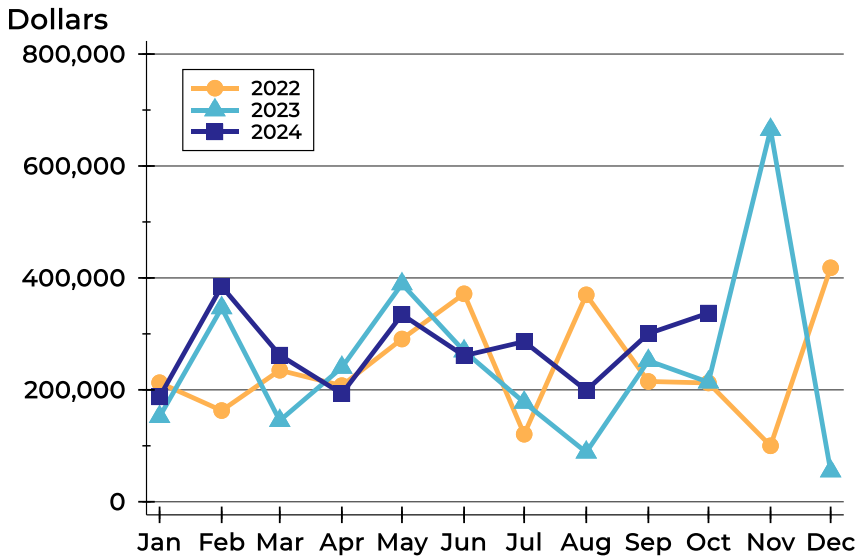
### Closed Listings by Price Range

Price Range	Sales		Months' Supply	Sale Price		Days on Market		Price as % of List		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.	Avg.	Med.
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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	1	16.7%	0.0	71,000	71,000	6	6	100.0%	100.0%	88.7%	88.7%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	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	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	N/A	N/A	N/A
\$175,000-\$199,999	1	16.7%	4.0	181,000	181,000	3	3	103.4%	103.4%	103.4%	103.4%
\$200,000-\$249,999	1	16.7%	4.0	221,000	221,000	19	19	110.5%	110.5%	110.5%	110.5%
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	16.7%	1.3	390,000	390,000	1	1	101.3%	101.3%	101.3%	101.3%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	2	33.3%	0.0	580,000	580,000	105	105	92.5%	92.5%	87.3%	87.3%
\$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



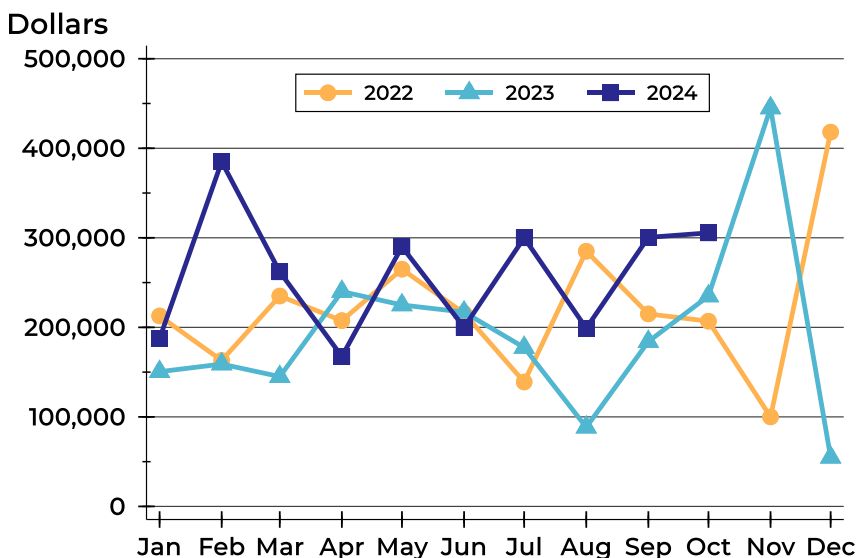
# Wabaunsee County Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	212,750	152,000	<b>187,500</b>
February	163,000	346,400	<b>385,000</b>
March	235,000	145,000	<b>262,000</b>
April	207,500	240,000	<b>193,125</b>
May	290,800	389,167	<b>334,558</b>
June	371,625	269,250	<b>261,000</b>
July	120,667	177,500	<b>286,200</b>
August	369,778	88,450	<b>199,000</b>
September	215,000	252,048	<b>300,500</b>
October	212,300	213,667	<b>337,167</b>
November	100,000	665,000	
December	418,085	54,875	

## Median Price

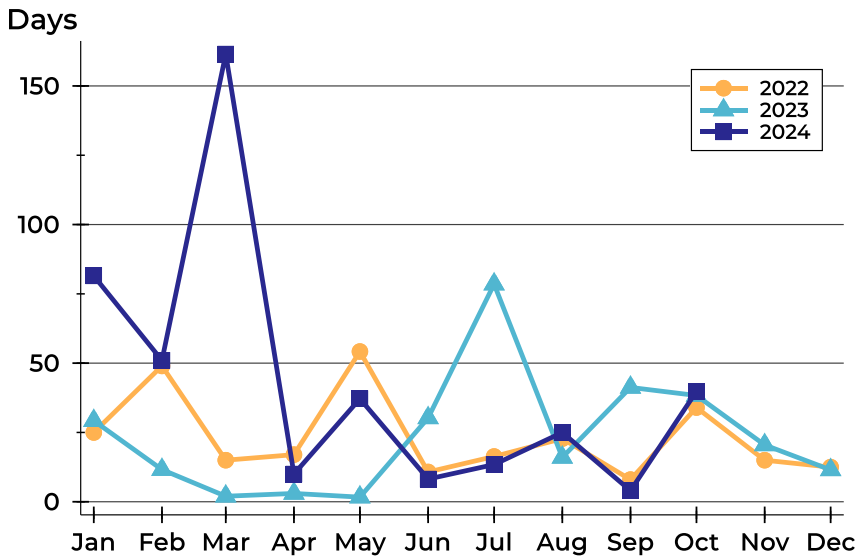


Month	2022	2023	2024
January	212,750	150,500	<b>187,500</b>
February	163,000	159,000	<b>385,000</b>
March	235,000	145,000	<b>262,000</b>
April	207,500	240,000	<b>167,500</b>
May	265,000	225,000	<b>290,000</b>
June	215,750	217,000	<b>200,000</b>
July	139,000	177,500	<b>300,000</b>
August	285,000	88,450	<b>199,000</b>
September	215,000	184,095	<b>300,500</b>
October	206,900	235,000	<b>305,500</b>
November	100,000	445,000	
December	418,085	54,875	



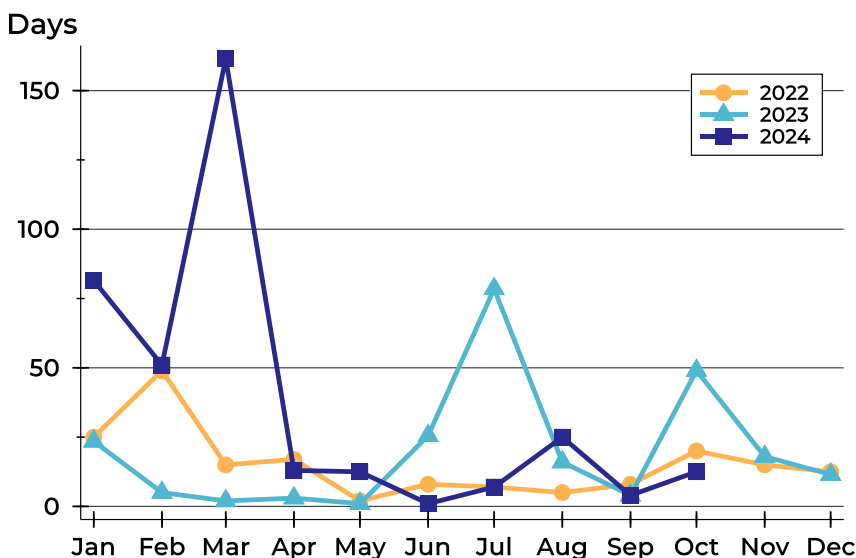
## Wabaunsee County Closed Listings Analysis

### Average DOM



Month	2022	2023	2024
January	25	29	<b>82</b>
February	49	12	<b>51</b>
March	15	2	<b>162</b>
April	17	3	<b>10</b>
May	54	2	<b>37</b>
June	11	30	<b>8</b>
July	16	79	<b>13</b>
August	23	16	<b>25</b>
September	8	41	<b>4</b>
October	34	38	<b>40</b>
November	15	21	
December	13	12	

### Median DOM



Month	2022	2023	2024
January	25	24	<b>82</b>
February	49	5	<b>51</b>
March	15	2	<b>162</b>
April	17	3	<b>13</b>
May	2	1	<b>13</b>
June	8	26	<b>1</b>
July	7	79	<b>7</b>
August	5	16	<b>25</b>
September	8	4	<b>4</b>
October	20	49	<b>13</b>
November	15	18	
December	13	12	



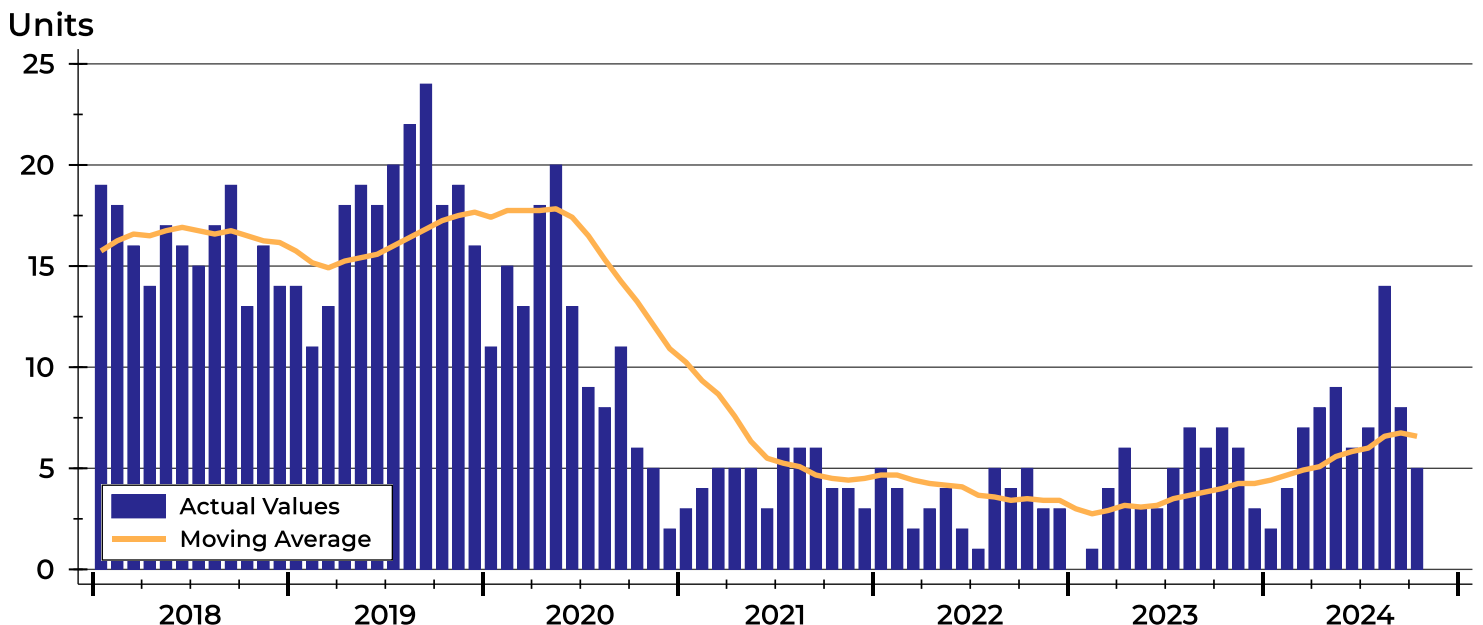
# Wabaunsee County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		5	7	-28.6%
Volume (1,000s)		2,173	3,019	-28.0%
Months' Supply		1.4	2.7	-48.1%
Average	List Price	434,600	431,271	0.8%
	Days on Market	66	82	-19.5%
	Percent of Original	92.2%	88.6%	4.1%
Median	List Price	325,000	385,000	-15.6%
	Days on Market	63	86	-26.7%
	Percent of Original	90.6%	85.7%	5.7%

A total of 5 homes were available for sale in Wabaunsee County at the end of October. This represents a 1.4 months' supply of active listings.

The median list price of homes on the market at the end of October was \$325,000, down 15.6% from 2023. The typical time on market for active listings was 63 days, down from 86 days a year earlier.

## History of Active Listings

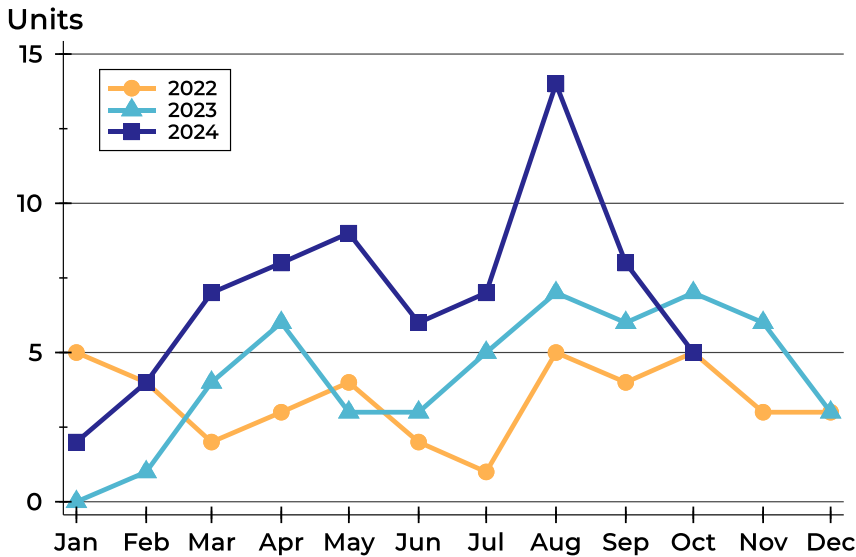






## Wabaunsee County Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	5	0	2
February	4	1	4
March	2	4	7
April	3	6	8
May	4	3	9
June	2	3	6
July	1	5	7
August	5	7	14
September	4	6	8
October	5	7	5
November	3	6	3
December	3	3	3

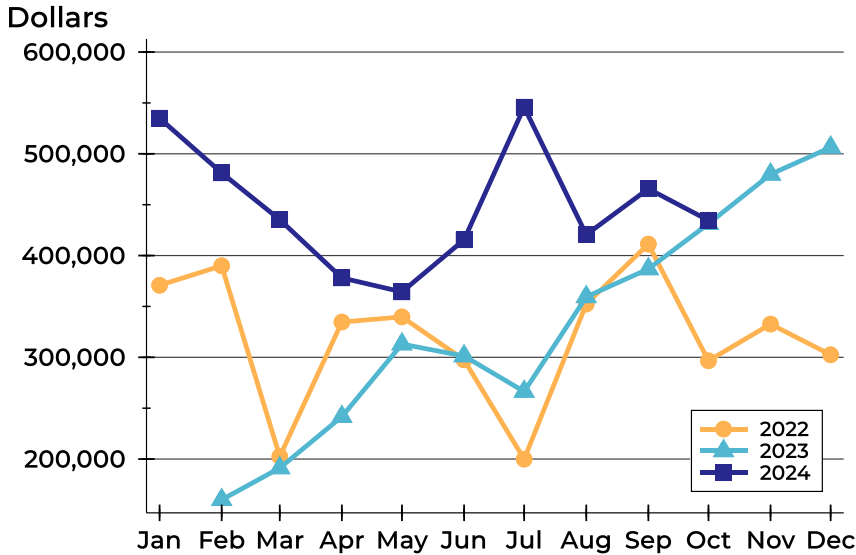
### Active Listings by Price Range

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%	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	N/A
\$125,000-\$149,999	0	0.0%	N/A	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	N/A
\$175,000-\$199,999	1	20.0%	4.0	188,500	188,500	8	8	100.0%	100.0%
\$200,000-\$249,999	1	20.0%	4.0	240,000	240,000	104	104	90.6%	90.6%
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	20.0%	1.3	325,000	325,000	63	63	90.3%	90.3%
\$400,000-\$499,999	1	20.0%	N/A	429,500	429,500	53	53	97.8%	97.8%
\$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	1	20.0%	N/A	990,000	990,000	101	101	82.5%	82.5%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



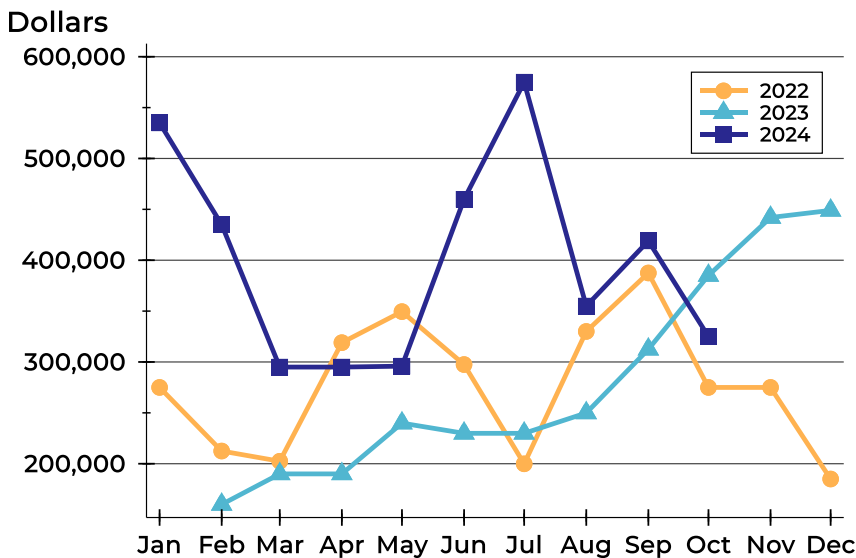
# Wabaunsee County Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	370,800	N/A	<b>535,000</b>
February	390,000	160,000	<b>481,250</b>
March	202,450	191,225	<b>435,286</b>
April	334,667	241,667	<b>378,063</b>
May	339,750	312,967	<b>364,272</b>
June	297,500	301,300	<b>415,508</b>
July	199,900	266,360	<b>545,879</b>
August	352,360	359,414	<b>420,536</b>
September	411,250	386,833	<b>465,644</b>
October	296,600	431,271	<b>434,600</b>
November	332,667	479,833	
December	302,500	506,333	

## Median Price

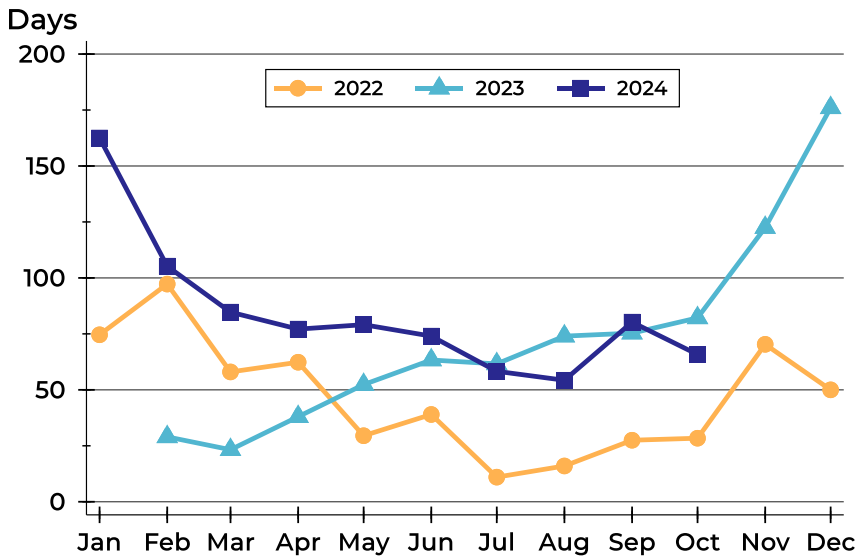


Month	2022	2023	2024
January	275,000	N/A	<b>535,000</b>
February	212,500	160,000	<b>435,000</b>
March	202,450	190,000	<b>295,000</b>
April	319,000	190,000	<b>295,000</b>
May	349,500	239,900	<b>295,900</b>
June	297,500	229,900	<b>459,950</b>
July	199,900	229,900	<b>575,000</b>
August	330,000	249,900	<b>354,950</b>
September	387,500	312,500	<b>419,000</b>
October	275,000	385,000	<b>325,000</b>
November	275,000	442,000	
December	185,000	449,000	



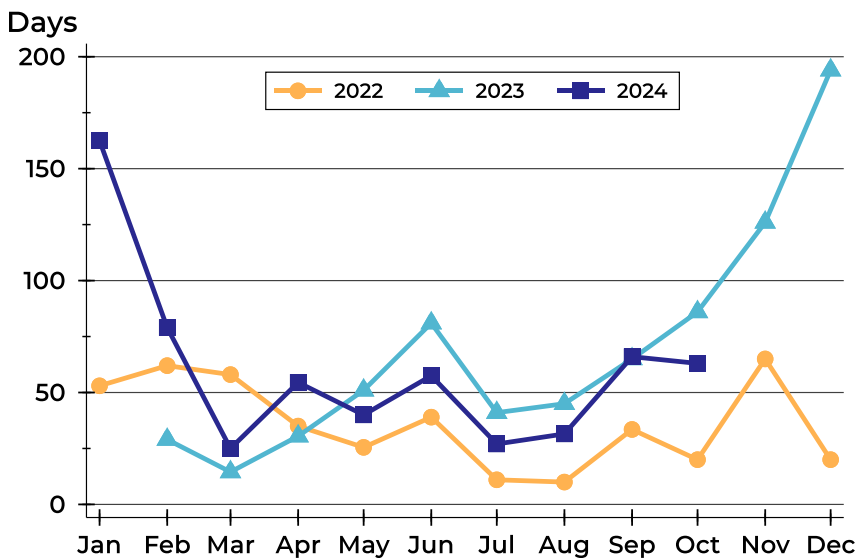
# Wabaunsee County Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	75	N/A	163
February	97	29	105
March	58	23	85
April	62	38	77
May	30	52	79
June	39	63	74
July	11	62	58
August	16	74	54
September	28	75	80
October	28	82	66
November	70	123	
December	50	176	

## Median DOM

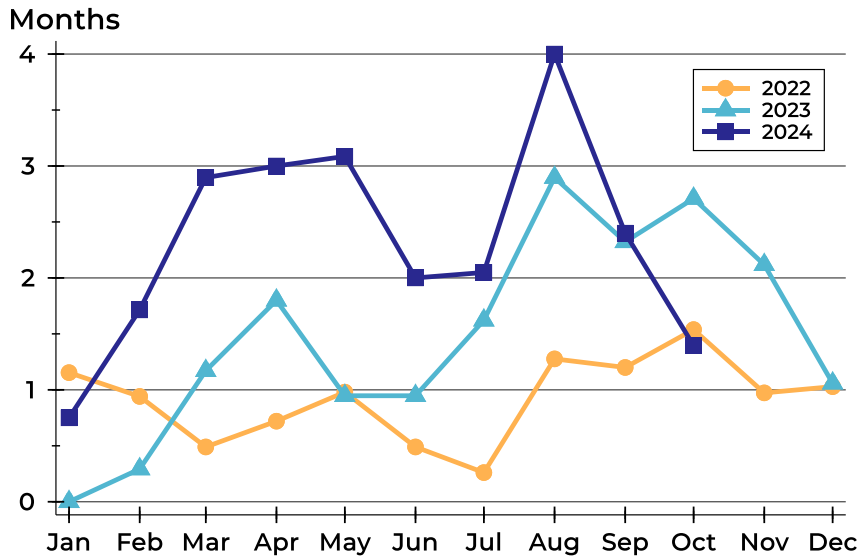


Month	2022	2023	2024
January	53	N/A	163
February	62	29	79
March	58	15	25
April	35	31	55
May	26	51	40
June	39	81	58
July	11	41	27
August	10	45	32
September	34	65	66
October	20	86	63
November	65	126	
December	20	194	



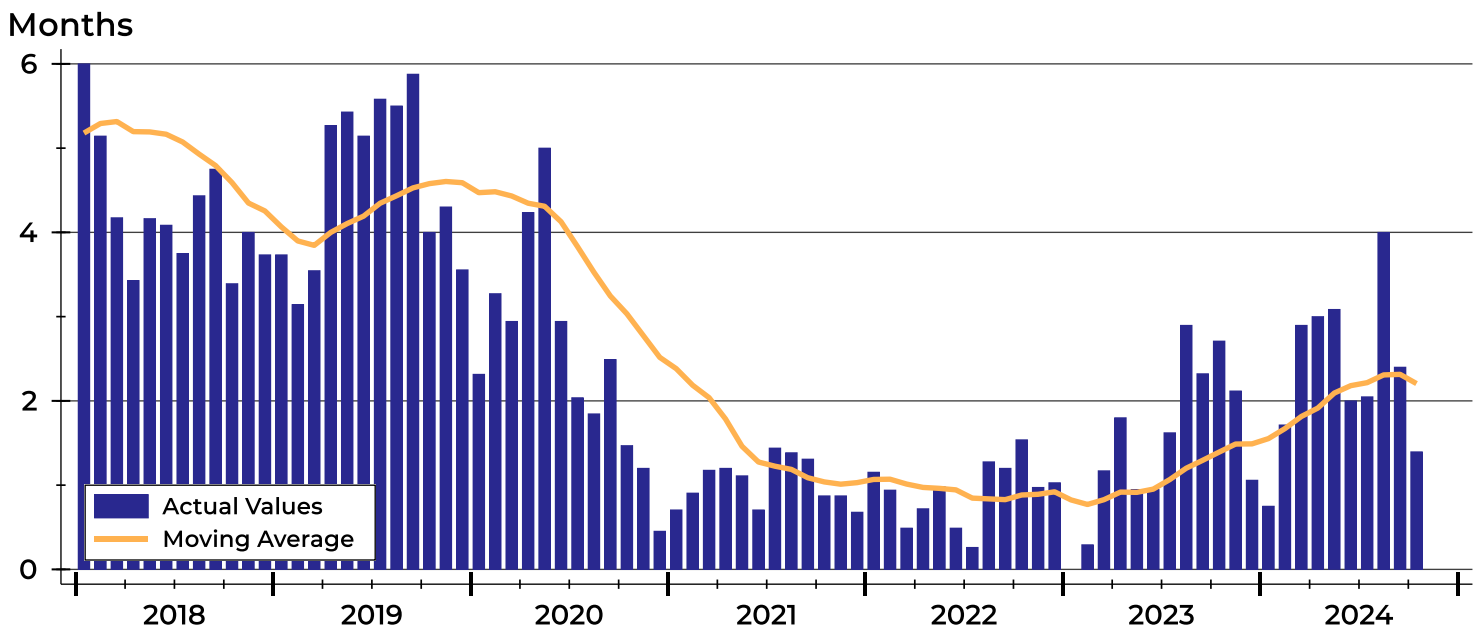
## Wabaunsee County Months' Supply Analysis

### Months' Supply by Month



Month	2022	2023	2024
January	1.2	0.0	<b>0.8</b>
February	0.9	0.3	<b>1.7</b>
March	0.5	1.2	<b>2.9</b>
April	0.7	1.8	<b>3.0</b>
May	1.0	0.9	<b>3.1</b>
June	0.5	0.9	<b>2.0</b>
July	0.3	1.6	<b>2.0</b>
August	1.3	2.9	<b>4.0</b>
September	1.2	2.3	<b>2.4</b>
October	1.5	2.7	<b>1.4</b>
November	1.0	2.1	
December	1.0	1.1	

### History of Month's Supply





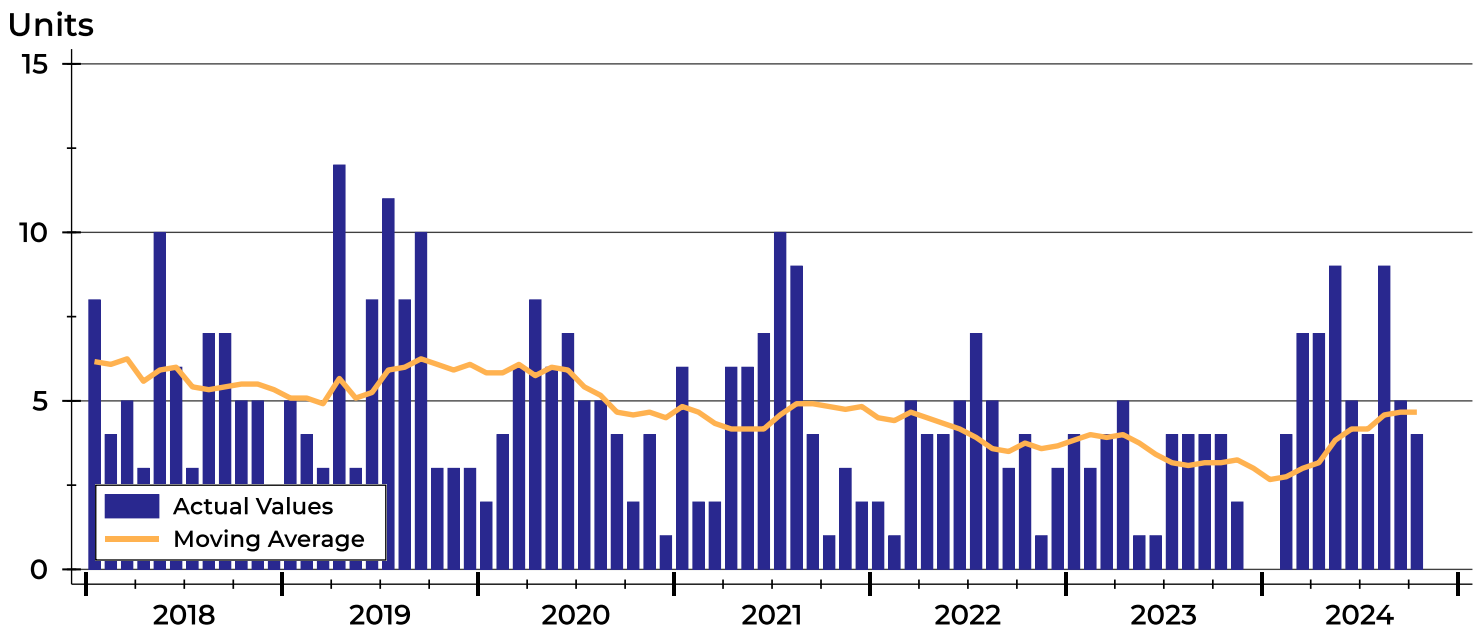
# Wabaunsee County New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	4	4	0.0%
	Volume (1,000s)	814	3,010	-73.0%
	Average List Price	203,375	752,475	-73.0%
	Median List Price	184,250	640,000	-71.2%
Year-to-Date	New Listings	54	34	58.8%
	Volume (1,000s)	15,882	11,135	42.6%
	Average List Price	294,115	327,500	-10.2%
	Median List Price	265,000	200,000	32.5%

A total of 4 new listings were added in Wabaunsee County during October, the same figure as reported in 2023. Year-to-date Wabaunsee County has seen 54 new listings.

The median list price of these homes was \$184,250 down from \$640,000 in 2023.

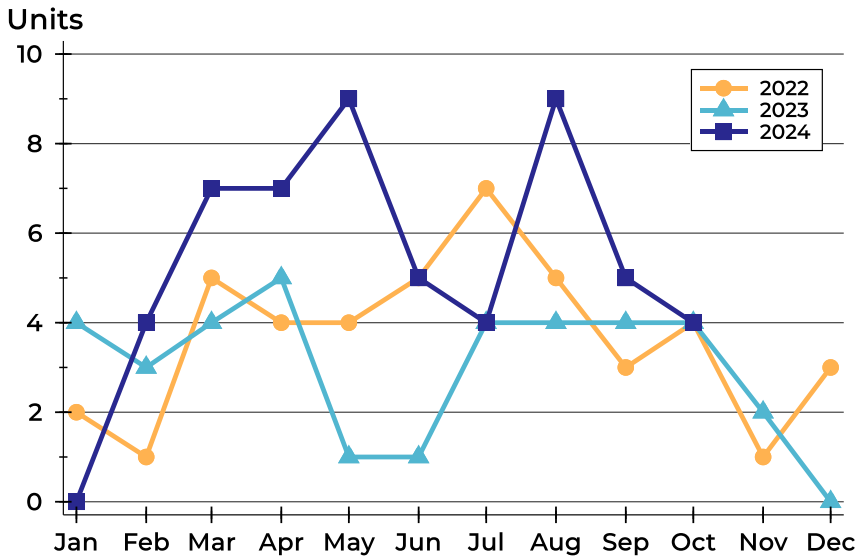
## History of New Listings





## Wabaunsee County New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	2	4	0
February	1	3	4
March	5	4	7
April	4	5	7
May	4	1	9
June	5	1	5
July	7	4	4
August	5	4	9
September	3	4	5
October	4	4	4
November	1	2	
December	3	0	

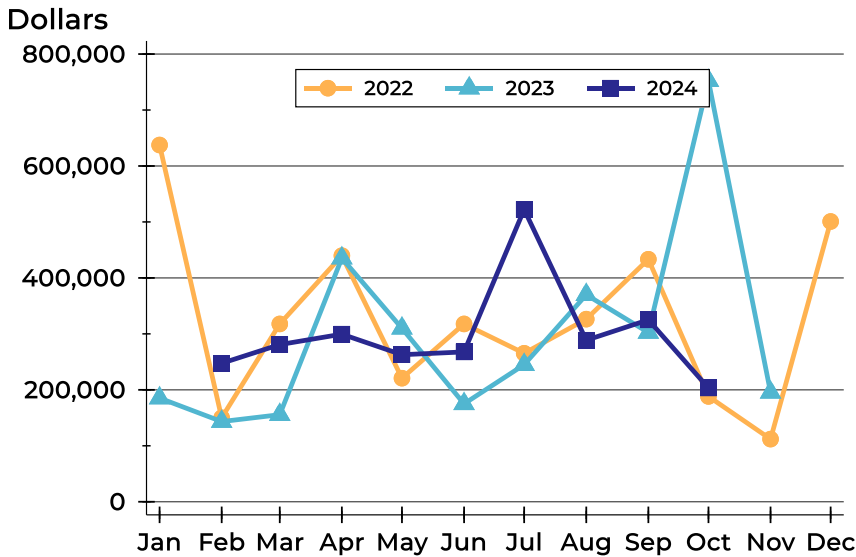
### New Listings by Price Range

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%	125,000	125,000	3	3	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	2	50.0%	184,250	184,250	9	9	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	1	25.0%	320,000	320,000	11	11	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



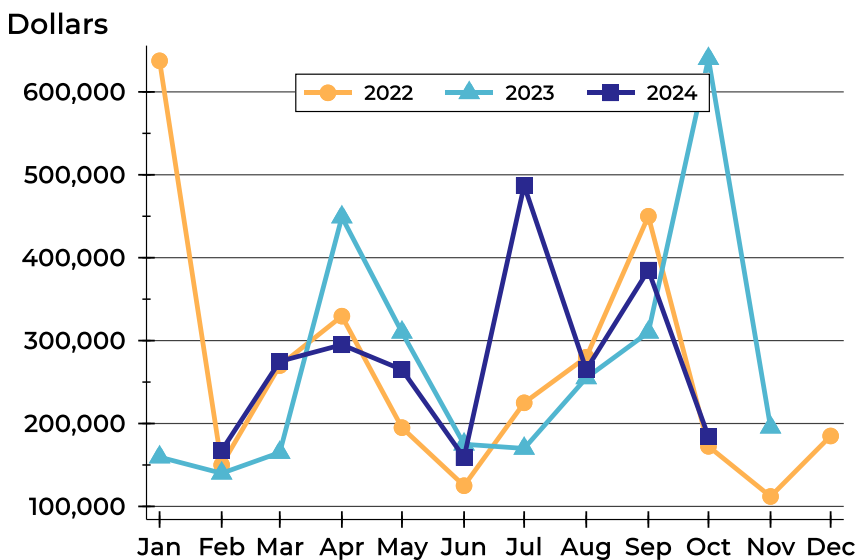
# Wabaunsee County New Listings Analysis

## Average Price



Month	2022	2023	2024
January	637,500	185,250	N/A
February	150,000	143,333	247,500
March	317,780	155,625	280,843
April	439,750	435,380	299,500
May	220,841	310,000	262,783
June	317,800	175,000	267,800
July	265,343	244,975	522,250
August	326,380	370,000	288,650
September	433,333	302,450	325,080
October	188,250	752,475	203,375
November	112,000	195,500	
December	500,833	N/A	

## Median Price



Month	2022	2023	2024
January	637,500	159,500	N/A
February	150,000	140,000	167,500
March	269,900	165,000	275,000
April	329,500	449,000	295,000
May	195,000	310,000	265,000
June	125,000	175,000	159,000
July	225,000	169,950	487,000
August	280,000	255,000	265,000
September	450,000	310,000	385,000
October	172,500	640,000	184,250
November	112,000	195,500	
December	185,000	N/A	



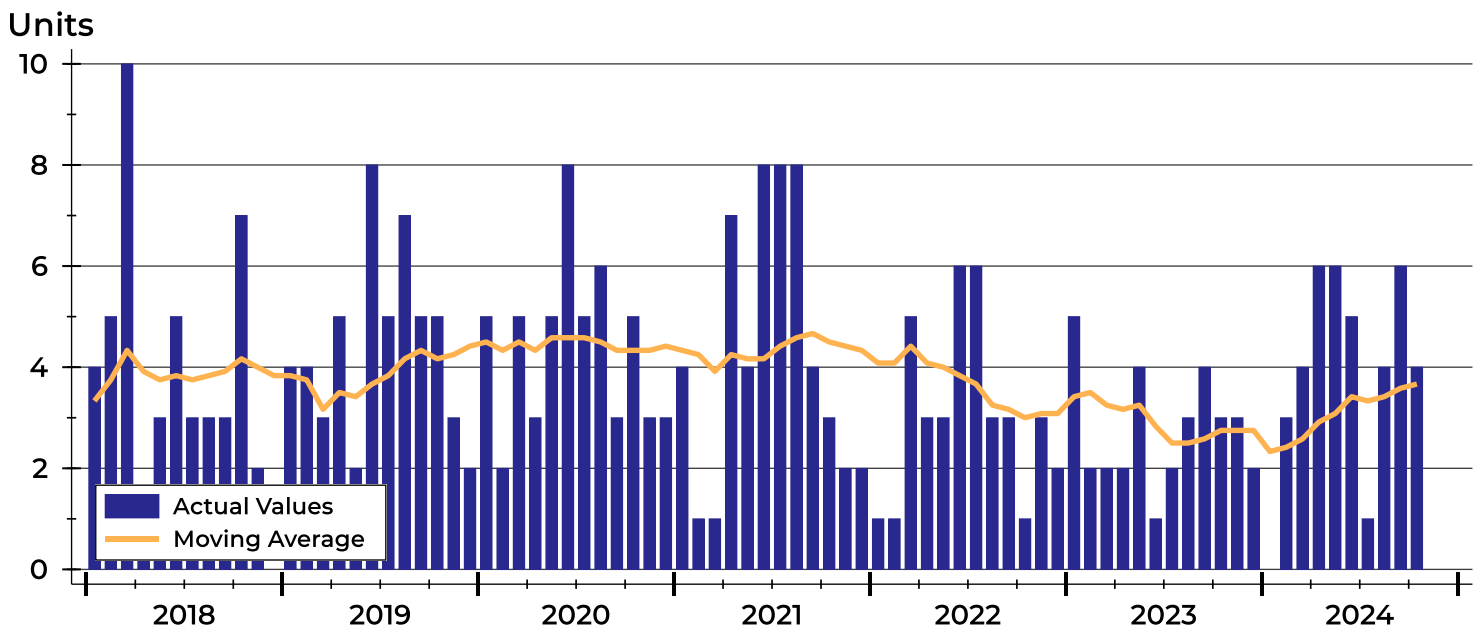
# Wabaunsee County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Contracts Written		4	3	33.3%	39	28	39.3%
Volume (1,000s)		1,200	2,320	-48.3%	11,496	8,544	34.6%
Average	Sale Price	300,000	773,333	-61.2%	294,774	305,129	-3.4%
	Days on Market	72	22	227.3%	34	26	30.8%
	Percent of Original	93.2%	95.2%	-2.1%	96.0%	95.2%	0.8%
Median	Sale Price	250,000	450,000	-44.4%	275,000	192,500	42.9%
	Days on Market	8	20	-60.0%	11	7	57.1%
	Percent of Original	100.0%	94.1%	6.3%	100.0%	97.7%	2.4%

A total of 4 contracts for sale were written in Wabaunsee County during the month of October, up from 3 in 2023. The median list price of these homes was \$250,000, down from \$450,000 the prior year.

Half of the homes that went under contract in October were on the market less than 8 days, compared to 20 days in October 2023.

## History of Contracts Written

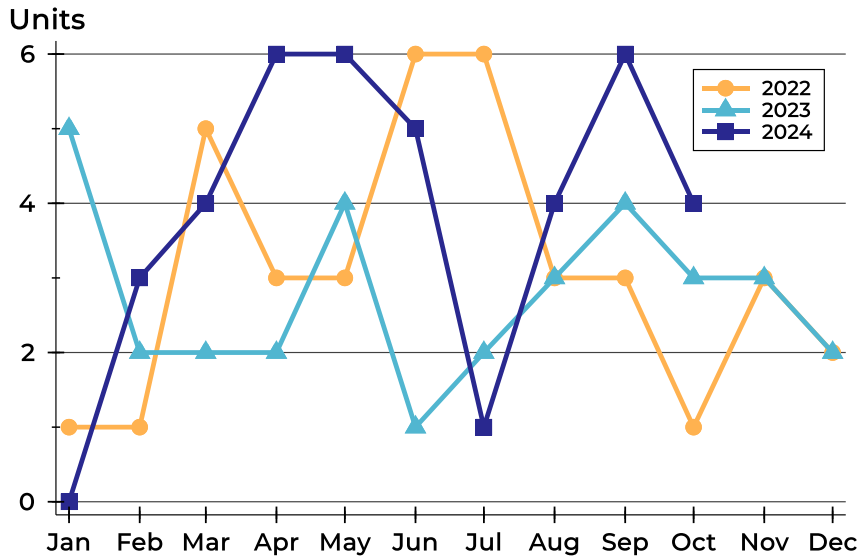






## Wabaunsee County Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	1	5	N/A
February	1	2	3
March	5	2	4
April	3	2	6
May	3	4	6
June	6	1	5
July	6	2	1
August	3	3	4
September	3	4	6
October	1	3	4
November	3	3	
December	2	2	

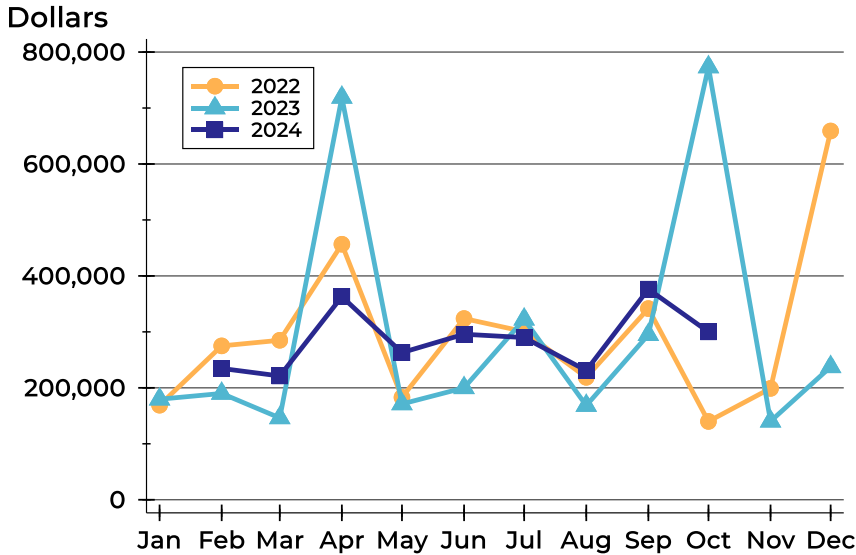
### Contracts Written by Price Range

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	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%	125,000	125,000	3	3	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	1	25.0%	180,000	180,000	4	4	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	1	25.0%	320,000	320,000	11	11	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	1	25.0%	575,000	575,000	271	271	72.9%	72.9%
\$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



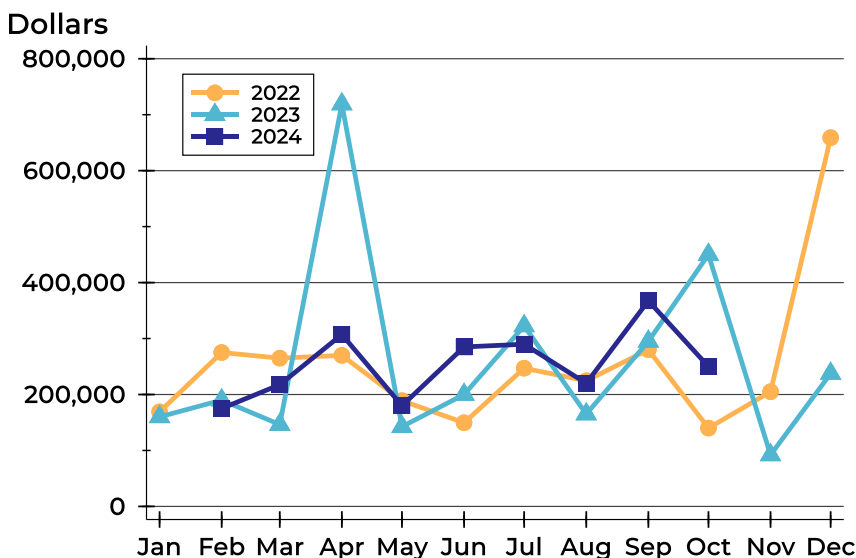
# Wabaunsee County Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	169,000	179,700	N/A
February	275,000	190,000	234,667
March	285,000	146,250	221,225
April	456,633	719,000	363,000
May	183,000	171,225	263,000
June	323,833	200,000	295,800
July	300,500	322,500	289,900
August	218,800	168,333	231,000
September	341,633	294,925	376,400
October	140,000	773,333	300,000
November	199,000	140,300	
December	659,000	237,500	

## Median Price

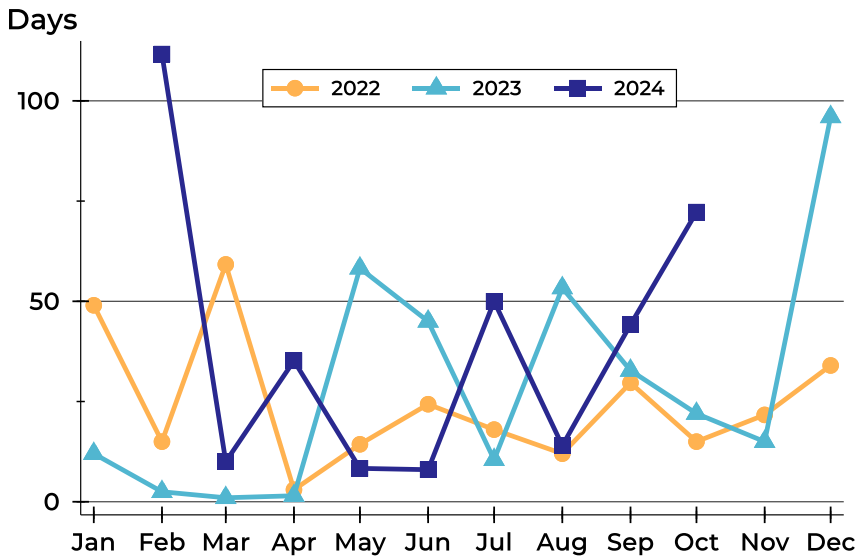


Month	2022	2023	2024
January	169,000	160,000	N/A
February	275,000	190,000	175,000
March	265,000	146,250	217,500
April	269,900	719,000	307,250
May	189,000	142,500	180,000
June	149,500	200,000	285,000
July	247,000	322,500	289,900
August	224,500	165,000	220,000
September	280,000	294,950	367,450
October	140,000	450,000	250,000
November	205,000	92,000	
December	659,000	237,500	



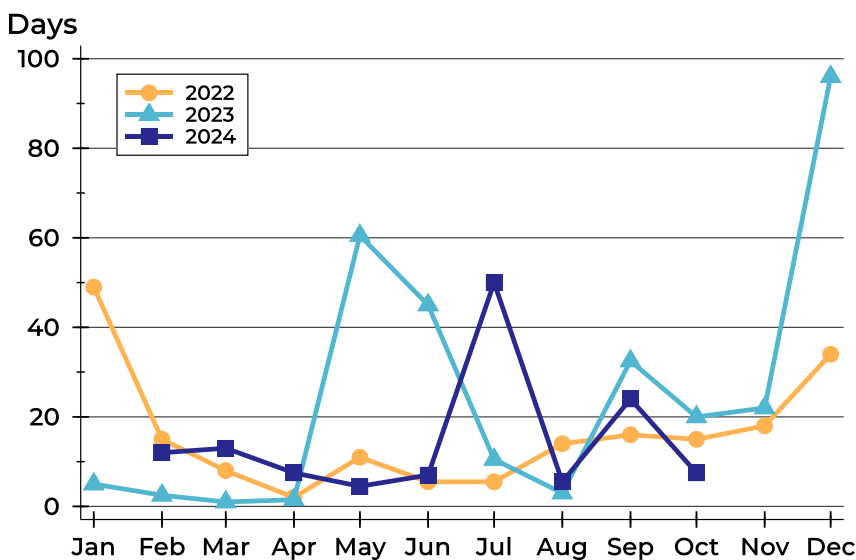
# Wabaunsee County Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	49	12	N/A
February	15	3	112
March	59	1	10
April	3	2	35
May	14	58	8
June	24	45	8
July	18	11	50
August	12	53	14
September	30	33	44
October	15	22	72
November	22	15	
December	34	96	

## Median DOM



Month	2022	2023	2024
January	49	5	N/A
February	15	3	12
March	8	1	13
April	2	2	8
May	11	61	5
June	6	45	7
July	6	11	50
August	14	3	6
September	16	33	24
October	15	20	8
November	18	22	
December	34	96	



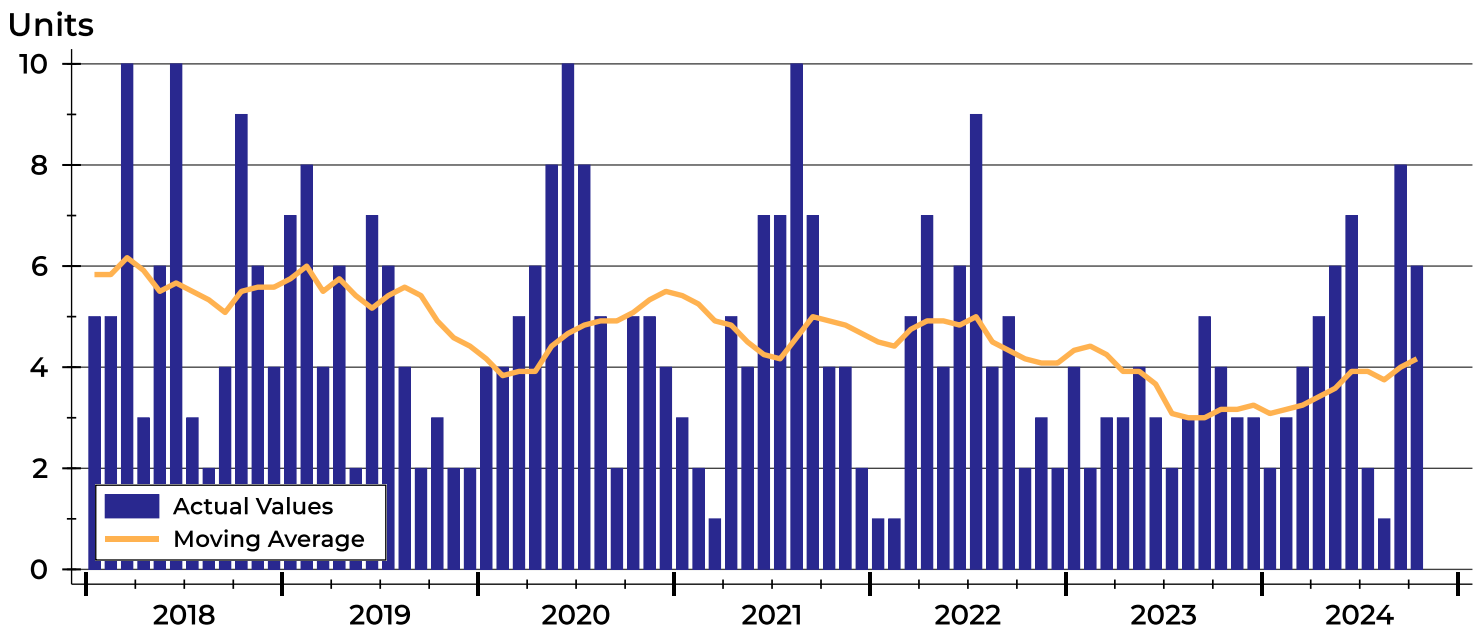
# Wabaunsee County Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		6	4	50.0%
Volume (1,000s)		1,935	2,850	-32.1%
Average	List Price	322,483	712,475	-54.7%
	Days on Market	53	21	152.4%
	Percent of Original	95.5%	99.5%	-4.0%
Median	List Price	334,950	489,950	-31.6%
	Days on Market	8	18	-55.6%
	Percent of Original	100.0%	100.0%	0.0%

A total of 6 listings in Wabaunsee County had contracts pending at the end of October, up from 4 contracts pending at the end of October 2023.

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.

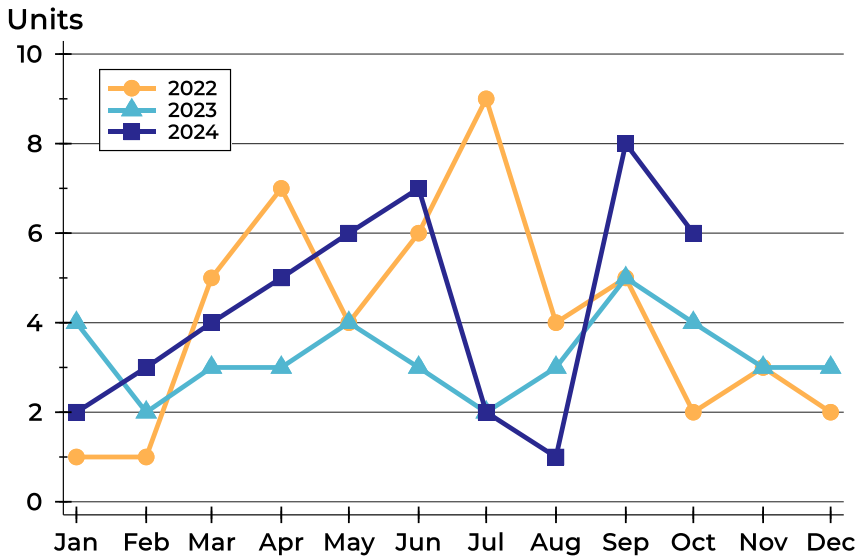
## History of Pending Contracts





## Wabaunsee County Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	1	4	2
February	1	2	3
March	5	3	4
April	7	3	5
May	4	4	6
June	6	3	7
July	9	2	2
August	4	3	1
September	5	5	8
October	2	4	6
November	3	3	
December	2	3	

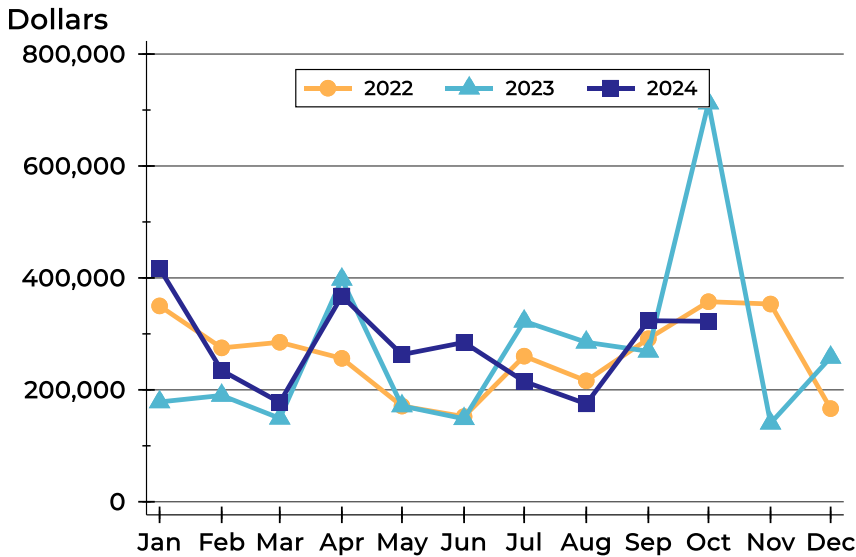
### Pending Contracts by Price Range

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	1	16.7%	125,000	125,000	3	3	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	1	16.7%	180,000	180,000	4	4	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	3	50.0%	351,633	349,900	14	11	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	1	16.7%	575,000	575,000	271	271	72.9%	72.9%
\$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



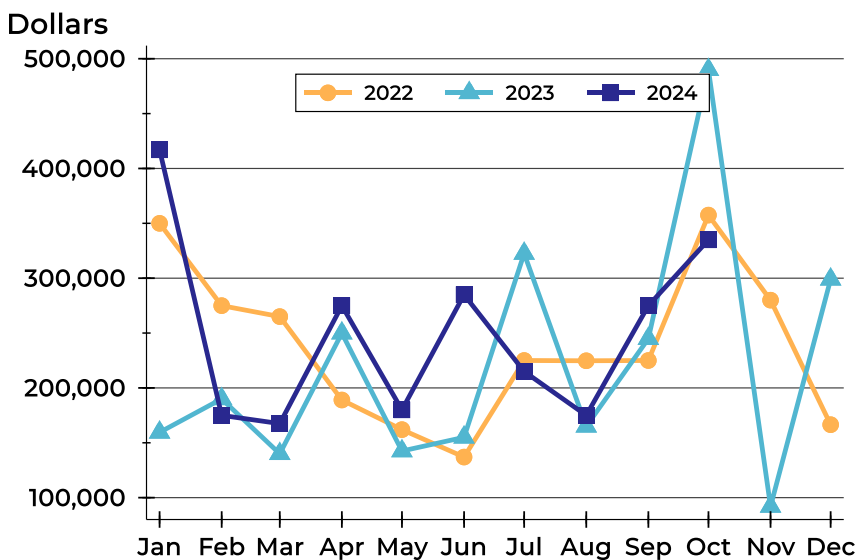
# Wabaunsee County Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	350,000	178,375	<b>417,000</b>
February	275,000	190,000	<b>234,667</b>
March	285,000	149,167	<b>177,475</b>
April	256,271	397,467	<b>367,600</b>
May	171,000	171,225	<b>263,000</b>
June	152,167	148,300	<b>284,714</b>
July	260,222	322,500	<b>215,000</b>
August	216,125	285,000	<b>175,000</b>
September	291,360	268,940	<b>323,538</b>
October	357,500	712,475	<b>322,483</b>
November	353,333	140,300	
December	166,500	258,000	

## Median Price

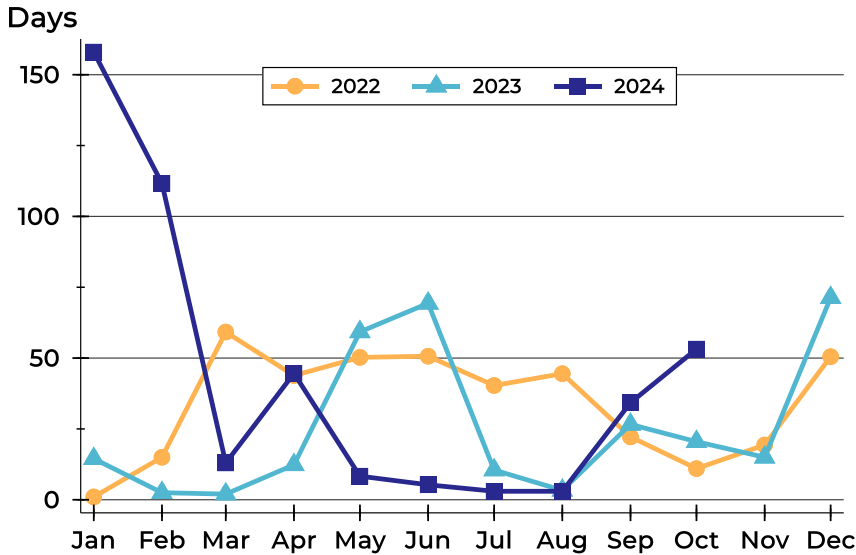


Month	2022	2023	2024
January	350,000	159,500	<b>417,000</b>
February	275,000	190,000	<b>175,000</b>
March	265,000	140,000	<b>167,500</b>
April	189,000	249,900	<b>275,000</b>
May	162,000	142,500	<b>180,000</b>
June	137,000	155,000	<b>285,000</b>
July	225,000	322,500	<b>215,000</b>
August	224,750	165,000	<b>175,000</b>
September	225,000	244,900	<b>274,950</b>
October	357,500	489,950	<b>334,950</b>
November	280,000	92,000	
December	166,500	299,000	



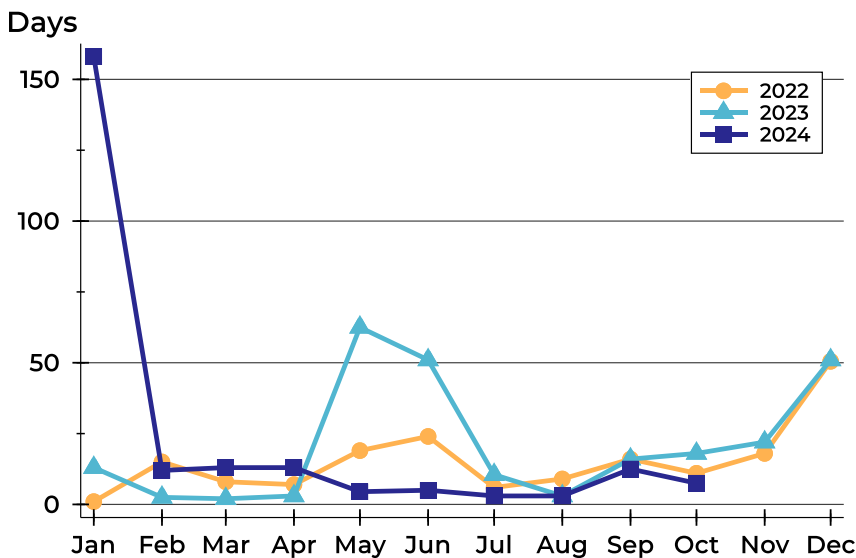
## Wabaunsee County Pending Contracts Analysis

### Average DOM



Month	2022	2023	2024
January	1	15	<b>158</b>
February	15	3	<b>112</b>
March	59	2	<b>13</b>
April	44	12	<b>45</b>
May	50	59	<b>8</b>
June	51	69	<b>5</b>
July	40	11	<b>3</b>
August	45	3	<b>3</b>
September	22	27	<b>34</b>
October	11	21	<b>53</b>
November	19	15	
December	51	71	

### Median DOM



Month	2022	2023	2024
January	1	13	<b>158</b>
February	15	3	<b>12</b>
March	8	2	<b>13</b>
April	7	3	<b>13</b>
May	19	63	<b>5</b>
June	24	51	<b>5</b>
July	6	11	<b>3</b>
August	9	3	<b>3</b>
September	16	16	<b>13</b>
October	11	18	<b>8</b>
November	18	22	
December	51	51	