



SUNFLOWER
ASSOCIATION OF REALTORS®, INC.

May 2025 Region Total Statistics

- Central Region Total (*print pages 2 through 23*)
- North Region Total (*print pages 24 through 45*)
- South Region Total (*print pages 46 through 67*)

Sunflower MLS, Inc.

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

Phone: 785/267-3215
Fax: 785/267-4993
E-mail: denise@sunflowerrealtors.com



**May
2025**

Sunflower MLS Statistics



Central Region Housing Report



Market Overview

Central Region Home Sales Fell in May

Total home sales in Central Region fell last month to 243 units, compared to 256 units in May 2024. Total sales volume was \$58.2 million, down from a year earlier.

The median sale price in May was \$220,000, up from \$210,100 a year earlier. Homes that sold in May were typically on the market for 6 days and sold for 100.0% of their list prices.

Central Region Active Listings Down at End of May

The total number of active listings in Central Region at the end of May was 203 units, down from 206 at the same point in 2024. This represents a 1.0 months' supply of homes available for sale. The median list price of homes on the market at the end of May was \$280,000.

During May, a total of 220 contracts were written down from 248 in May 2024. At the end of the month, there were 254 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, Association Executive
Sunflower Association of REALTORS®
3646 SW Plass
Topeka, KS 66611
785-267-3245
denise@sunflowerrealtors.com
www.SunflowerRealtors.com



**May
2025**

Sunflower MLS Statistics



Central Region Summary Statistics

May MLS Statistics Three-year History		Current Month			Year-to-Date		
		2025	2024	2023	2025	2024	2023
Home Sales Change from prior year		243 -5.1%	256 18.0%	217 -17.2%	936 -2.8%	963 6.8%	902 -11.8%
Active Listings Change from prior year		203 -1.5%	206 47.1%	140 10.2%	N/A	N/A	N/A
Months' Supply Change from prior year		1.0 0.0%	1.0 42.9%	0.7 40.0%	N/A	N/A	N/A
New Listings Change from prior year		227 -25.8%	306 13.8%	269 -9.7%	1,091 -9.2%	1,201 10.8%	1,084 -10.8%
Contracts Written Change from prior year		220 -11.3%	248 0.8%	246 -9.6%	1,035 -4.1%	1,079 3.9%	1,038 -9.0%
Pending Contracts Change from prior year		254 4.1%	244 -6.2%	260 -4.8%	N/A	N/A	N/A
Sales Volume (1,000s) Change from prior year		58,229 -5.1%	61,341 28.6%	47,706 -17.7%	210,252 2.4%	205,313 17.0%	175,507 -10.6%
Average	Sale Price Change from prior year	239,627 0.0%	239,612 9.0%	219,842 -0.7%	224,628 5.4%	213,202 9.6%	194,575 1.4%
	List Price of Actives Change from prior year	310,297 1.4%	306,059 -19.6%	380,449 55.0%	N/A	N/A	N/A
	Days on Market Change from prior year	21 31.3%	16 6.7%	15 50.0%	28 16.7%	24 14.3%	21 50.0%
	Percent of List Change from prior year	99.5% -0.5%	100.0% -1.1%	101.1% -1.7%	98.6% -0.4%	99.0% -1.0%	100.0% -1.2%
	Percent of Original Change from prior year	98.4% -0.7%	99.1% -1.5%	100.6% -1.3%	96.8% -0.7%	97.5% -1.0%	98.5% -1.6%
Median	Sale Price Change from prior year	220,000 4.7%	210,100 13.6%	185,000 -5.3%	200,000 7.5%	186,000 9.6%	169,700 7.4%
	List Price of Actives Change from prior year	280,000 5.7%	265,000 -11.7%	300,000 42.9%	N/A	N/A	N/A
	Days on Market Change from prior year	6 100.0%	3 0.0%	3 0.0%	8 60.0%	5 25.0%	4 33.3%
	Percent of List Change from prior year	100.0% 0.0%	100.0% 0.0%	100.0% -1.2%	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%
	Percent of Original Change from prior year	100.0% 0.0%	100.0% 0.0%	100.0% -1.1%	99.5% -0.5%	100.0% 0.0%	100.0% 0.0%

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



**May
2025**

Sunflower MLS Statistics



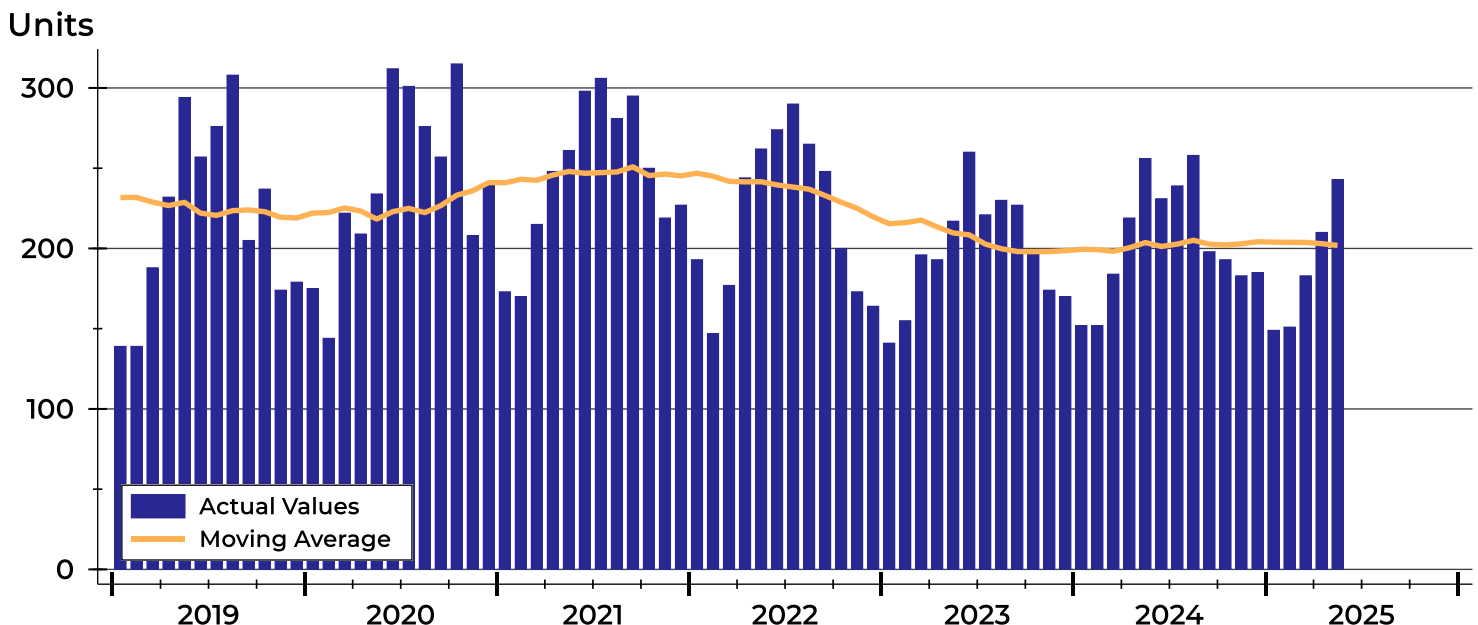
Central Region Closed Listings Analysis

Summary Statistics for Closed Listings		2025	May 2024	Change	2025	Year-to-Date 2024	Change
Closed Listings		243	256	-5.1%	936	963	-2.8%
Volume (1,000s)		58,229	61,341	-5.1%	210,252	205,313	2.4%
Months' Supply		1.0	1.0	0.0%	N/A	N/A	N/A
Average	Sale Price	239,627	239,612	0.0%	224,628	213,202	5.4%
	Days on Market	21	16	31.3%	28	24	16.7%
	Percent of List	99.5%	100.0%	-0.5%	98.6%	99.0%	-0.4%
	Percent of Original	98.4%	99.1%	-0.7%	96.8%	97.5%	-0.7%
Median	Sale Price	220,000	210,100	4.7%	200,000	186,000	7.5%
	Days on Market	6	3	100.0%	8	5	60.0%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	100.0%	100.0%	0.0%	99.5%	100.0%	-0.5%

A total of 243 homes sold in Central Region in May, down from 256 units in May 2024. Total sales volume fell to \$58.2 million compared to \$61.3 million in the previous year.

The median sales price in May was \$220,000, up 4.7% compared to the prior year. Median days on market was 6 days, up from 4 days in April, and up from 3 in May 2024.

History of Closed Listings





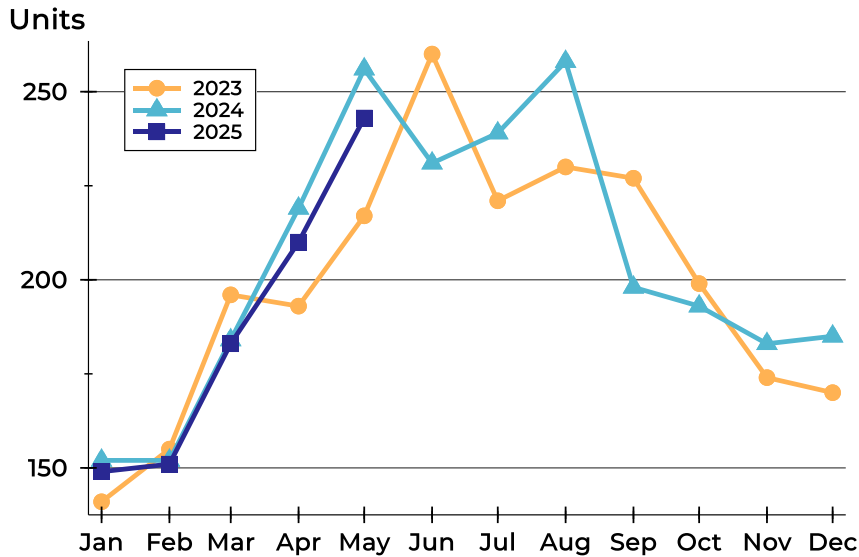
**May
2025**

Sunflower MLS Statistics



Central Region Closed Listings Analysis

Closed Listings by Month



Month	2023	2024	2025
January	141	152	149
February	155	152	151
March	196	184	183
April	193	219	210
May	217	256	243
June	260	231	
July	221	239	
August	230	258	
September	227	198	
October	199	193	
November	174	183	
December	170	185	

Closed Listings by Price Range

Price Range	Sales Number	Percent	Months' Supply	Sale Price Average	Median	Days on Market Avg.	Med.	Price as % of List Avg.	Med.	Price as % of Orig. 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	7	2.9%	1.0	38,386	40,000	20	19	97.4%	90.0%	95.1%	90.0%
\$50,000-\$99,999	28	11.5%	0.7	79,133	80,500	31	25	93.5%	96.6%	91.4%	96.3%
\$100,000-\$124,999	14	5.8%	0.6	112,157	114,000	21	7	100.3%	100.0%	99.0%	100.0%
\$125,000-\$149,999	21	8.6%	0.9	138,886	140,000	20	3	101.9%	100.0%	100.9%	100.0%
\$150,000-\$174,999	17	7.0%	0.7	160,198	160,000	12	3	99.9%	100.0%	98.6%	100.0%
\$175,000-\$199,999	21	8.6%	0.6	188,362	190,000	7	6	100.9%	100.0%	100.7%	100.0%
\$200,000-\$249,999	33	13.6%	0.6	224,597	220,000	14	2	101.3%	100.0%	100.5%	100.0%
\$250,000-\$299,999	34	14.0%	0.7	271,147	272,500	10	4	101.1%	100.0%	100.6%	100.0%
\$300,000-\$399,999	39	16.0%	2.1	341,244	339,900	26	9	98.7%	100.0%	97.2%	99.2%
\$400,000-\$499,999	18	7.4%	1.3	444,465	442,500	17	3	98.7%	99.1%	98.0%	98.6%
\$500,000-\$749,999	10	4.1%	1.8	573,950	546,500	91	8	101.0%	99.5%	99.8%	97.4%
\$750,000-\$999,999	1	0.4%	4.8	900,000	900,000	0	0	100.0%	100.0%	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A



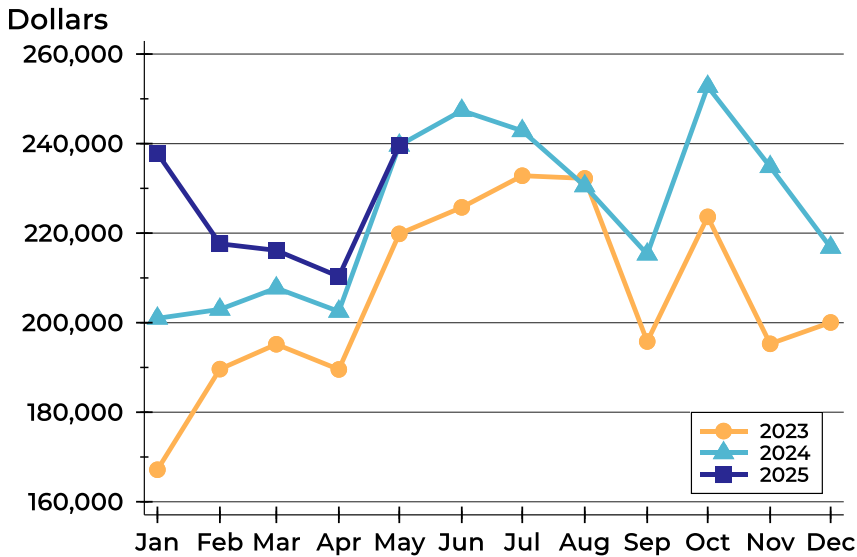
**May
2025**

Sunflower MLS Statistics



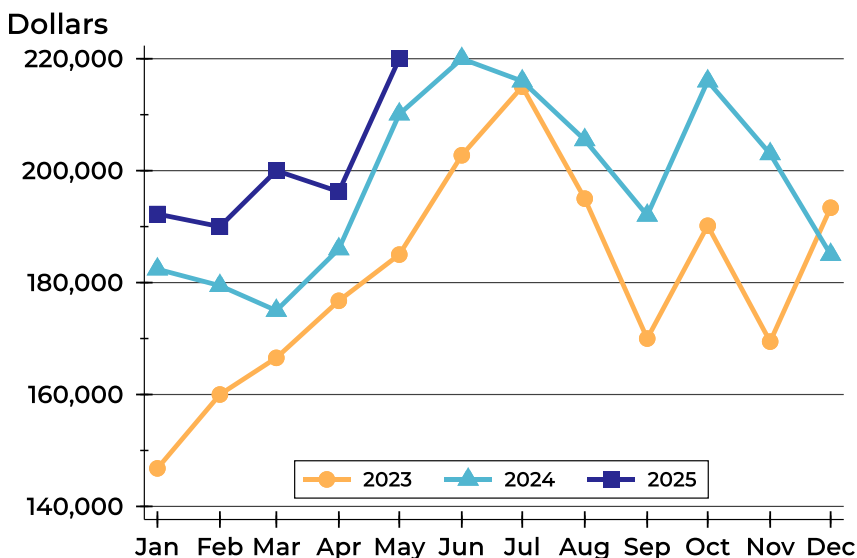
Central Region Closed Listings Analysis

Average Price



Month	2023	2024	2025
January	167,154	200,977	237,839
February	189,627	202,971	217,629
March	195,182	207,728	216,154
April	189,557	202,514	210,316
May	219,842	239,612	239,627
June	225,758	247,377	
July	232,828	242,852	
August	232,231	230,539	
September	195,798	215,287	
October	223,639	252,744	
November	195,282	234,827	
December	200,047	216,800	

Median Price



Month	2023	2024	2025
January	146,800	182,400	192,250
February	160,000	179,450	190,000
March	166,550	175,000	200,000
April	176,750	186,000	196,250
May	185,000	210,100	220,000
June	202,750	220,000	
July	215,000	216,000	
August	195,000	205,500	
September	170,000	192,000	
October	190,155	216,000	
November	169,450	203,000	
December	193,375	185,000	



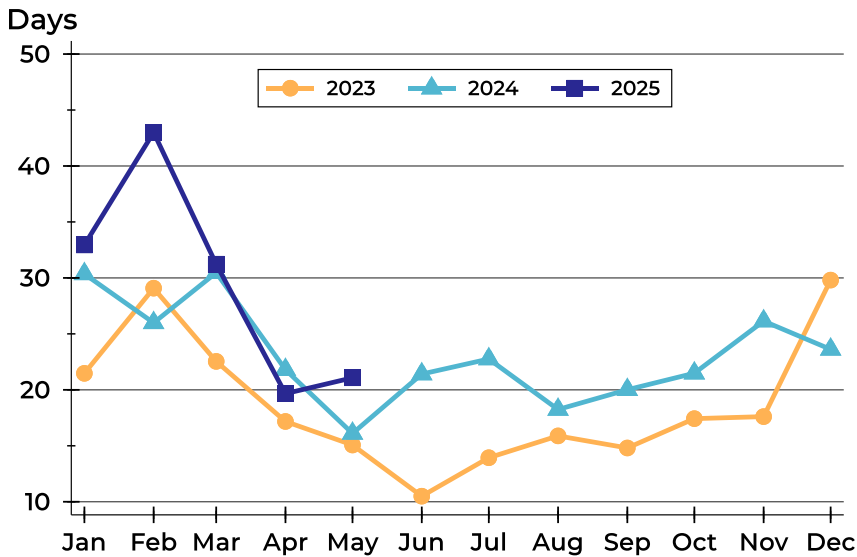
**May
2025**

Sunflower MLS Statistics



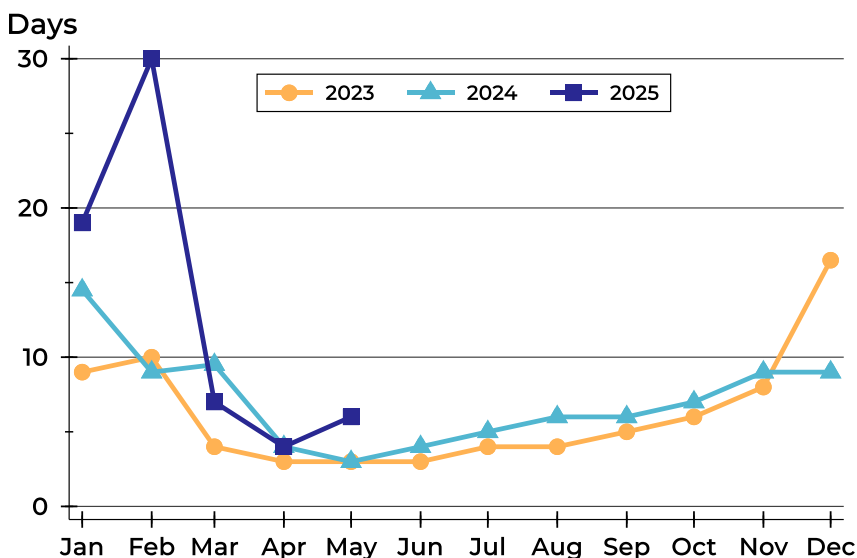
Central Region Closed Listings Analysis

Average DOM



Month	2023	2024	2025
January	21	30	33
February	29	26	43
March	23	30	31
April	17	22	20
May	15	16	21
June	11	21	
July	14	23	
August	16	18	
September	15	20	
October	17	21	
November	18	26	
December	30	24	

Median DOM



Month	2023	2024	2025
January	9	15	19
February	10	9	30
March	4	10	7
April	3	4	4
May	3	3	6
June	3	4	
July	4	5	
August	4	6	
September	5	6	
October	6	7	
November	8	9	
December	17	9	



**May
2025**

Sunflower MLS Statistics



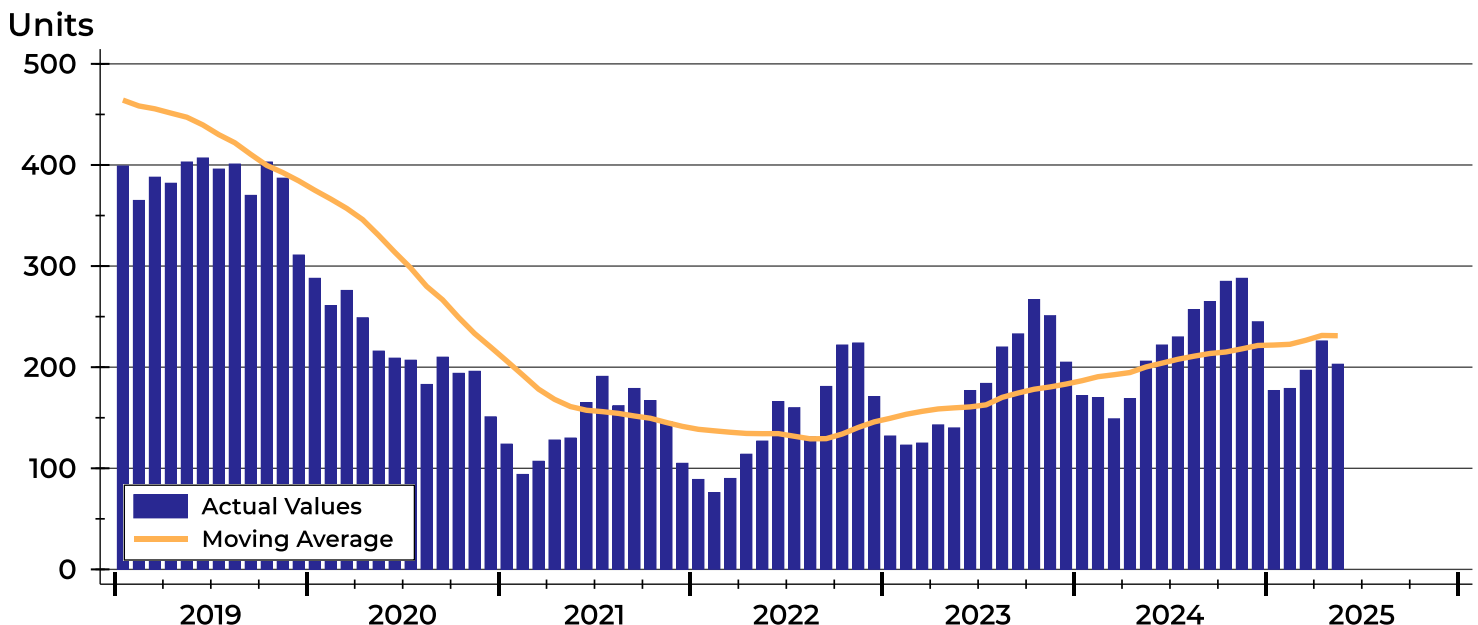
Central Region Active Listings Analysis

Summary Statistics for Active Listings		2025	End of May 2024	Change
Active Listings		203	206	-1.5%
Volume (1,000s)		62,990	63,048	-0.1%
Months' Supply		1.0	1.0	0.0%
Average	List Price	310,297	306,059	1.4%
	Days on Market	49	46	6.5%
	Percent of Original	97.6%	97.3%	0.3%
Median	List Price	280,000	265,000	5.7%
	Days on Market	29	22	31.8%
	Percent of Original	100.0%	100.0%	0.0%

A total of 203 homes were available for sale in Central Region at the end of May. This represents a 1.0 months' supply of active listings.

The median list price of homes on the market at the end of May was \$280,000, up 5.7% from 2024. The typical time on market for active listings was 29 days, up from 22 days a year earlier.

History of Active Listings





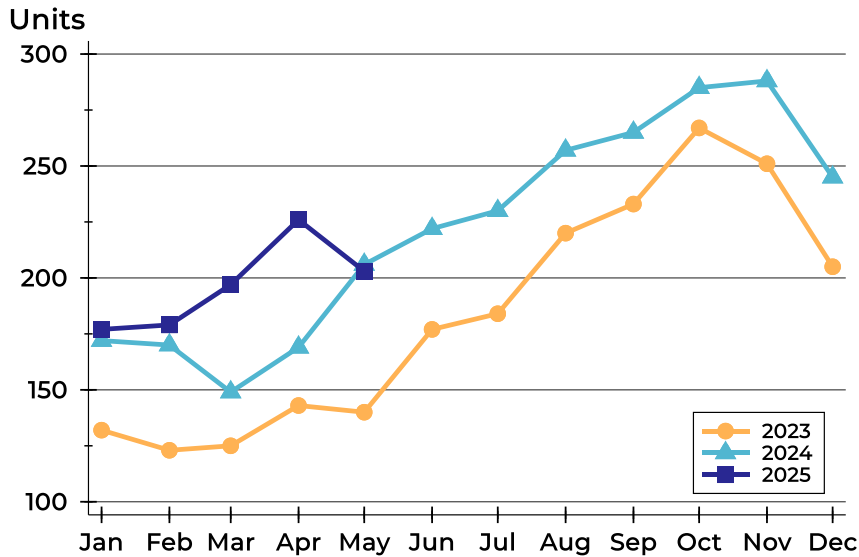
**May
2025**

Sunflower MLS Statistics



Central Region Active Listings Analysis

Active Listings by Month



Month	2023	2024	2025
January	132	172	177
February	123	170	179
March	125	149	197
April	143	169	226
May	140	206	203
June	177	222	
July	184	230	
August	220	257	
September	233	265	
October	267	285	
November	251	288	
December	205	245	

Active Listings by Price Range

Price Range	Active Listings Number	Percent	Months' Supply	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	0.5%	N/A	2,400	2,400	8	8	129.7%	129.7%
\$25,000-\$49,999	6	3.0%	1.0	39,450	41,000	61	42	89.6%	92.7%
\$50,000-\$99,999	17	8.4%	0.7	72,589	71,000	40	39	95.0%	98.6%
\$100,000-\$124,999	7	3.4%	0.6	116,914	119,000	31	23	95.3%	96.0%
\$125,000-\$149,999	16	7.9%	0.9	136,453	135,000	54	17	98.0%	100.0%
\$150,000-\$174,999	13	6.4%	0.7	162,808	164,000	95	47	101.2%	100.0%
\$175,000-\$199,999	11	5.4%	0.6	190,173	190,000	43	24	98.3%	100.0%
\$200,000-\$249,999	19	9.4%	0.6	225,095	229,900	61	26	96.9%	100.0%
\$250,000-\$299,999	19	9.4%	0.7	274,168	275,000	27	16	98.7%	100.0%
\$300,000-\$399,999	53	26.1%	2.1	359,144	365,000	47	30	97.9%	100.0%
\$400,000-\$499,999	18	8.9%	1.3	450,072	457,450	37	38	97.1%	98.4%
\$500,000-\$749,999	14	6.9%	1.8	562,943	546,500	51	56	97.6%	100.0%
\$750,000-\$999,999	6	3.0%	4.8	812,483	799,000	58	69	98.9%	99.4%
\$1,000,000 and up	3	1.5%	N/A	1,643,039	1,129,117	73	90	100.0%	100.0%



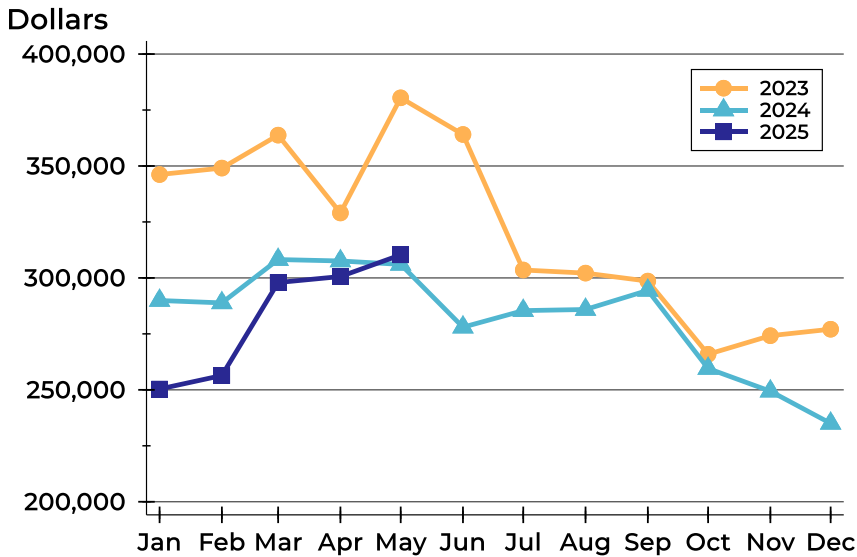
**May
2025**

Sunflower MLS Statistics



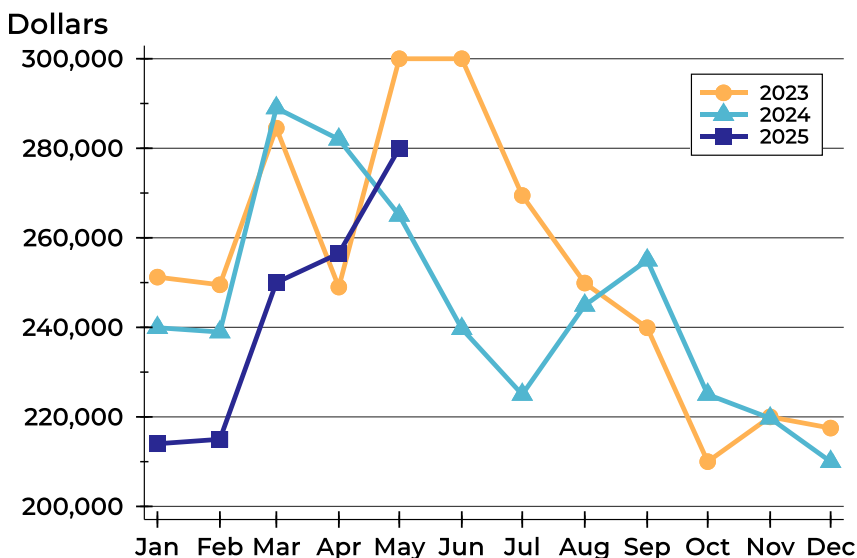
Central Region Active Listings Analysis

Average Price



Month	2023	2024	2025
January	346,174	289,916	250,369
February	349,073	288,851	256,393
March	363,785	308,199	297,947
April	329,023	307,575	300,615
May	380,449	306,059	310,297
June	364,083	277,986	
July	303,543	285,403	
August	302,144	285,893	
September	298,592	294,424	
October	265,896	259,542	
November	274,200	249,403	
December	277,073	235,021	

Median Price



Month	2023	2024	2025
January	251,225	239,925	214,000
February	249,500	238,950	215,000
March	284,500	289,000	250,000
April	249,000	282,000	256,500
May	300,000	265,000	280,000
June	299,999	239,700	
July	269,450	225,000	
August	249,900	244,900	
September	239,900	255,000	
October	210,000	225,000	
November	220,000	219,700	
December	217,500	210,000	



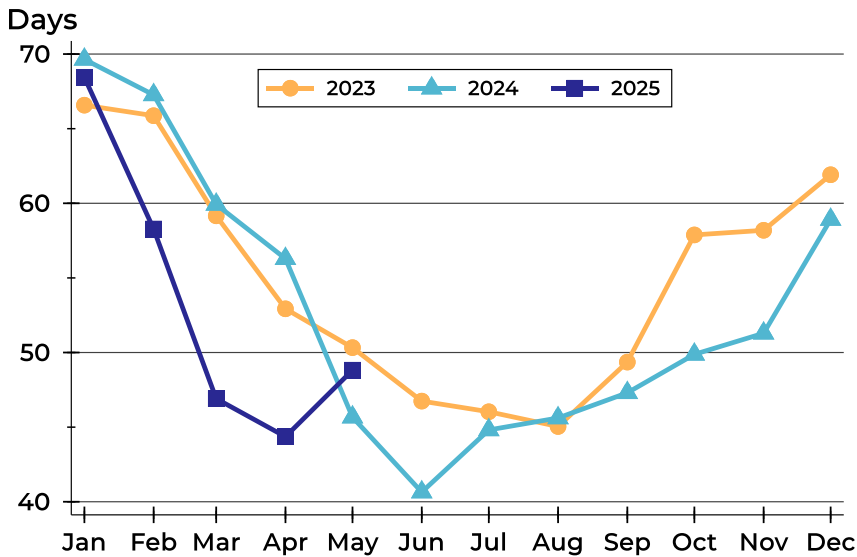
**May
2025**

Sunflower MLS Statistics



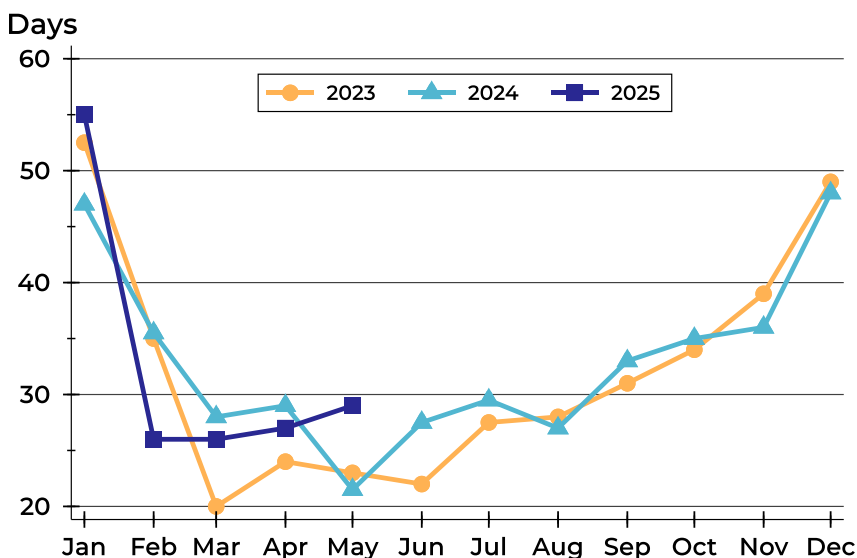
Central Region Active Listings Analysis

Average DOM



Month	2023	2024	2025
January	67	70	68
February	66	67	58
March	59	60	47
April	53	56	44
May	50	46	49
June	47	41	
July	46	45	
August	45	46	
September	49	47	
October	58	50	
November	58	51	
December	62	59	

Median DOM



Month	2023	2024	2025
January	53	47	55
February	35	36	26
March	20	28	26
April	24	29	27
May	23	22	29
June	22	28	
July	28	30	
August	28	27	
September	31	33	
October	34	35	
November	39	36	
December	49	48	



May
2025

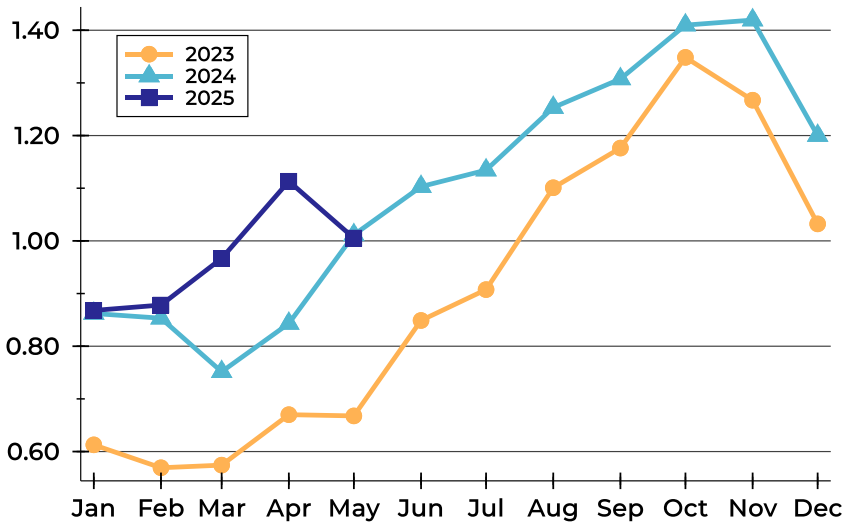
Sunflower MLS Statistics



Central Region Months' Supply Analysis

Months' Supply by Month

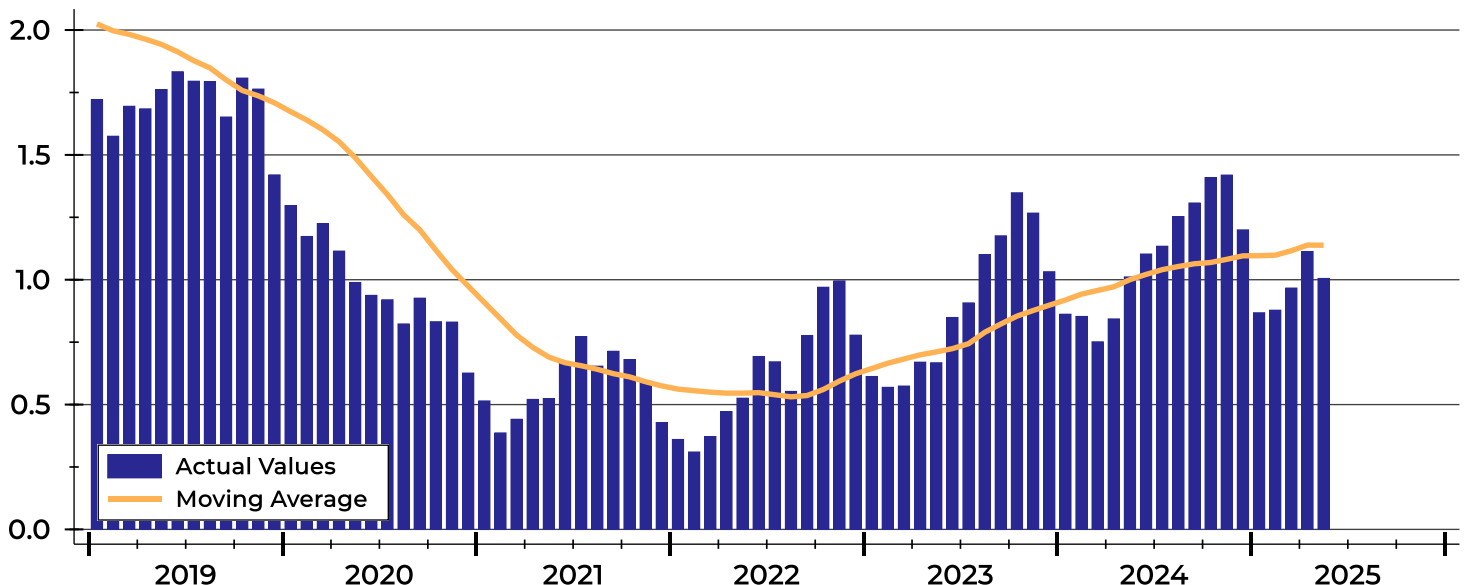
Months



Month	2023	2024	2025
January	0.6	0.9	0.9
February	0.6	0.9	0.9
March	0.6	0.8	1.0
April	0.7	0.8	1.1
May	0.7	1.0	1.0
June	0.8	1.1	
July	0.9	1.1	
August	1.1	1.3	
September	1.2	1.3	
October	1.3	1.4	
November	1.3	1.4	
December	1.0	1.2	

History of Month's Supply

Months





**May
2025**

Sunflower MLS Statistics



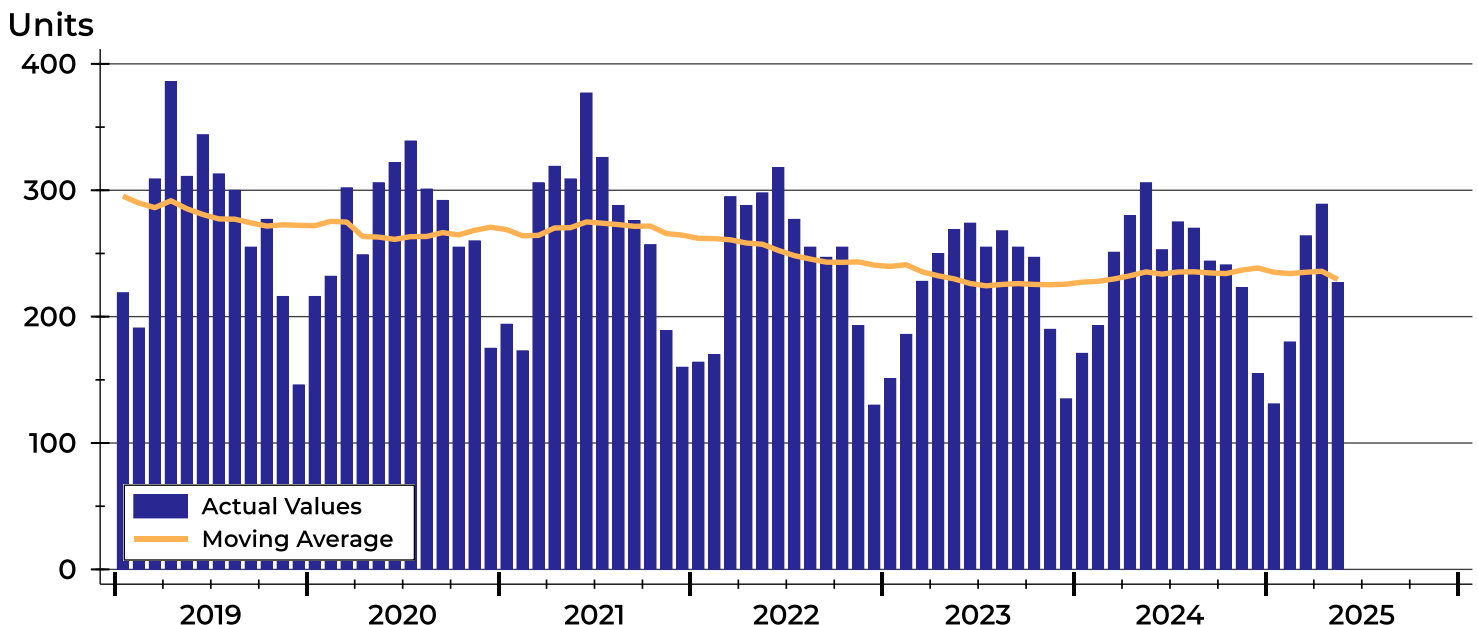
Central Region New Listings Analysis

Summary Statistics for New Listings		2025	May 2024	Change
Current Month	New Listings	227	306	-25.8%
	Volume (1,000s)	58,821	74,329	-20.9%
	Average List Price	259,124	242,905	6.7%
	Median List Price	238,500	199,450	19.6%
Year-to-Date	New Listings	1,091	1,201	-9.2%
	Volume (1,000s)	271,148	279,676	-3.0%
	Average List Price	248,532	232,869	6.7%
	Median List Price	220,000	199,000	10.6%

A total of 227 new listings were added in Central Region during May, down 25.8% from the same month in 2024. Year-to-date Central Region has seen 1,091 new listings.

The median list price of these homes was \$238,500 up from \$199,450 in 2024.

History of New Listings





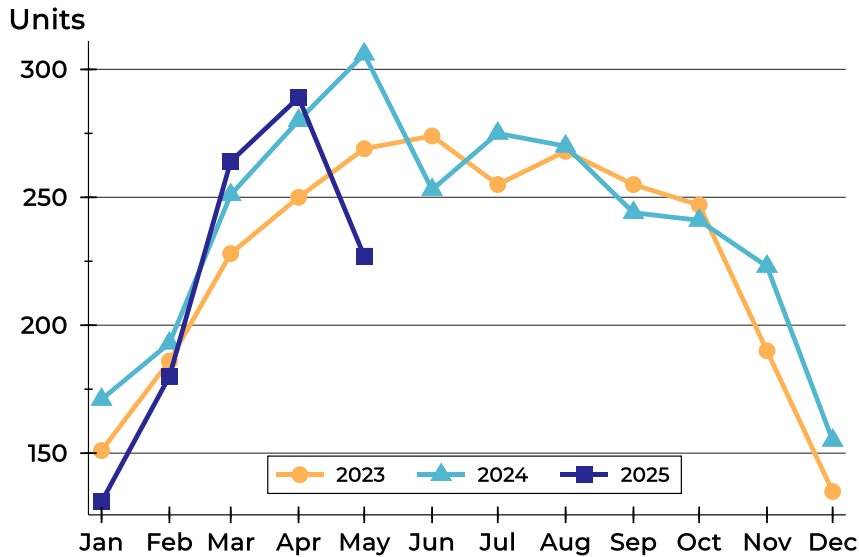
**May
2025**

Sunflower MLS Statistics



Central Region New Listings Analysis

New Listings by Month



Month	2023	2024	2025
January	151	171	131
February	186	193	180
March	228	251	264
April	250	280	289
May	269	306	227
June	274	253	
July	255	275	
August	268	270	
September	255	244	
October	247	241	
November	190	223	
December	135	155	

New Listings by Price Range

Price Range	New Listings Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	0.4%	2,400	2,400	14	14	129.7%	129.7%
\$25,000-\$49,999	4	1.8%	36,725	37,500	15	15	96.4%	100.0%
\$50,000-\$99,999	22	9.7%	73,827	74,500	11	8	97.6%	100.0%
\$100,000-\$124,999	11	4.8%	118,164	119,500	14	12	97.0%	100.0%
\$125,000-\$149,999	18	7.9%	141,128	142,500	9	6	99.5%	100.0%
\$150,000-\$174,999	16	7.0%	161,275	162,000	6	4	98.5%	100.0%
\$175,000-\$199,999	16	7.0%	186,319	184,950	7	4	99.5%	100.0%
\$200,000-\$249,999	33	14.5%	225,498	226,500	10	6	99.3%	100.0%
\$250,000-\$299,999	35	15.4%	272,381	270,000	11	5	99.1%	100.0%
\$300,000-\$399,999	42	18.5%	352,695	347,450	15	15	99.2%	100.0%
\$400,000-\$499,999	14	6.2%	444,479	450,000	11	6	99.5%	100.0%
\$500,000-\$749,999	11	4.8%	560,673	549,500	11	7	99.4%	100.0%
\$750,000-\$999,999	3	1.3%	789,333	789,000	18	11	99.6%	100.0%
\$1,000,000 and up	1	0.4%	1,100,000	1,100,000	19	19	100.0%	100.0%



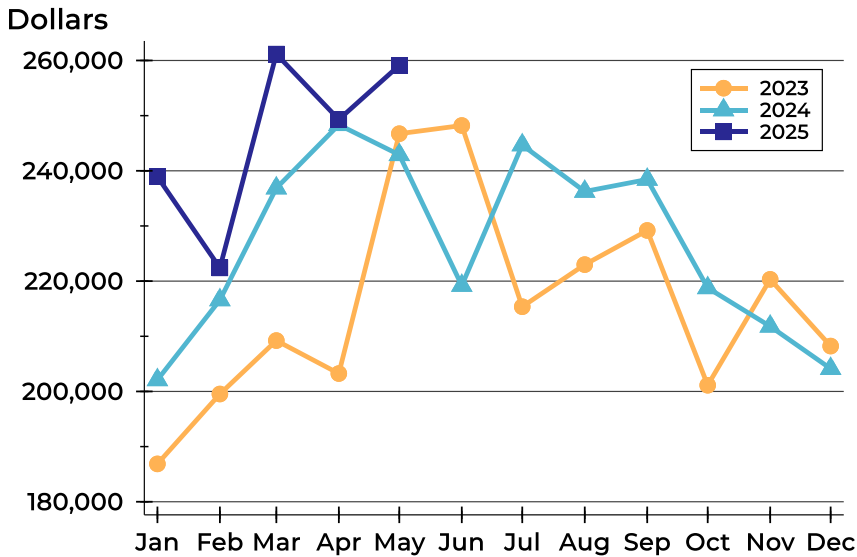
**May
2025**

Sunflower MLS Statistics



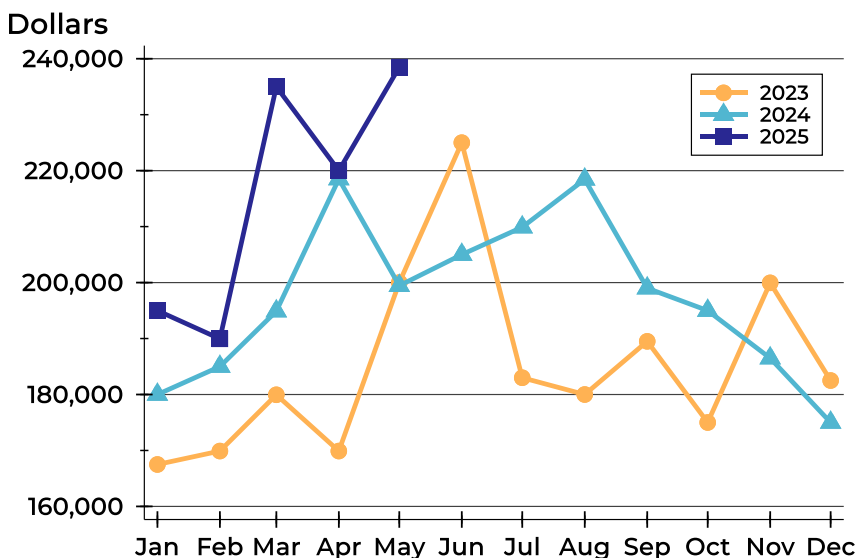
Central Region New Listings Analysis

Average Price



Month	2023	2024	2025
January	186,864	202,092	238,925
February	199,536	216,582	222,402
March	209,227	236,861	261,166
April	203,250	248,346	249,301
May	246,729	242,905	259,124
June	248,214	219,200	
July	215,365	244,675	
August	222,995	236,254	
September	229,188	238,430	
October	201,126	218,774	
November	220,323	211,807	
December	208,230	204,132	

Median Price



Month	2023	2024	2025
January	167,500	180,000	195,000
February	169,900	185,000	189,950
March	179,950	194,900	235,000
April	169,900	218,500	220,000
May	200,000	199,450	238,500
June	225,000	205,000	
July	183,000	209,900	
August	180,000	218,450	
September	189,500	199,000	
October	175,000	195,000	
November	199,950	186,500	
December	182,500	175,000	



**May
2025**

Sunflower MLS Statistics



Central Region Contracts Written Analysis

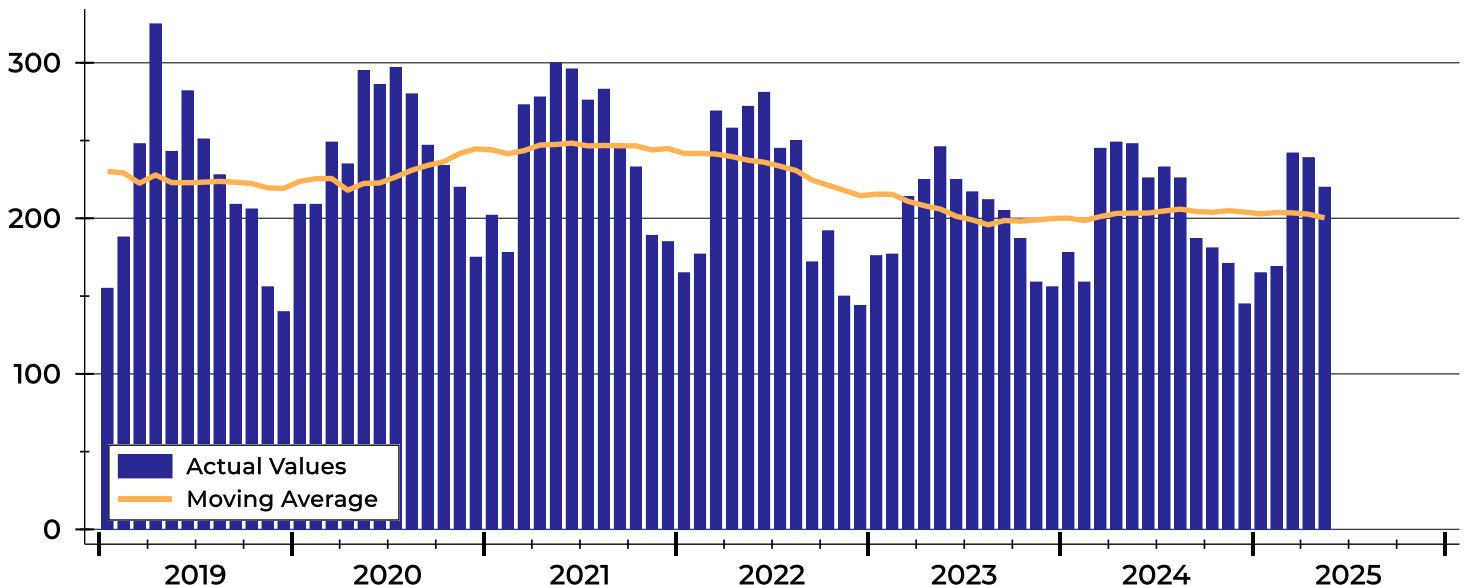
Summary Statistics for Contracts Written		2025	May 2024	Change	Year-to-Date		2025	2024	Change
Contracts Written		220	248	-11.3%			1,035	1,079	-4.1%
Volume (1,000s)		54,363	60,189	-9.7%			238,711	246,095	-3.0%
Average	Sale Price	247,104	242,698	1.8%			230,638	228,077	1.1%
	Days on Market	20	21	-4.8%			26	22	18.2%
	Percent of Original	97.3%	97.5%	-0.2%			97.4%	97.9%	-0.5%
Median	Sale Price	232,000	209,450	10.8%			210,000	197,700	6.2%
	Days on Market	8	5	60.0%			7	4	75.0%
	Percent of Original	100.0%	100.0%	0.0%			100.0%	100.0%	0.0%

A total of 220 contracts for sale were written in Central Region during the month of May, down from 248 in 2024. The median list price of these homes was \$232,000, up from \$209,450 the prior year.

Half of the homes that went under contract in May were on the market less than 8 days, compared to 4 days in May 2024.

History of Contracts Written

Units





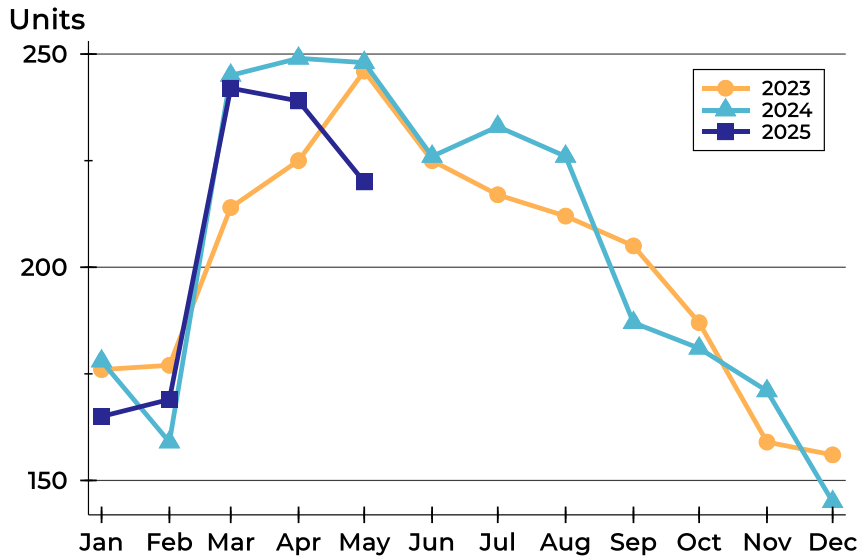
**May
2025**

Sunflower MLS Statistics



Central Region Contracts Written Analysis

Contracts Written by Month



Month	2023	2024	2025
January	176	178	165
February	177	159	169
March	214	245	242
April	225	249	239
May	246	248	220
June	225	226	
July	217	233	
August	212	226	
September	205	187	
October	187	181	
November	159	171	
December	156	145	

Contracts Written by Price Range

Price Range	Contracts Written Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. 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	2.3%	38,890	39,950	12	8	89.9%	95.4%
\$50,000-\$99,999	25	11.4%	78,699	84,700	22	7	93.6%	98.6%
\$100,000-\$124,999	13	5.9%	117,037	119,000	25	12	95.3%	100.0%
\$125,000-\$149,999	17	7.7%	139,336	145,000	18	5	94.8%	100.0%
\$150,000-\$174,999	18	8.2%	159,578	162,000	16	5	98.6%	100.0%
\$175,000-\$199,999	13	5.9%	186,535	184,900	8	3	99.5%	100.0%
\$200,000-\$249,999	33	15.0%	227,908	226,500	14	6	98.7%	100.0%
\$250,000-\$299,999	38	17.3%	268,219	265,450	21	10	98.7%	100.0%
\$300,000-\$399,999	29	13.2%	341,879	334,900	29	12	97.6%	98.9%
\$400,000-\$499,999	13	5.9%	445,337	450,000	11	6	101.1%	100.0%
\$500,000-\$749,999	15	6.8%	589,747	594,000	43	29	96.2%	96.3%
\$750,000-\$999,999	1	0.5%	750,000	750,000	11	11	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



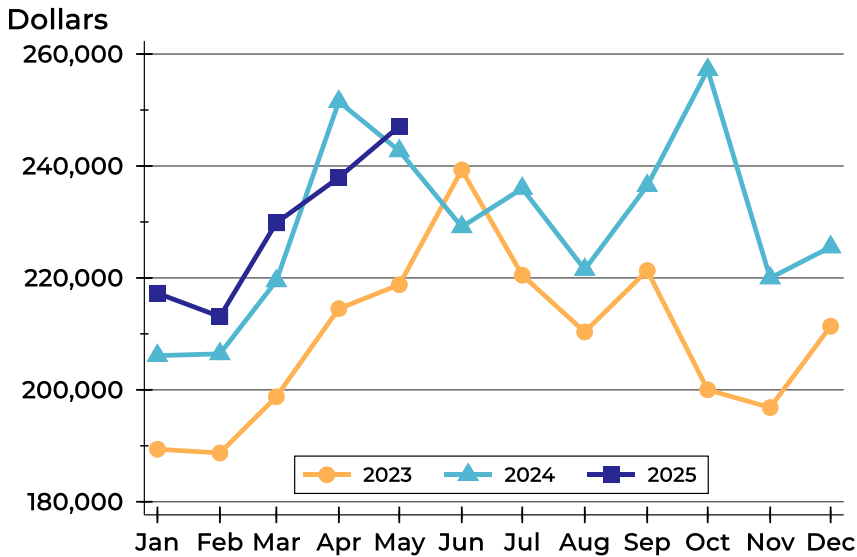
**May
2025**

Sunflower MLS Statistics



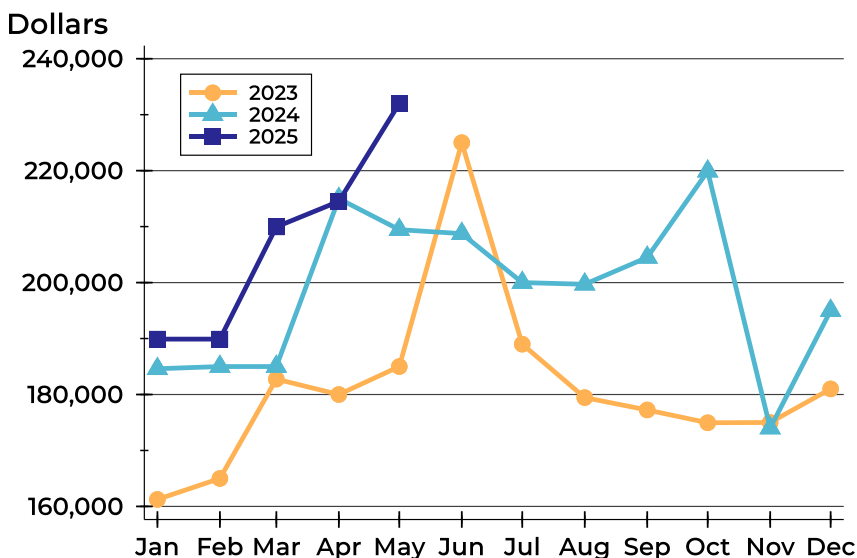
Central Region Contracts Written Analysis

Average Price



Month	2023	2024	2025
January	189,390	206,114	217,265
February	188,721	206,429	213,087
March	198,761	219,468	229,835
April	214,501	251,510	237,938
May	218,786	242,698	247,104
June	239,304	229,120	
July	220,486	235,986	
August	210,348	221,507	
September	221,309	236,474	
October	200,003	257,201	
November	196,831	219,988	
December	211,374	225,522	

Median Price



Month	2023	2024	2025
January	161,250	184,600	189,900
February	165,000	185,000	189,900
March	182,750	185,000	209,950
April	180,000	215,000	214,500
May	185,000	209,450	232,000
June	225,000	208,750	
July	189,000	200,000	
August	179,450	199,700	
September	177,240	204,500	
October	174,950	219,900	
November	175,000	174,000	
December	181,000	195,000	



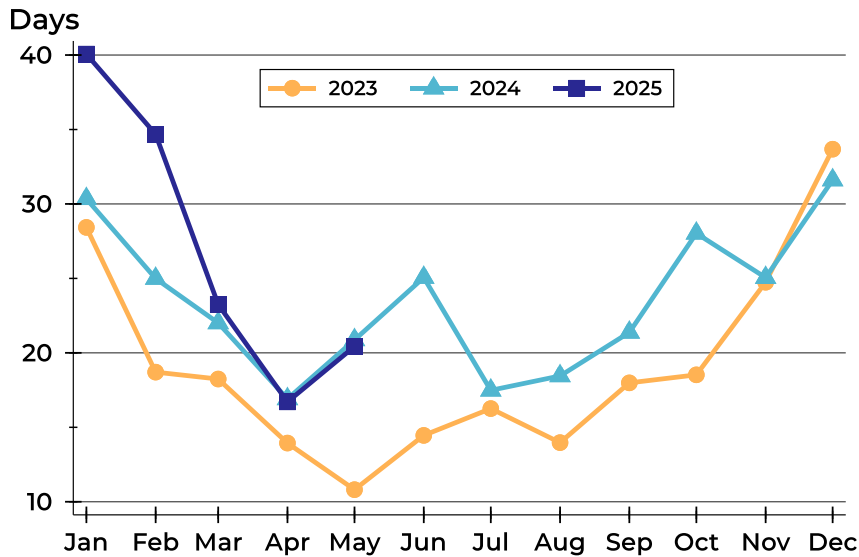
**May
2025**

Sunflower MLS Statistics



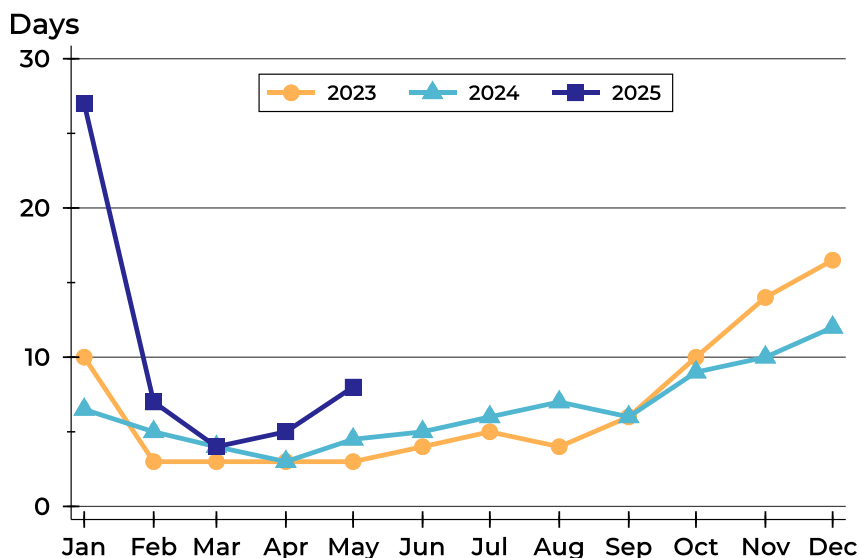
Central Region Contracts Written Analysis

Average DOM



Month	2023	2024	2025
January	28	30	40
February	19	25	35
March	18	22	23
April	14	17	17
May	11	21	20
June	14	25	
July	16	17	
August	14	18	
September	18	21	
October	19	28	
November	25	25	
December	34	32	

Median DOM



Month	2023	2024	2025
January	10	7	27
February	3	5	7
March	3	4	4
April	3	3	5
May	3	5	8
June	4	5	
July	5	6	
August	4	7	
September	6	6	
October	10	9	
November	14	10	
December	17	12	



May
2025

Sunflower MLS Statistics



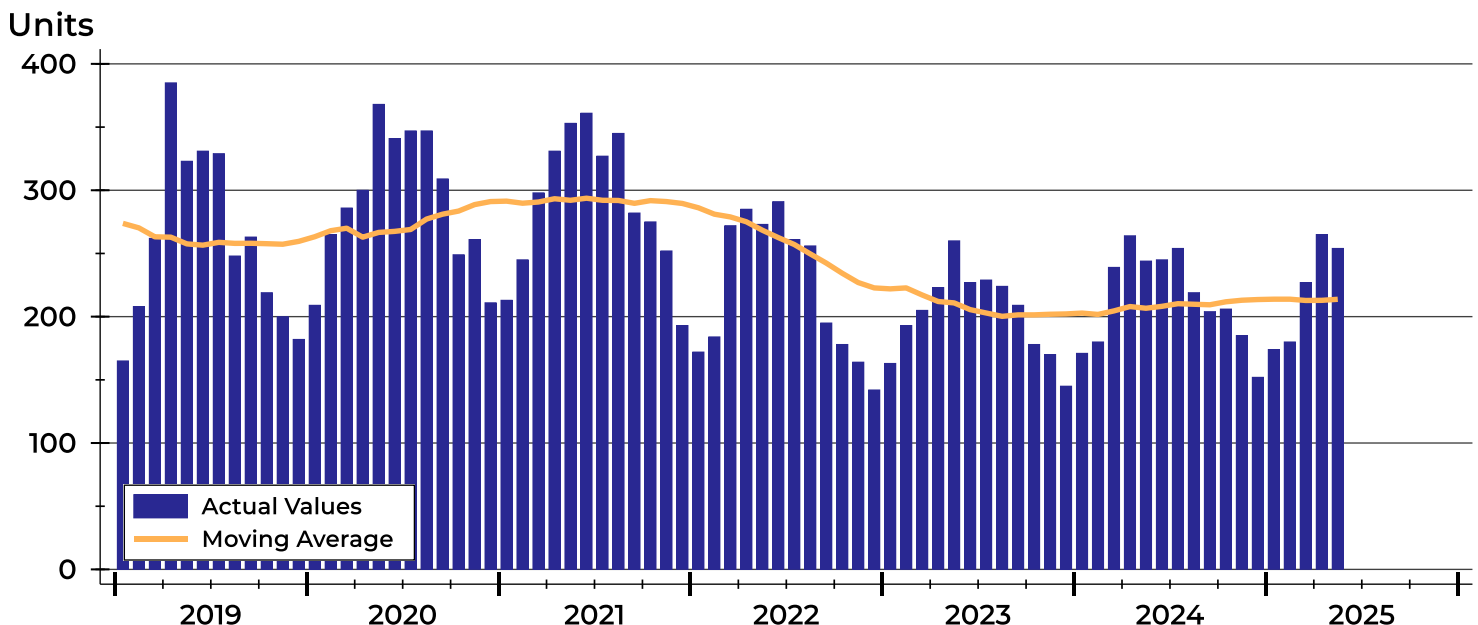
Central Region Pending Contracts Analysis

Summary Statistics for Pending Contracts		2025	End of May 2024	Change
Pending Contracts		254	244	4.1%
Volume (1,000s)		67,355	63,959	5.3%
Average	List Price	265,176	262,125	1.2%
	Days on Market	21	22	-4.5%
	Percent of Original	98.5%	98.3%	0.2%
Median	List Price	240,000	229,000	4.8%
	Days on Market	5	5	0.0%
	Percent of Original	100.0%	100.0%	0.0%

A total of 254 listings in Central Region had contracts pending at the end of May, up from 244 contracts pending at the end of May 2024.

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

History of Pending Contracts





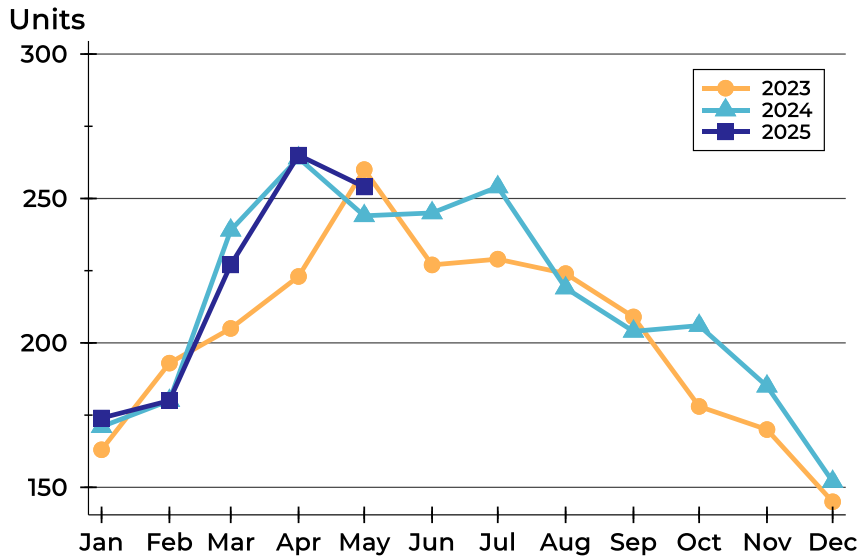
**May
2025**

Sunflower MLS Statistics



Central Region Pending Contracts Analysis

Pending Contracts by Month



Month	2023	2024	2025
January	163	171	174
February	193	180	180
March	205	239	227
April	223	264	265
May	260	244	254
June	227	245	
July	229	254	
August	224	219	
September	209	204	
October	178	206	
November	170	185	
December	145	152	

Pending Contracts by Price Range

Price Range	Pending Contracts Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	0.4%	16,500	16,500	0	0	100.0%	100.0%
\$25,000-\$49,999	2	0.8%	37,450	37,450	20	20	90.0%	90.0%
\$50,000-\$99,999	14	5.5%	80,221	82,350	16	4	98.9%	100.0%
\$100,000-\$124,999	16	6.3%	116,783	118,718	16	6	98.9%	100.0%
\$125,000-\$149,999	15	5.9%	142,473	145,000	6	4	99.5%	100.0%
\$150,000-\$174,999	23	9.1%	160,530	164,000	14	5	99.1%	100.0%
\$175,000-\$199,999	22	8.7%	186,983	187,000	42	4	97.5%	100.0%
\$200,000-\$249,999	42	16.5%	226,392	225,450	17	6	98.4%	100.0%
\$250,000-\$299,999	45	17.7%	268,673	265,000	21	8	98.7%	100.0%
\$300,000-\$399,999	38	15.0%	342,107	329,950	22	10	98.4%	100.0%
\$400,000-\$499,999	15	5.9%	447,965	450,000	10	5	99.7%	100.0%
\$500,000-\$749,999	19	7.5%	598,711	594,000	37	23	97.5%	100.0%
\$750,000-\$999,999	2	0.8%	817,500	817,500	20	20	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



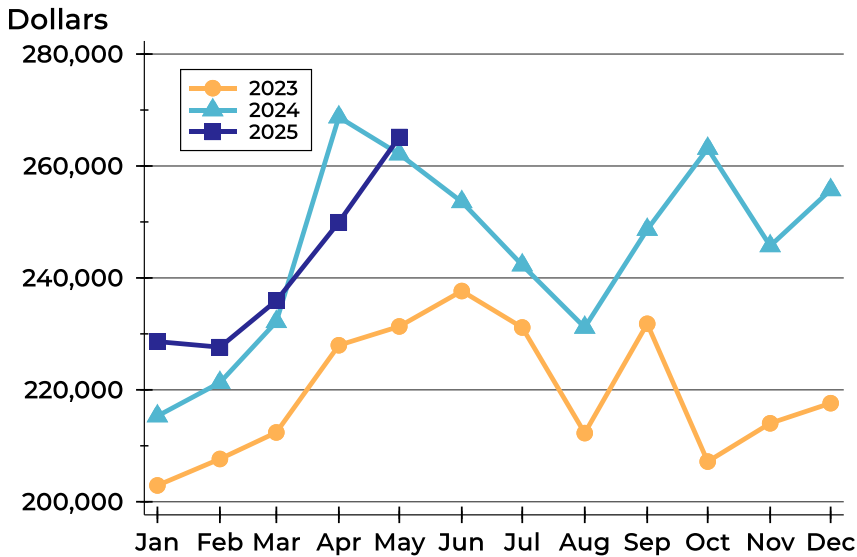
**May
2025**

Sunflower MLS Statistics



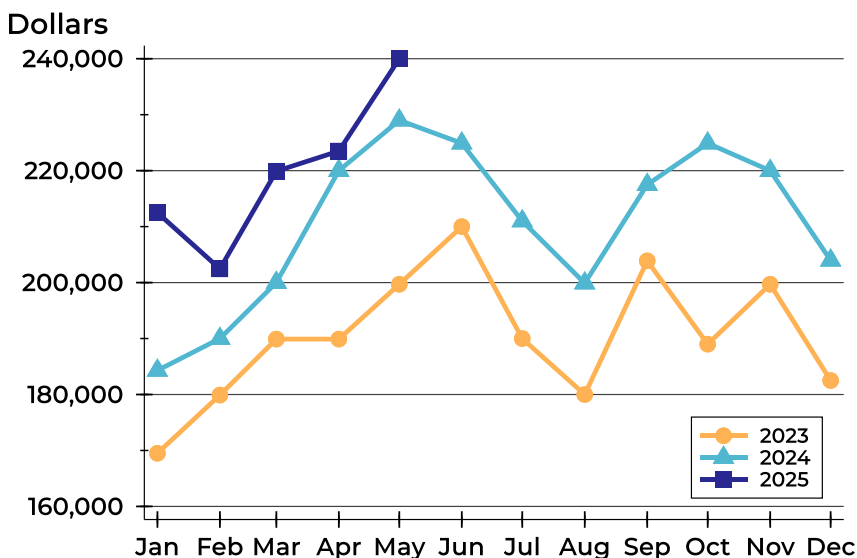
Central Region Pending Contracts Analysis

Average Price



Month	2023	2024	2025
January	202,917	215,315	228,625
February	207,644	221,291	227,623
March	212,388	232,164	235,935
April	227,967	268,741	249,950
May	231,327	262,125	265,176
June	237,662	253,594	
July	231,141	242,287	
August	212,271	231,146	
September	231,804	248,645	
October	207,183	263,121	
November	214,019	245,716	
December	217,617	255,729	

Median Price



Month	2023	2024	2025
January	169,500	184,300	212,500
February	179,900	190,000	202,450
March	189,900	200,000	219,900
April	189,900	220,000	223,500
May	199,700	229,000	240,000
June	210,000	224,900	
July	190,000	210,994	
August	180,000	199,900	
September	203,889	217,500	
October	189,000	224,900	
November	199,700	220,000	
December	182,500	203,975	



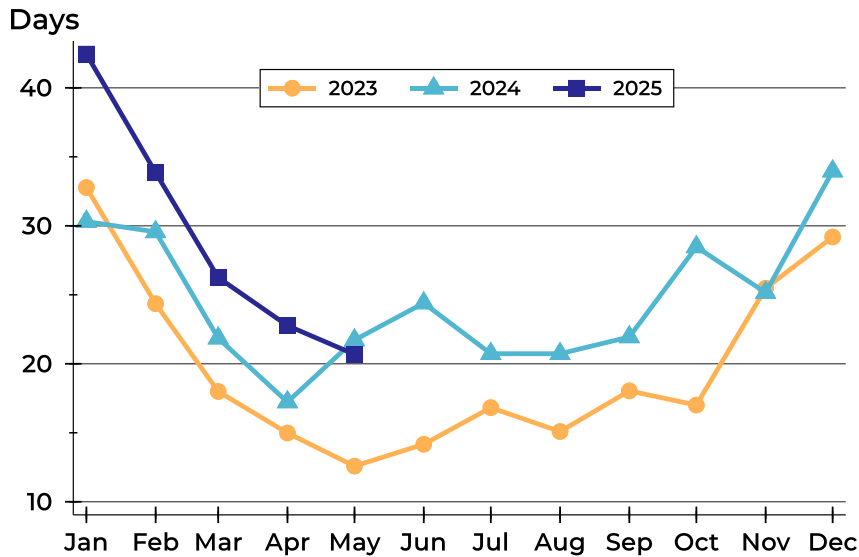
**May
2025**

Sunflower MLS Statistics



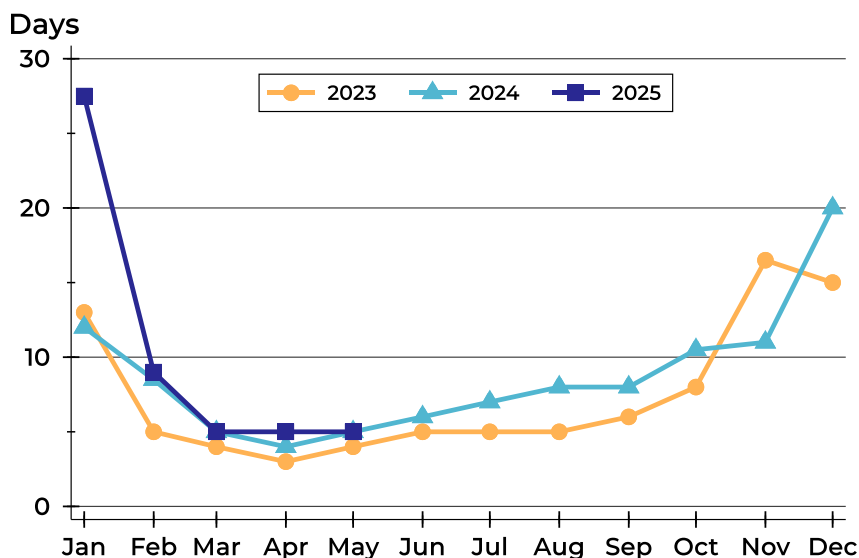
Central Region Pending Contracts Analysis

Average DOM



Month	2023	2024	2025
January	33	30	42
February	24	30	34
March	18	22	26
April	15	17	23
May	13	22	21
June	14	24	
July	17	21	
August	15	21	
September	18	22	
October	17	28	
November	25	25	
December	29	34	

Median DOM



Month	2023	2024	2025
January	13	12	28
February	5	9	9
March	4	5	5
April	3	4	5
May	4	5	5
June	5	6	
July	5	7	
August	5	8	
September	6	8	
October	8	11	
November	17	11	
December	15	20	



**May
2025**

Sunflower MLS Statistics



North Region Housing Report



Market Overview

North Region Home Sales Fell in May

Total home sales in North Region fell last month to 17 units, compared to 27 units in May 2024. Total sales volume was \$4.6 million, down from a year earlier.

The median sale price in May was \$220,000, up from \$190,000 a year earlier. Homes that sold in May were typically on the market for 11 days and sold for 98.8% of their list prices.

North Region Active Listings Up at End of May

The total number of active listings in North Region at the end of May was 66 units, up from 50 at the same point in 2024. 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 May was \$254,450.

During May, a total of 28 contracts were written up from 20 in May 2024. At the end of the month, there were 39 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, Association Executive
Sunflower Association of REALTORS®
3646 SW Plass
Topeka, KS 66611
785-267-3244
denise@sunflowerrealtors.com
www.SunflowerRealtors.com



**May
2025**

Sunflower MLS Statistics



North Region Summary Statistics

May MLS Statistics Three-year History		Current Month			Year-to-Date		
		2025	2024	2023	2025	2024	2023
Home Sales Change from prior year		17 -37.0%	27 3.8%	26 -3.7%	103 0.0%	103 3.0%	100 -27.0%
Active Listings Change from prior year		66 32.0%	50 42.9%	35 66.7%	N/A	N/A	N/A
Months' Supply Change from prior year		2.8 33.3%	2.1 61.5%	1.3 85.7%	N/A	N/A	N/A
New Listings Change from prior year		37 19.4%	31 -11.4%	35 6.1%	156 20.9%	129 3.2%	125 -18.8%
Contracts Written Change from prior year		28 40.0%	20 -28.6%	28 -15.2%	121 8.0%	112 -1.8%	114 -22.4%
Pending Contracts Change from prior year		39 50.0%	26 13.0%	23 -41.0%	N/A	N/A	N/A
Sales Volume (1,000s) Change from prior year		4,601 -14.8%	5,401 -10.3%	6,018 6.2%	28,205 32.8%	21,240 -1.3%	21,516 -26.3%
Average	Sale Price Change from prior year	270,665 35.3%	200,041 -13.6%	231,473 10.3%	273,835 32.8%	206,210 -4.2%	215,165 0.9%
	List Price of Actives Change from prior year	305,425 -14.5%	357,058 14.9%	310,831 42.6%	N/A	N/A	N/A
	Days on Market Change from prior year	31 -41.5%	53 12.8%	47 487.5%	55 12.2%	49 32.4%	37 48.0%
	Percent of List Change from prior year	95.0% -0.4%	95.4% -2.9%	98.2% -1.3%	97.7% 1.1%	96.6% -0.3%	96.9% -2.1%
	Percent of Original Change from prior year	94.3% 2.6%	91.9% -2.9%	94.6% -4.7%	94.6% 0.4%	94.2% 0.1%	94.1% -3.9%
Median	Sale Price Change from prior year	220,000 15.8%	190,000 -7.3%	205,000 3.0%	240,000 23.1%	195,000 1.3%	192,500 3.5%
	List Price of Actives Change from prior year	254,450 -15.0%	299,450 20.3%	249,000 46.5%	N/A	N/A	N/A
	Days on Market Change from prior year	11 -45.0%	20 53.8%	13 160.0%	21 -30.0%	30 130.8%	13 85.7%
	Percent of List Change from prior year	98.8% -1.2%	100.0% 0.0%	100.0% 0.0%	100.0% 0.4%	99.6% -0.4%	100.0% 0.0%
	Percent of Original Change from prior year	97.1% 0.5%	96.6% -1.1%	97.7% -2.3%	97.1% -0.6%	97.7% 0.8%	96.9% -3.1%

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



**May
2025**

Sunflower MLS Statistics



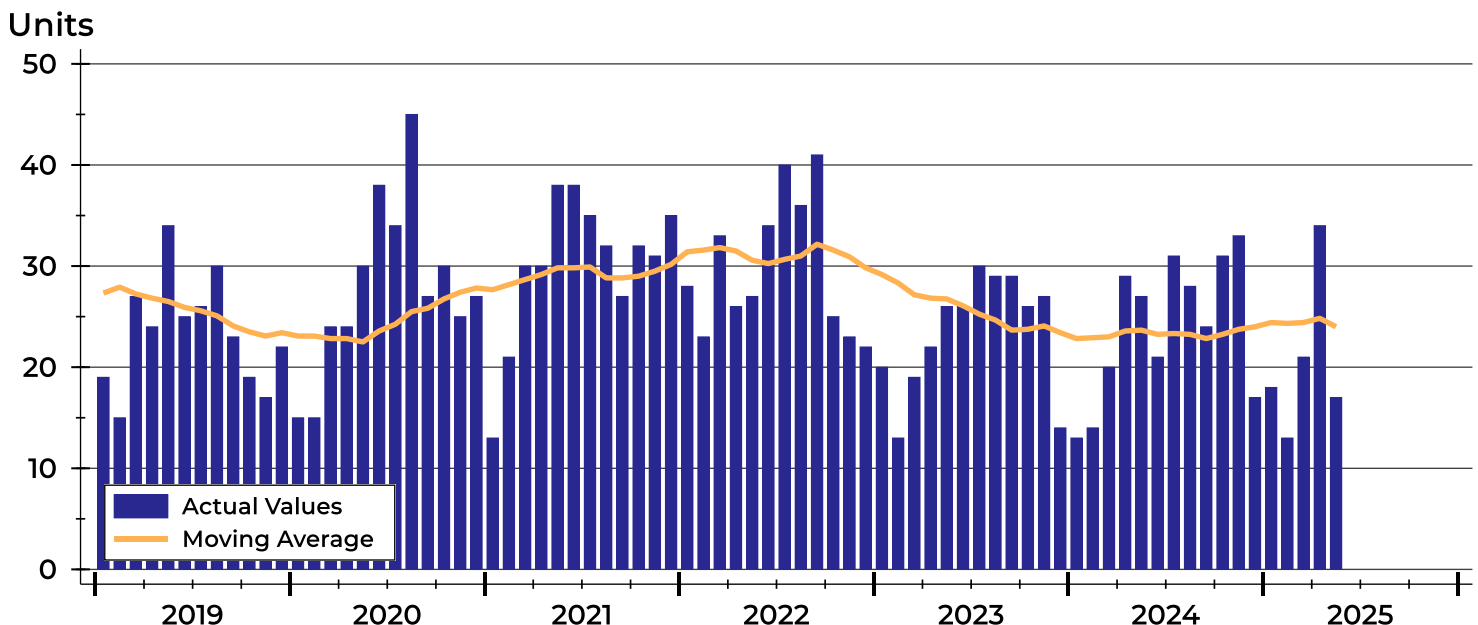
North Region Closed Listings Analysis

Summary Statistics for Closed Listings		2025	May 2024	Change	2025	Year-to-Date 2024	Change
Closed Listings		17	27	-37.0%	103	103	0.0%
Volume (1,000s)		4,601	5,401	-14.8%	28,205	21,240	32.8%
Months' Supply		2.8	2.1	33.3%	N/A	N/A	N/A
Average	Sale Price	270,665	200,041	35.3%	273,835	206,210	32.8%
	Days on Market	31	53	-41.5%	55	49	12.2%
	Percent of List	95.0%	95.4%	-0.4%	97.7%	96.6%	1.1%
	Percent of Original	94.3%	91.9%	2.6%	94.6%	94.2%	0.4%
Median	Sale Price	220,000	190,000	15.8%	240,000	195,000	23.1%
	Days on Market	11	20	-45.0%	21	30	-30.0%
	Percent of List	98.8%	100.0%	-1.2%	100.0%	99.6%	0.4%
	Percent of Original	97.1%	96.6%	0.5%	97.1%	97.7%	-0.6%

A total of 17 homes sold in North Region in May, down from 27 units in May 2024. Total sales volume fell to \$4.6 million compared to \$5.4 million in the previous year.

The median sales price in May was \$220,000, up 15.8% compared to the prior year. Median days on market was 11 days, down from 40 days in April, and down from 20 in May 2024.

History of Closed Listings





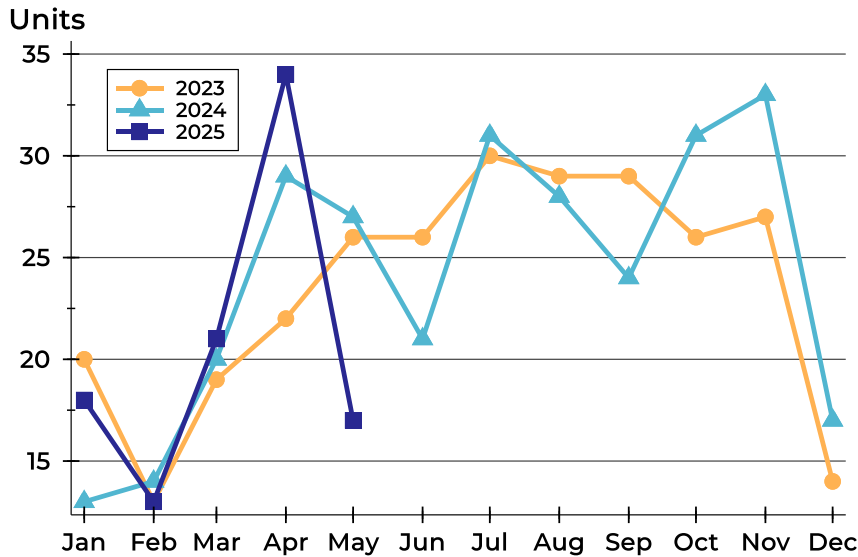
**May
2025**

Sunflower MLS Statistics



North Region Closed Listings Analysis

Closed Listings by Month



Month	2023	2024	2025
January	20	13	18
February	13	14	13
March	19	20	21
April	22	29	34
May	26	27	17
June	26	21	
July	30	31	
August	29	28	
September	29	24	
October	26	31	
November	27	33	
December	14	17	

Closed Listings by Price Range

Price Range	Sales Number	Percent	Months' Supply	Sale Price Average	Median	Days on Market Avg.	Med.	Price as % of List Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	5.9%	0.0	23,500	23,500	10	10	73.4%	73.4%	73.4%	73.4%
\$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	2	11.8%	1.9	54,000	54,000	16	16	85.5%	85.5%	80.9%	80.9%
\$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	1	5.9%	3.3	140,000	140,000	11	11	96.6%	96.6%	96.6%	96.6%
\$150,000-\$174,999	2	11.8%	2.0	165,450	165,450	40	40	102.6%	102.6%	102.6%	102.6%
\$175,000-\$199,999	2	11.8%	3.1	191,500	191,500	104	104	94.2%	94.2%	94.2%	94.2%
\$200,000-\$249,999	1	5.9%	2.3	220,000	220,000	0	0	102.3%	102.3%	102.3%	102.3%
\$250,000-\$299,999	0	0.0%	1.3	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	3	17.6%	3.1	348,667	350,000	18	13	99.8%	100.1%	99.2%	100.1%
\$400,000-\$499,999	4	23.5%	3.7	448,725	447,500	26	27	96.5%	98.9%	96.3%	98.4%
\$500,000-\$749,999	1	5.9%	4.4	555,000	555,000	34	34	92.5%	92.5%	92.5%	92.5%
\$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



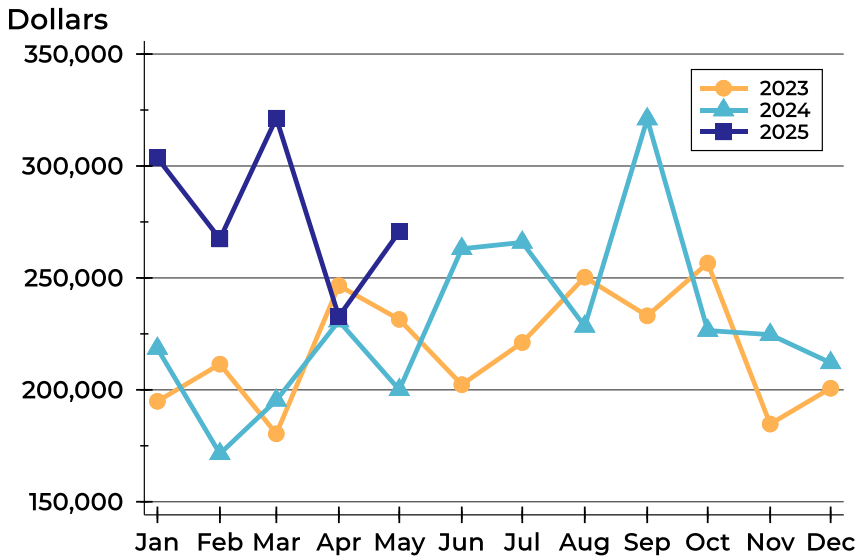
**May
2025**

Sunflower MLS Statistics



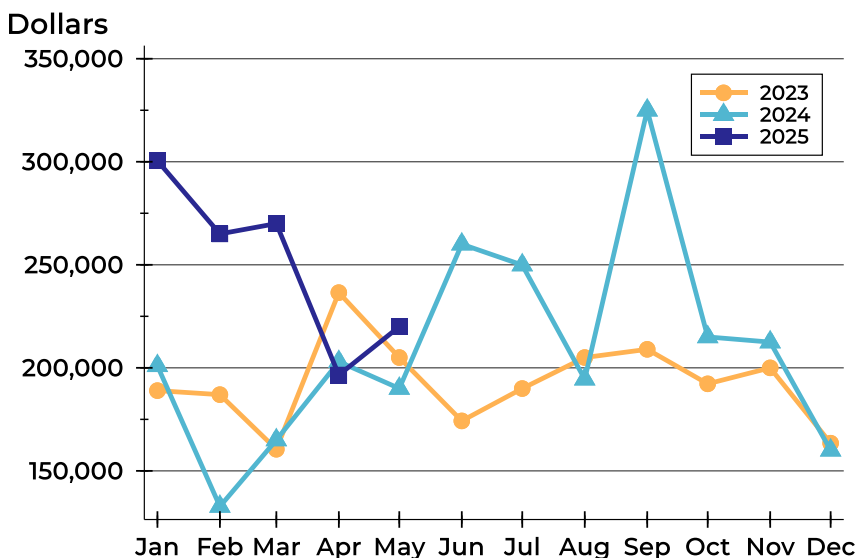
North Region Closed Listings Analysis

Average Price



Month	2023	2024	2025
January	194,885	218,477	303,576
February	211,479	171,443	267,423
March	180,366	195,316	321,352
April	246,559	230,753	232,777
May	231,473	200,041	270,665
June	202,304	263,033	
July	221,141	265,879	
August	250,331	228,361	
September	233,062	320,998	
October	256,621	226,499	
November	184,714	224,664	
December	200,707	212,085	

Median Price



Month	2023	2024	2025
January	188,950	201,000	300,500
February	187,000	132,750	265,000
March	160,500	165,000	270,000
April	236,500	203,000	196,525
May	205,000	190,000	220,000
June	174,250	260,000	
July	189,950	249,900	
August	205,000	194,500	
September	209,000	325,000	
October	192,250	215,000	
November	200,000	212,500	
December	163,450	160,000	



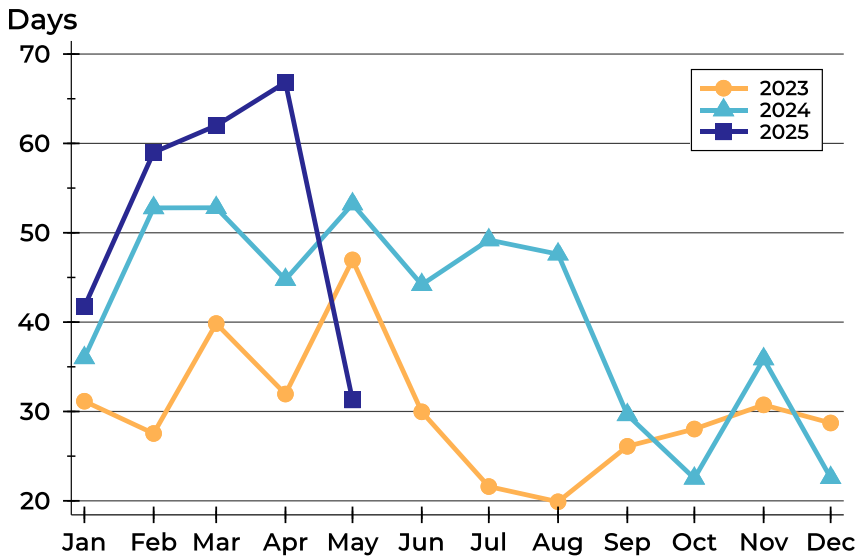
**May
2025**

Sunflower MLS Statistics



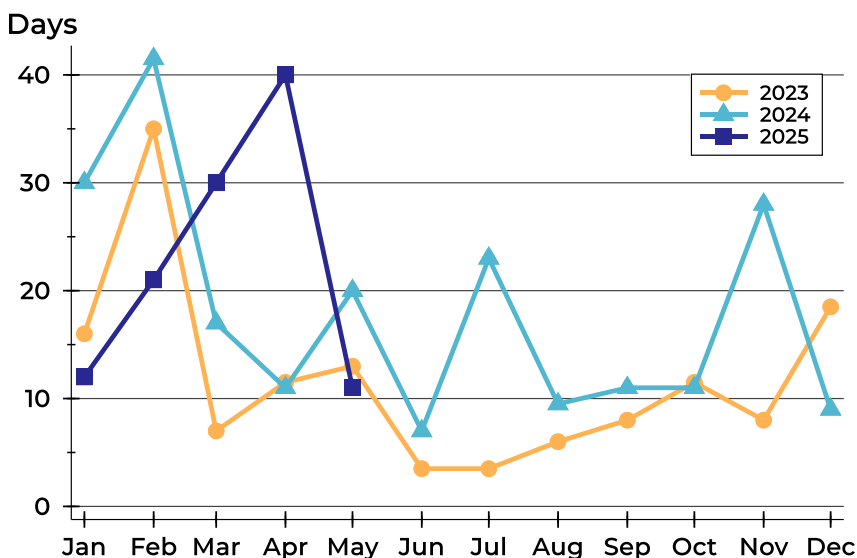
North Region Closed Listings Analysis

Average DOM



Month	2023	2024	2025
January	31	36	42
February	28	53	59
March	40	53	62
April	32	45	67
May	47	53	31
June	30	44	
July	22	49	
August	20	48	
September	26	30	
October	28	23	
November	31	36	
December	29	23	

Median DOM



Month	2023	2024	2025
January	16	30	12
February	35	42	21
March	7	17	30
April	12	11	40
May	13	20	11
June	4	7	
July	4	23	
August	6	10	
September	8	11	
October	12	11	
November	8	28	
December	19	9	



**May
2025**

Sunflower MLS Statistics



North Region Active Listings Analysis

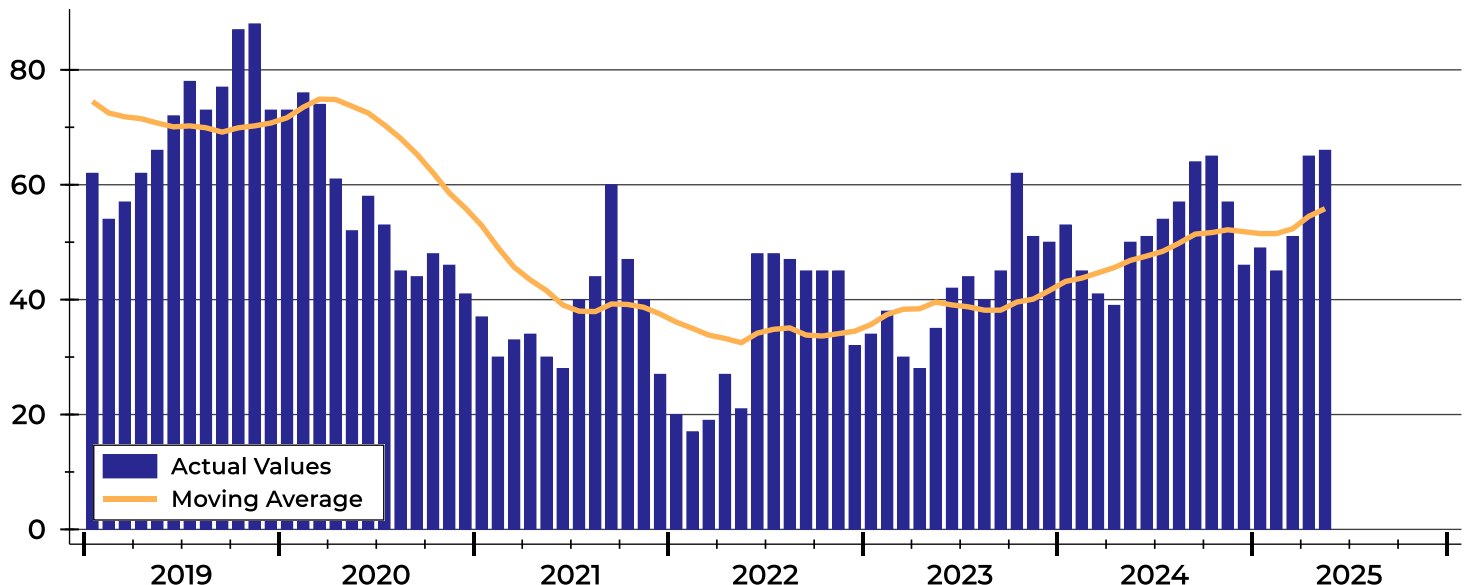
Summary Statistics for Active Listings		2025	End of May 2024	Change
Active Listings		66	50	32.0%
Volume (1,000s)		20,158	17,853	12.9%
Months' Supply		2.8	2.1	33.3%
Average	List Price	305,425	357,058	-14.5%
	Days on Market	67	62	8.1%
	Percent of Original	95.9%	97.4%	-1.5%
Median	List Price	254,450	299,450	-15.0%
	Days on Market	49	40	22.5%
	Percent of Original	100.0%	100.0%	0.0%

A total of 66 homes were available for sale in North Region at the end of May. This represents a 2.8 months' supply of active listings.

The median list price of homes on the market at the end of May was \$254,450, down 15.0% from 2024. The typical time on market for active listings was 49 days, up from 40 days a year earlier.

History of Active Listings

Units





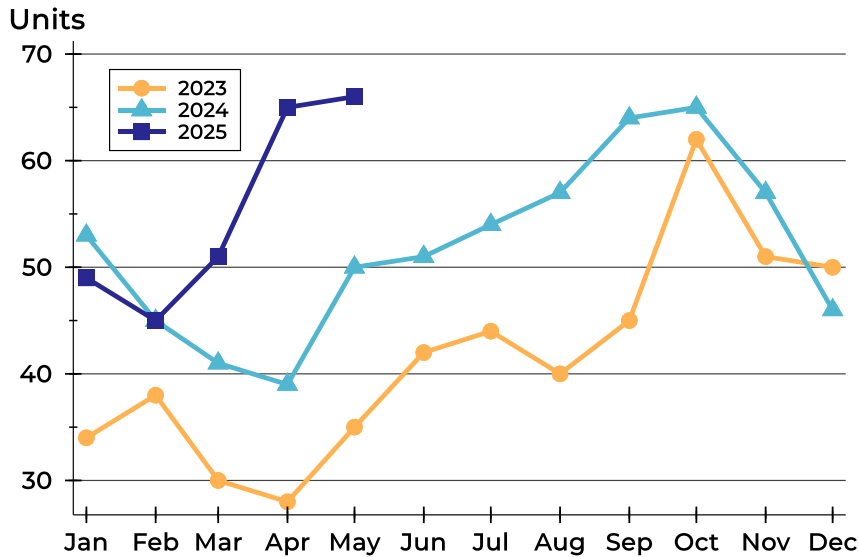
**May
2025**

Sunflower MLS Statistics



North Region Active Listings Analysis

Active Listings by Month



Month	2023	2024	2025
January	34	53	49
February	38	45	45
March	30	41	51
April	28	39	65
May	35	50	66
June	42	51	
July	44	54	
August	40	57	
September	45	64	
October	62	65	
November	51	57	
December	50	46	

Active Listings by Price Range

Price Range	Active Listings Number	Percent	Months' Supply	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. 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	2	3.0%	N/A	42,000	42,000	46	46	100.0%	100.0%
\$50,000-\$99,999	5	7.6%	1.9	81,880	76,000	74	76	88.4%	89.7%
\$100,000-\$124,999	3	4.5%	N/A	112,133	109,000	68	58	92.9%	90.4%
\$125,000-\$149,999	5	7.6%	3.3	140,100	144,000	95	37	96.8%	100.0%
\$150,000-\$174,999	4	6.1%	2.0	161,875	162,500	49	40	98.3%	99.3%
\$175,000-\$199,999	7	10.6%	3.1	198,036	199,000	114	58	90.0%	93.0%
\$200,000-\$249,999	7	10.6%	2.3	230,514	224,900	32	31	98.8%	100.0%
\$250,000-\$299,999	4	6.1%	1.3	267,975	264,000	132	48	94.2%	99.1%
\$300,000-\$399,999	11	16.7%	3.1	349,800	350,000	34	31	97.6%	97.9%
\$400,000-\$499,999	9	13.6%	3.7	436,989	439,500	67	65	97.0%	100.0%
\$500,000-\$749,999	7	10.6%	4.4	529,129	525,000	80	72	97.9%	100.0%
\$750,000-\$999,999	1	1.5%	N/A	774,900	774,900	30	30	100.0%	100.0%
\$1,000,000 and up	1	1.5%	N/A	1,649,000	1,649,000	3	3	100.0%	100.0%



**May
2025**

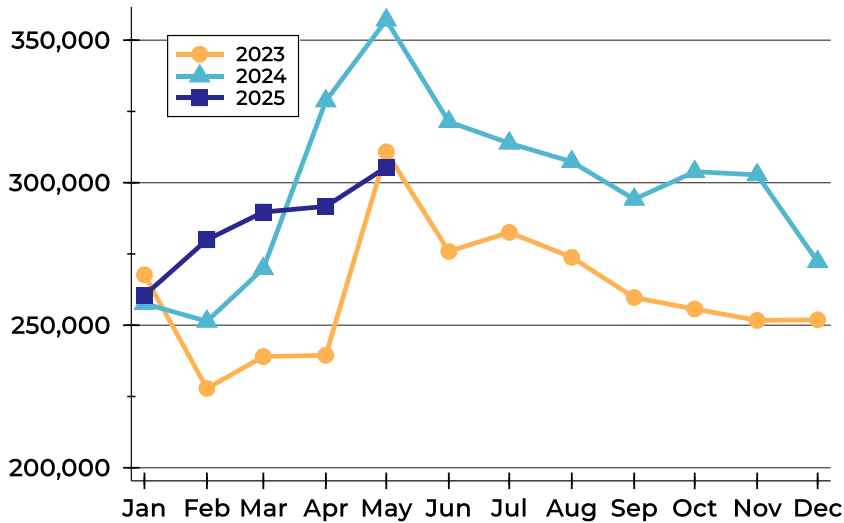
Sunflower MLS Statistics



North Region Active Listings Analysis

Average Price

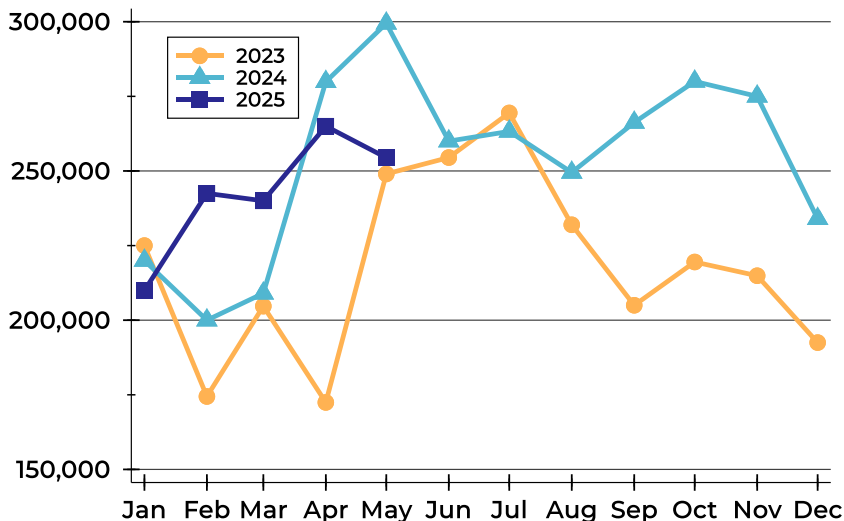
Dollars



Month	2023	2024	2025
January	267,685	257,603	260,473
February	227,835	251,370	279,960
March	239,003	269,865	289,697
April	239,464	328,692	291,698
May	310,831	357,058	305,425
June	275,879	321,401	
July	282,590	313,869	
August	273,833	307,360	
September	259,720	294,195	
October	255,678	303,850	
November	251,704	302,766	
December	251,898	272,288	

Median Price

Dollars



Month	2023	2024	2025
January	225,000	220,000	209,950
February	174,450	200,000	242,500
March	204,700	209,000	240,000
April	172,450	279,900	265,000
May	249,000	299,450	254,450
June	254,500	260,000	
July	269,450	263,250	
August	231,975	249,500	
September	205,000	266,250	
October	219,500	280,000	
November	214,900	275,000	
December	192,500	234,000	



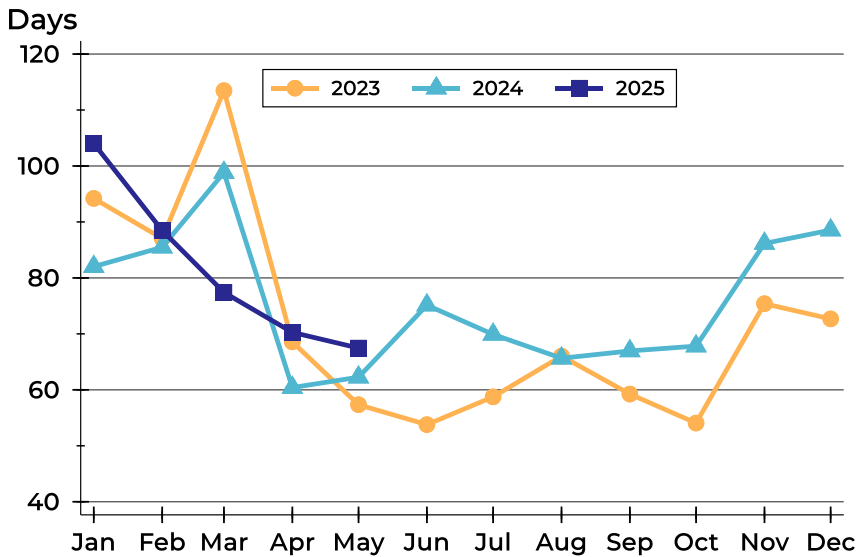
**May
2025**

Sunflower MLS Statistics



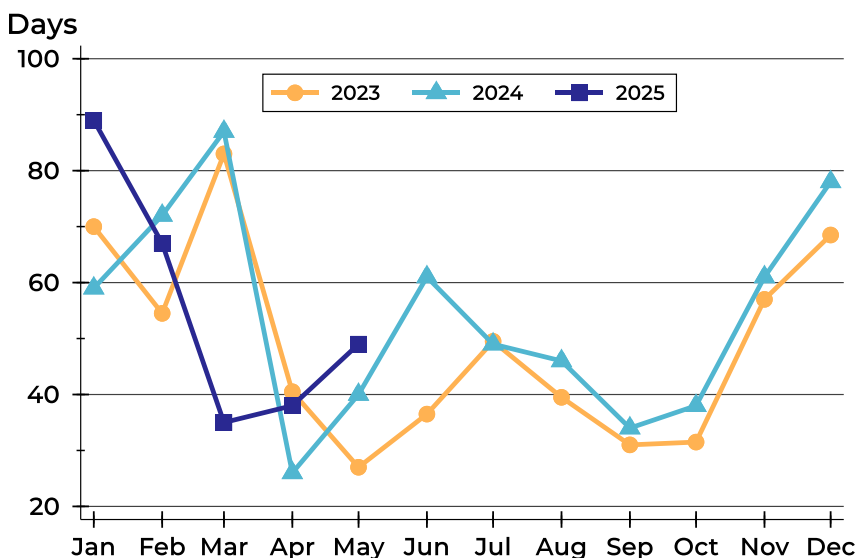
North Region Active Listings Analysis

Average DOM



Month	2023	2024	2025
January	94	82	104
February	87	85	88
March	113	99	77
April	69	60	70
May	57	62	67
June	54	75	
July	59	70	
August	66	66	
September	59	67	
October	54	68	
November	75	86	
December	73	89	

Median DOM



Month	2023	2024	2025
January	70	59	89
February	55	72	67
March	83	87	35
April	41	26	38
May	27	40	49
June	37	61	
July	50	49	
August	40	46	
September	31	34	
October	32	38	
November	57	61	
December	69	78	



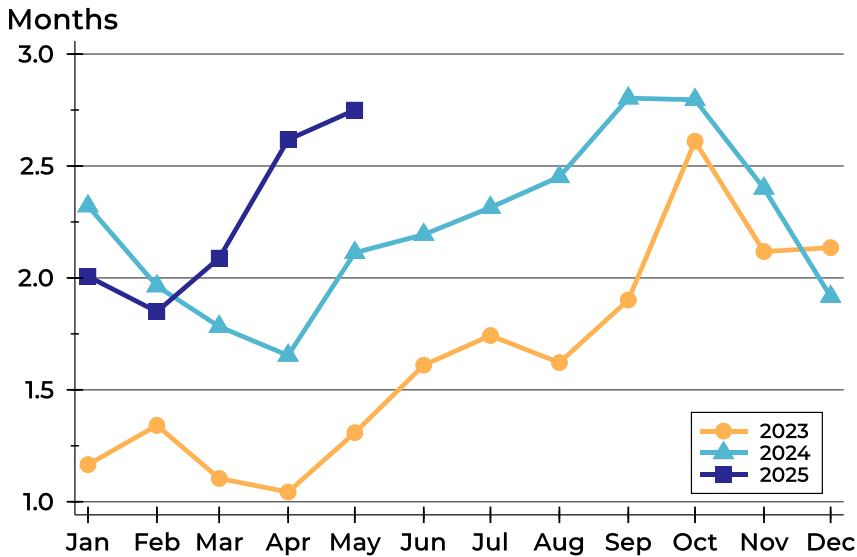
**May
2025**

Sunflower MLS Statistics



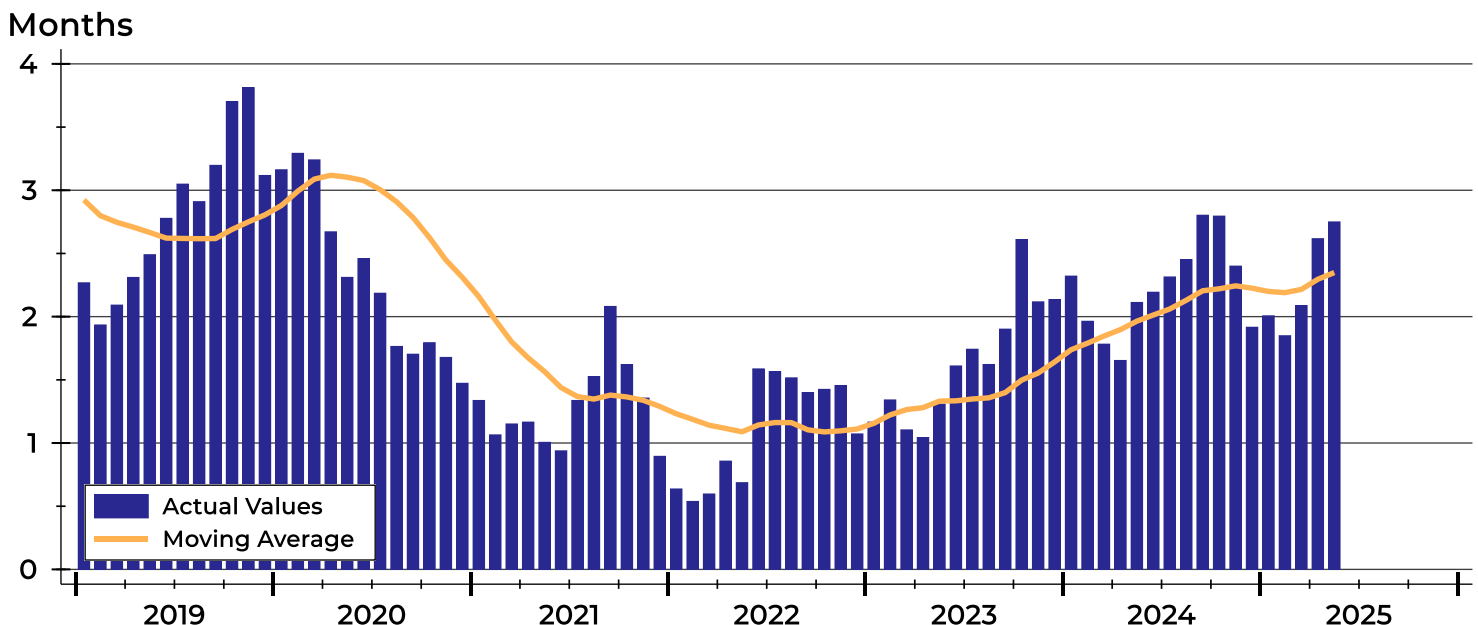
North Region Months' Supply Analysis

Months' Supply by Month



Month	2023	2024	2025
January	1.2	2.3	2.0
February	1.3	2.0	1.8
March	1.1	1.8	2.1
April	1.0	1.7	2.6
May	1.3	2.1	2.8
June	1.6	2.2	
July	1.7	2.3	
August	1.6	2.5	
September	1.9	2.8	
October	2.6	2.8	
November	2.1	2.4	
December	2.1	1.9	

History of Month's Supply





May
2025

Sunflower MLS Statistics



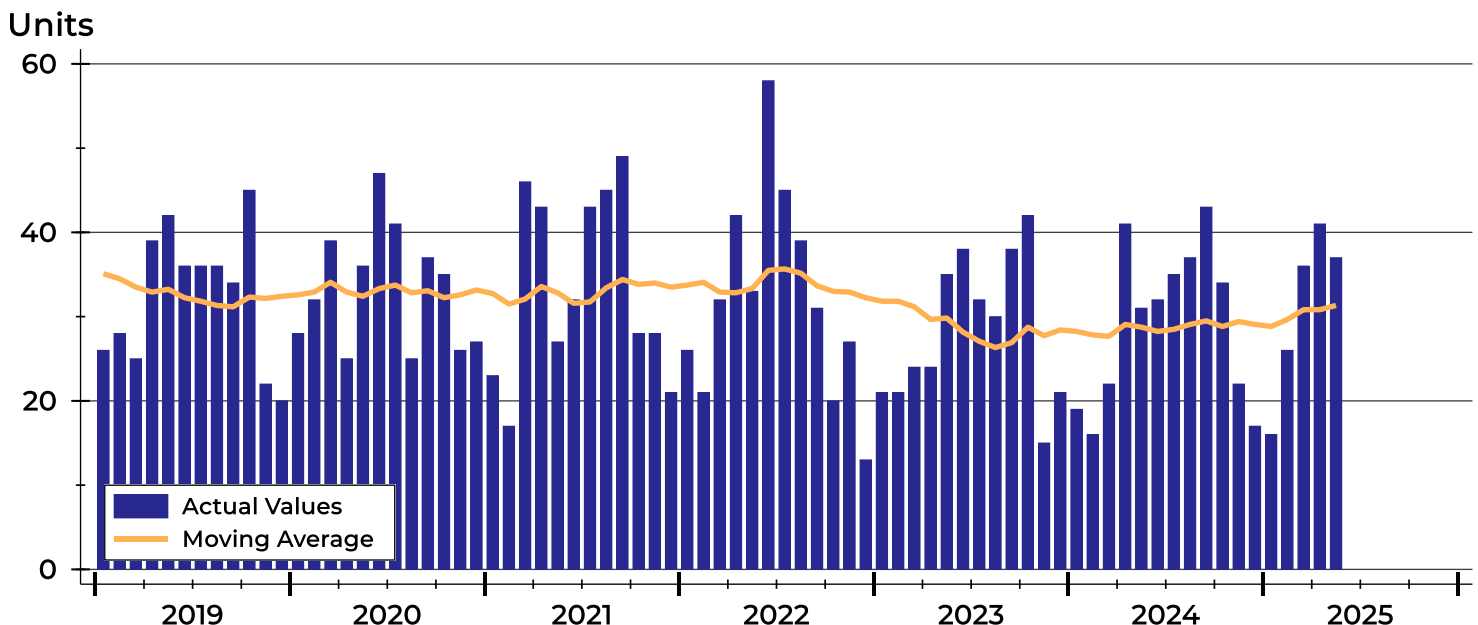
North Region New Listings Analysis

Summary Statistics for New Listings		2025	May 2024	Change
Current Month	New Listings	37	31	19.4%
	Volume (1,000s)	11,790	9,790	20.4%
	Average List Price	318,643	315,797	0.9%
	Median List Price	240,000	285,000	-15.8%
Year-to-Date	New Listings	156	129	20.9%
	Volume (1,000s)	44,996	33,728	33.4%
	Average List Price	288,436	261,457	10.3%
	Median List Price	239,950	225,000	6.6%

A total of 37 new listings were added in North Region during May, up 19.4% from the same month in 2024. Year-to-date North Region has seen 156 new listings.

The median list price of these homes was \$240,000 down from \$285,000 in 2024.

History of New Listings





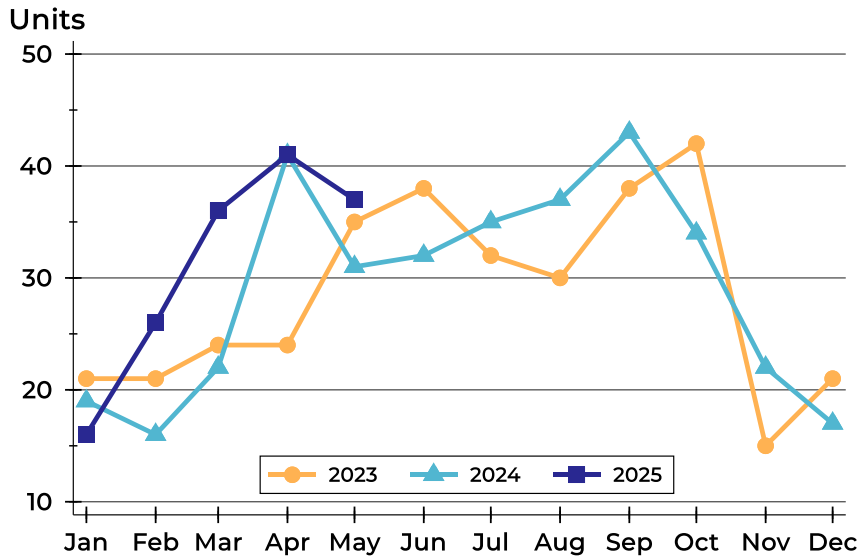
**May
2025**

Sunflower MLS Statistics



North Region New Listings Analysis

New Listings by Month



Month	2023	2024	2025
January	21	19	16
February	21	16	26
March	24	22	36
April	24	41	41
May	35	31	37
June	38	32	
July	32	35	
August	30	37	
September	38	43	
October	42	34	
November	15	22	
December	21	17	

New Listings by Price Range

Price Range	New Listings Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. 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	2.7%	49,900	49,900	7	7	100.0%	100.0%
\$50,000-\$99,999	2	5.4%	72,950	72,950	35	35	86.0%	86.0%
\$100,000-\$124,999	1	2.7%	112,900	112,900	12	12	100.0%	100.0%
\$125,000-\$149,999	4	10.8%	142,500	143,500	11	6	100.0%	100.0%
\$150,000-\$174,999	2	5.4%	157,500	157,500	14	14	100.0%	100.0%
\$175,000-\$199,999	4	10.8%	189,975	190,000	21	23	98.7%	100.0%
\$200,000-\$249,999	7	18.9%	228,386	229,000	14	9	100.0%	100.0%
\$250,000-\$299,999	4	10.8%	285,975	291,450	10	7	100.0%	100.0%
\$300,000-\$399,999	6	16.2%	347,483	352,500	23	23	98.5%	98.7%
\$400,000-\$499,999	2	5.4%	409,900	409,900	17	17	100.0%	100.0%
\$500,000-\$749,999	1	2.7%	615,000	615,000	14	14	100.0%	100.0%
\$750,000-\$999,999	1	2.7%	774,900	774,900	36	36	100.0%	100.0%
\$1,000,000 and up	2	5.4%	1,399,500	1,399,500	8	8	100.0%	100.0%



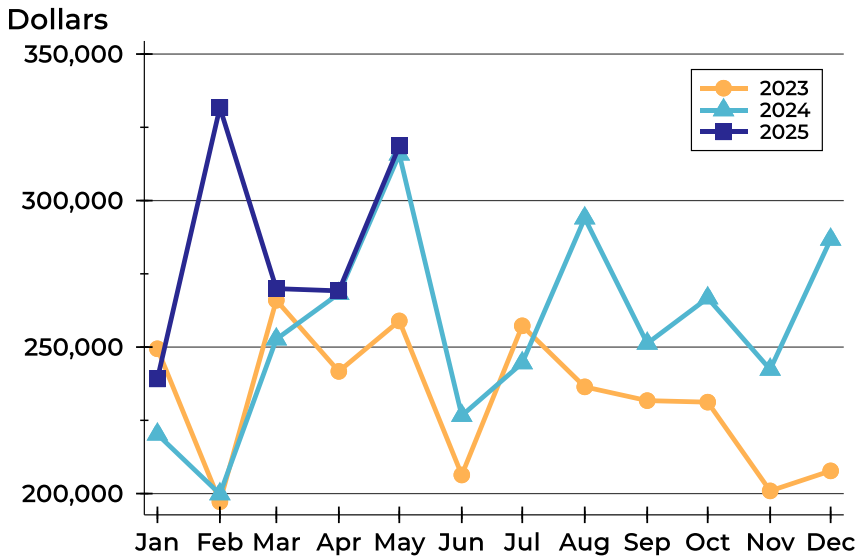
May
2025

Sunflower MLS Statistics



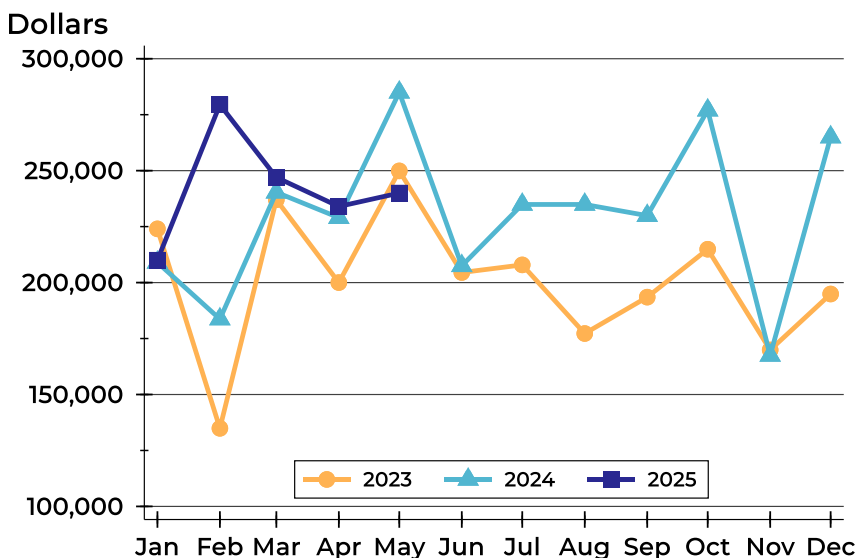
North Region New Listings Analysis

Average Price



Month	2023	2024	2025
January	249,421	220,234	239,130
February	197,210	199,853	331,738
March	265,979	252,695	269,944
April	241,704	268,217	269,195
May	258,931	315,797	318,643
June	206,364	226,613	
July	257,259	244,566	
August	236,425	294,002	
September	231,726	251,247	
October	231,208	266,726	
November	200,913	242,361	
December	207,757	286,732	

Median Price



Month	2023	2024	2025
January	224,000	209,000	210,000
February	134,900	183,700	279,500
March	237,000	240,350	247,000
April	200,000	229,000	234,000
May	249,900	285,000	240,000
June	204,500	207,500	
July	207,900	234,900	
August	177,250	234,900	
September	193,500	229,900	
October	214,900	277,000	
November	169,900	167,450	
December	194,900	265,000	



May
2025

Sunflower MLS Statistics



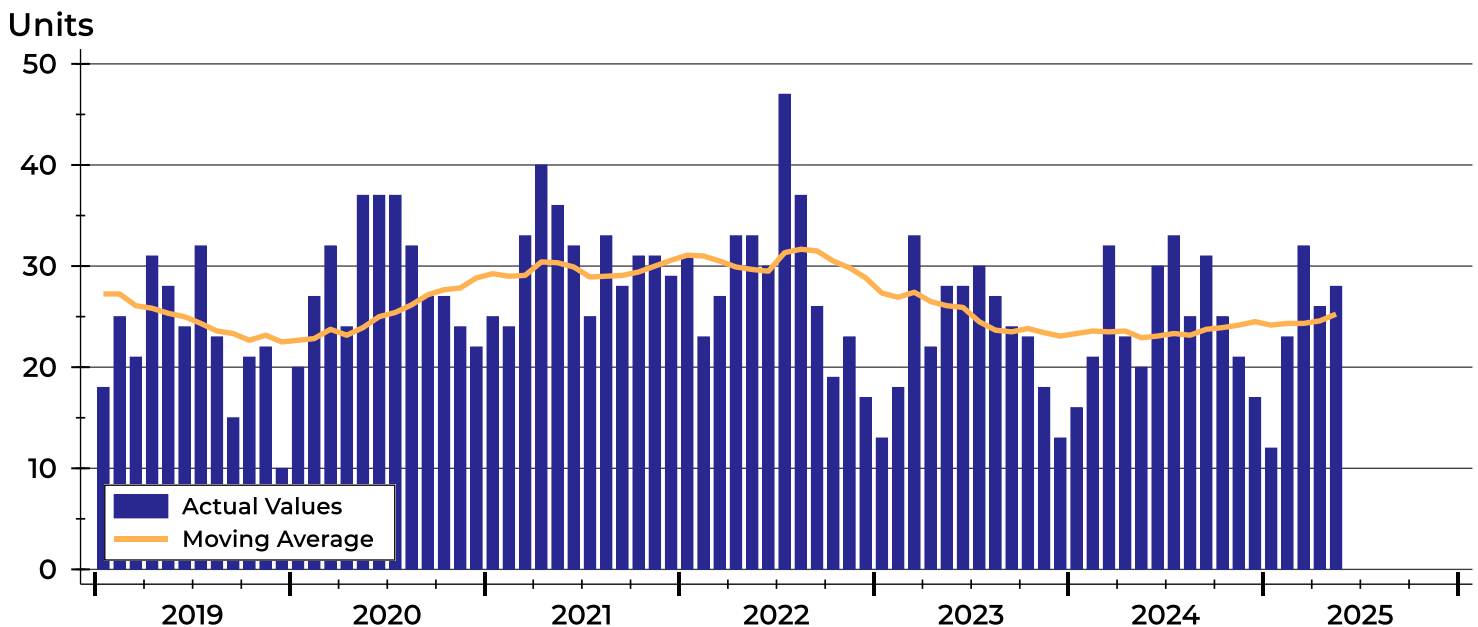
North Region Contracts Written Analysis

Summary Statistics for Contracts Written		2025	May 2024	Change	Year-to-Date		2025	2024	Change
Contracts Written		28	20	40.0%			121	112	8.0%
Volume (1,000s)		7,945	5,582	42.3%			32,549	25,171	29.3%
Average	Sale Price	283,746	279,075	1.7%			269,003	224,737	19.7%
	Days on Market	44	47	-6.4%			54	51	5.9%
	Percent of Original	95.3%	94.0%	1.4%			95.1%	94.0%	1.2%
Median	Sale Price	249,500	265,000	-5.8%			219,900	199,500	10.2%
	Days on Market	23	8	187.5%			22	16	37.5%
	Percent of Original	100.0%	98.0%	2.0%			100.0%	97.0%	3.1%

A total of 28 contracts for sale were written in North Region during the month of May, up from 20 in 2024. The median list price of these homes was \$249,500, down from \$265,000 the prior year.

Half of the homes that went under contract in May were on the market less than 22 days, compared to 8 days in May 2024.

History of Contracts Written





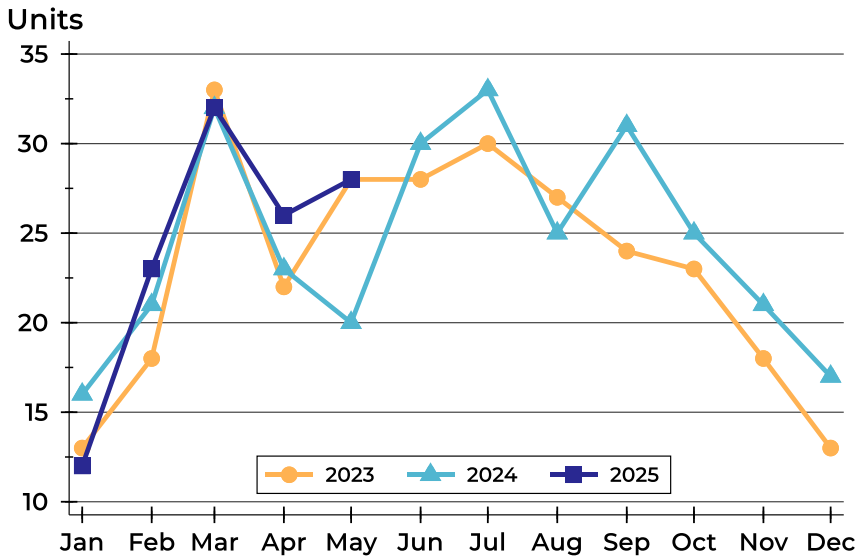
**May
2025**

Sunflower MLS Statistics



North Region Contracts Written Analysis

Contracts Written by Month



Month	2023	2024	2025
January	13	16	12
February	18	21	23
March	33	32	32
April	22	23	26
May	28	20	28
June	28	30	
July	30	33	
August	27	25	
September	24	31	
October	23	25	
November	18	21	
December	13	17	

Contracts Written by Price Range

Price Range	Contracts Written Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. 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	4	14.3%	79,225	80,000	94	91	84.8%	86.5%
\$100,000-\$124,999	2	7.1%	106,450	106,450	25	25	100.0%	100.0%
\$125,000-\$149,999	3	10.7%	143,333	143,000	4	3	101.6%	100.0%
\$150,000-\$174,999	1	3.6%	156,000	156,000	62	62	94.5%	94.5%
\$175,000-\$199,999	2	7.1%	189,950	189,950	53	53	90.8%	90.8%
\$200,000-\$249,999	2	7.1%	220,000	220,000	4	4	100.0%	100.0%
\$250,000-\$299,999	7	25.0%	276,343	274,900	60	34	96.2%	98.2%
\$300,000-\$399,999	1	3.6%	319,000	319,000	12	12	100.0%	100.0%
\$400,000-\$499,999	3	10.7%	470,300	487,000	38	41	94.9%	97.4%
\$500,000-\$749,999	2	7.1%	597,450	597,450	37	37	94.6%	94.6%
\$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	3.6%	1,150,000	1,150,000	7	7	100.0%	100.0%



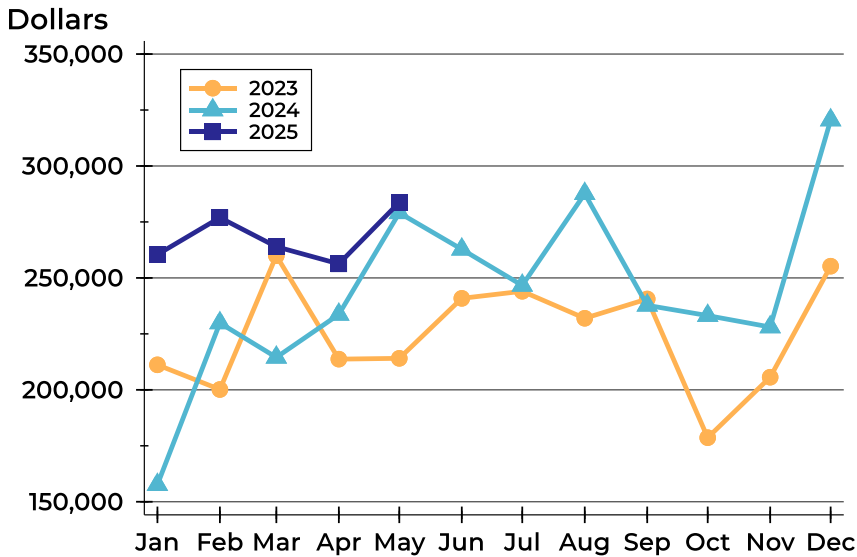
**May
2025**

Sunflower MLS Statistics



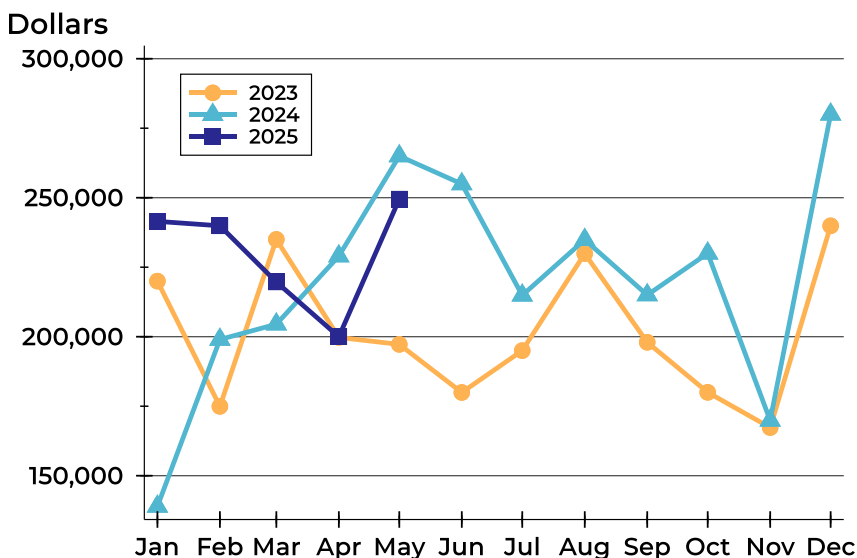
North Region Contracts Written Analysis

Average Price



Month	2023	2024	2025
January	211,177	157,637	260,442
February	200,164	229,881	276,946
March	259,953	214,511	263,946
April	213,714	233,696	256,272
May	214,082	279,075	283,746
June	240,868	262,788	
July	244,043	246,650	
August	231,974	287,635	
September	240,583	237,752	
October	178,630	233,169	
November	205,652	228,064	
December	255,242	320,515	

Median Price



Month	2023	2024	2025
January	220,000	138,950	241,500
February	174,950	199,000	239,900
March	235,000	204,500	219,700
April	199,750	229,000	200,000
May	197,250	265,000	249,500
June	179,950	254,950	
July	195,000	214,900	
August	229,900	234,900	
September	198,000	215,000	
October	180,000	230,000	
November	167,325	169,900	
December	239,900	280,000	



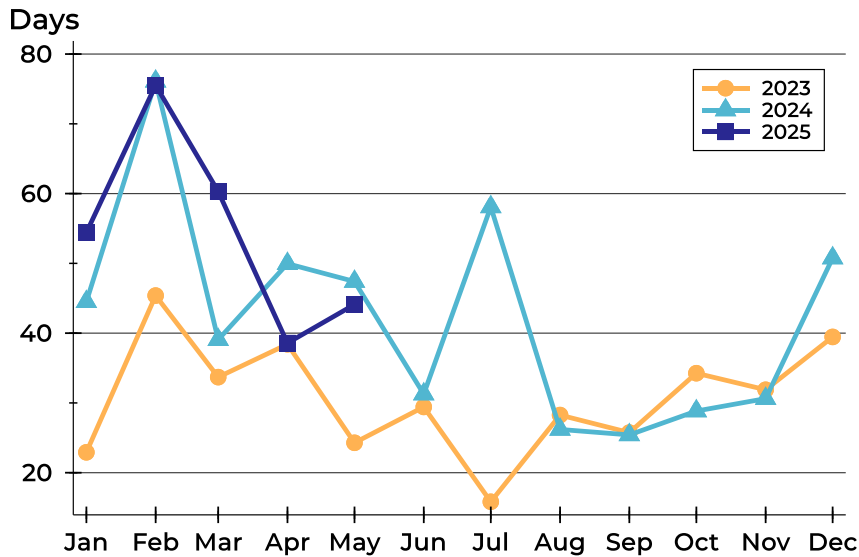
**May
2025**

Sunflower MLS Statistics



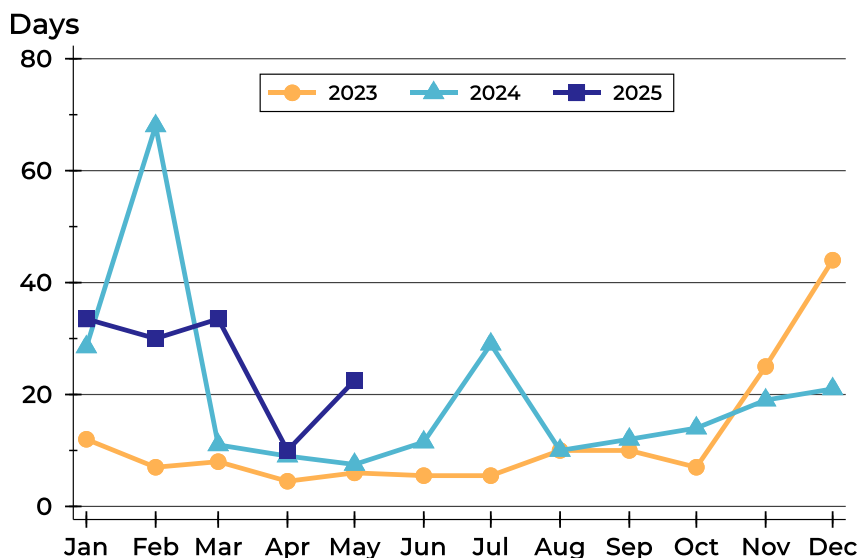
North Region Contracts Written Analysis

Average DOM



Month	2023	2024	2025
January	23	45	54
February	45	76	76
March	34	39	60
April	38	50	39
May	24	47	44
June	29	31	
July	16	58	
August	28	26	
September	26	25	
October	34	29	
November	32	31	
December	39	51	

Median DOM



Month	2023	2024	2025
January	12	29	34
February	7	68	30
March	8	11	34
April	5	9	10
May	6	8	23
June	6	12	
July	6	29	
August	10	10	
September	10	12	
October	7	14	
November	25	19	
December	44	21	



**May
2025**

Sunflower MLS Statistics



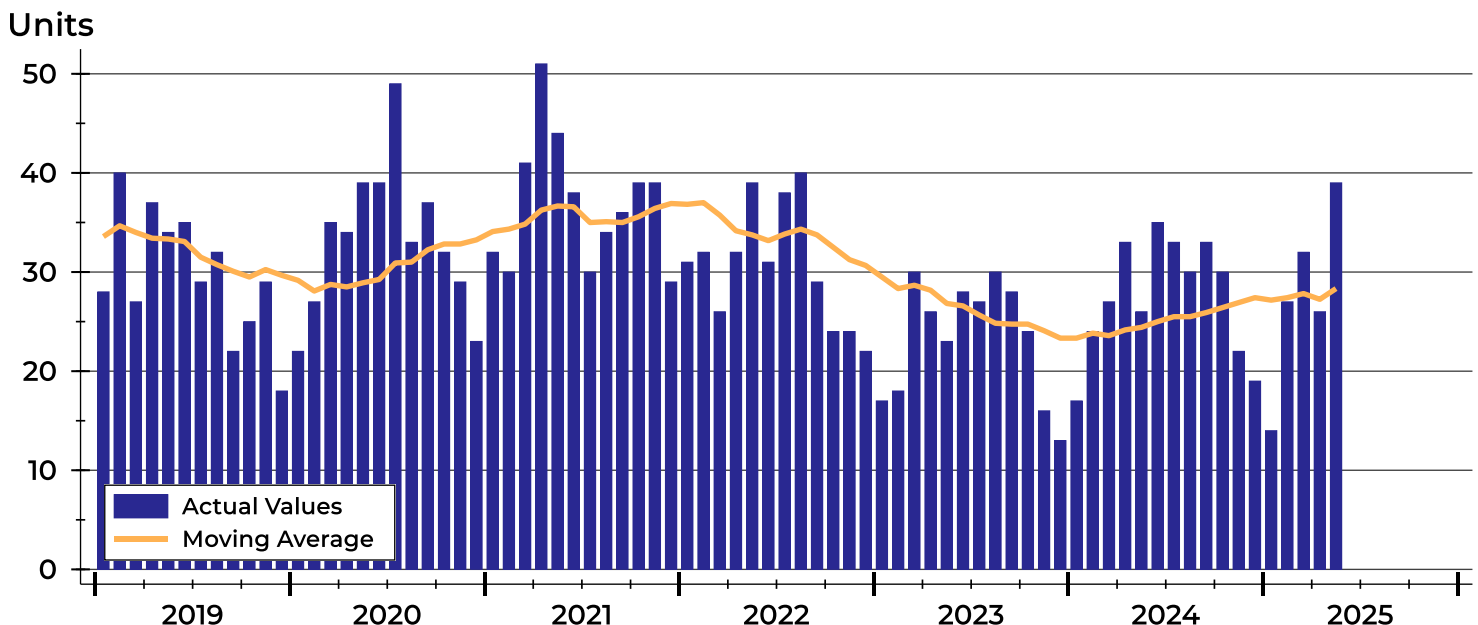
North Region Pending Contracts Analysis

Summary Statistics for Pending Contracts		2025	End of May 2024	Change
Pending Contracts		39	26	50.0%
Volume (1,000s)		10,754	7,252	48.3%
Average	List Price	275,749	278,938	-1.1%
	Days on Market	44	67	-34.3%
	Percent of Original	96.8%	97.3%	-0.5%
Median	List Price	240,000	254,500	-5.7%
	Days on Market	14	15	-6.7%
	Percent of Original	100.0%	100.0%	0.0%

A total of 39 listings in North Region had contracts pending at the end of May, up from 26 contracts pending at the end of May 2024.

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

History of Pending Contracts





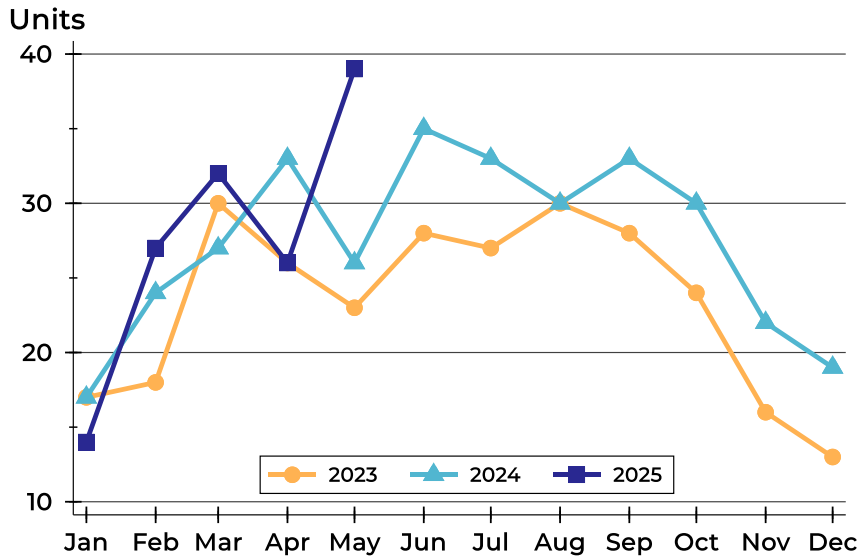
**May
2025**

Sunflower MLS Statistics



North Region Pending Contracts Analysis

Pending Contracts by Month



Month	2023	2024	2025
January	17	17	14
February	18	24	27
March	30	27	32
April	26	33	26
May	23	26	39
June	28	35	
July	27	33	
August	30	30	
September	28	33	
October	24	30	
November	16	22	
December	13	19	

Pending Contracts by Price Range

Price Range	Pending Contracts Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. 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	5	12.8%	76,980	72,000	74	14	87.8%	100.0%
\$100,000-\$124,999	3	7.7%	111,967	112,900	17	12	100.0%	100.0%
\$125,000-\$149,999	5	12.8%	140,000	143,000	91	7	98.6%	100.0%
\$150,000-\$174,999	1	2.6%	156,000	156,000	62	62	94.5%	94.5%
\$175,000-\$199,999	3	7.7%	187,800	183,500	46	32	93.9%	94.7%
\$200,000-\$249,999	4	10.3%	225,000	230,000	3	4	100.0%	100.0%
\$250,000-\$299,999	8	20.5%	282,913	287,000	47	26	97.8%	100.0%
\$300,000-\$399,999	2	5.1%	359,450	359,450	10	10	100.0%	100.0%
\$400,000-\$499,999	4	10.3%	457,975	458,450	40	33	99.4%	100.0%
\$500,000-\$749,999	3	7.7%	583,300	579,900	29	15	96.4%	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	1	2.6%	1,150,000	1,150,000	7	7	100.0%	100.0%



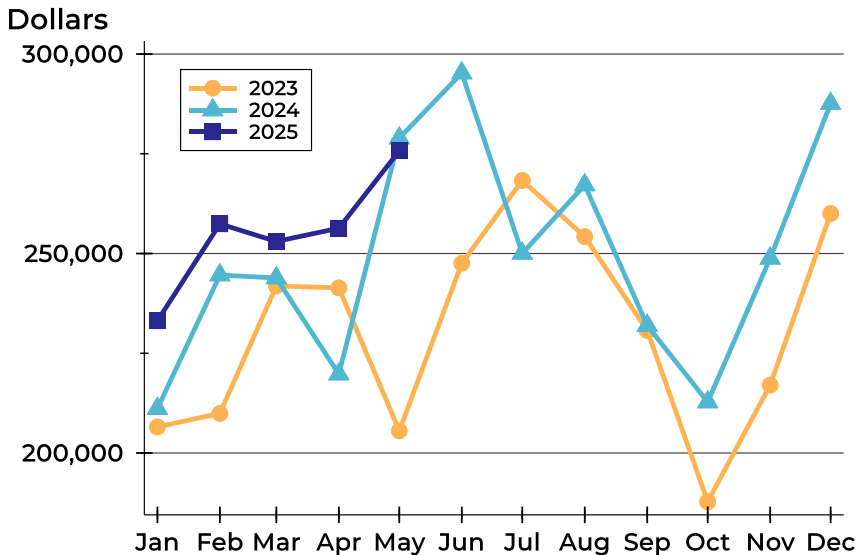
**May
2025**

Sunflower MLS Statistics



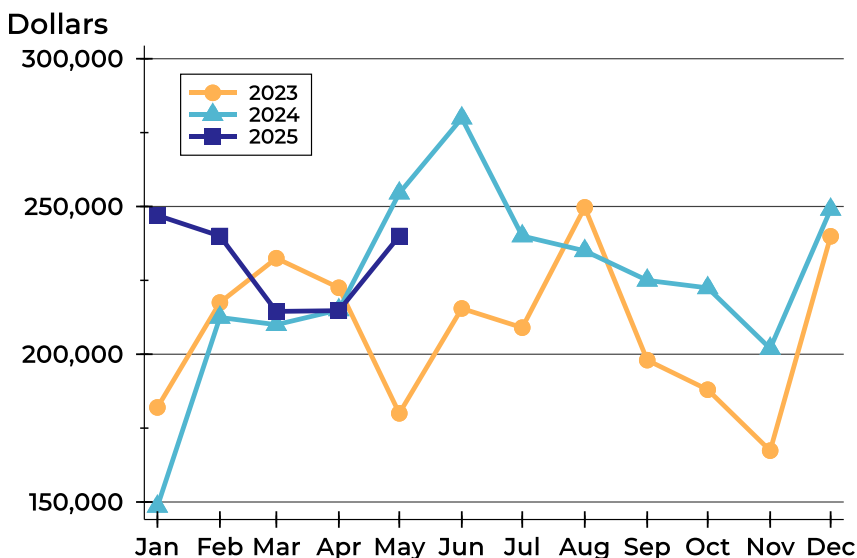
North Region Pending Contracts Analysis

Average Price



Month	2023	2024	2025
January	206,529	211,123	233,136
February	209,936	244,604	257,435
March	241,861	243,876	253,025
April	241,394	219,782	256,353
May	205,548	278,938	275,749
June	247,564	295,233	
July	268,311	250,042	
August	254,242	267,183	
September	230,713	231,961	
October	187,777	212,784	
November	217,041	248,802	
December	260,042	287,595	

Median Price



Month	2023	2024	2025
January	182,000	148,500	247,000
February	217,500	212,450	240,000
March	232,500	210,000	214,500
April	222,500	215,000	214,750
May	180,000	254,500	240,000
June	215,500	279,900	
July	209,000	240,000	
August	249,700	235,000	
September	198,000	225,000	
October	188,000	222,450	
November	167,375	201,950	
December	239,900	249,000	



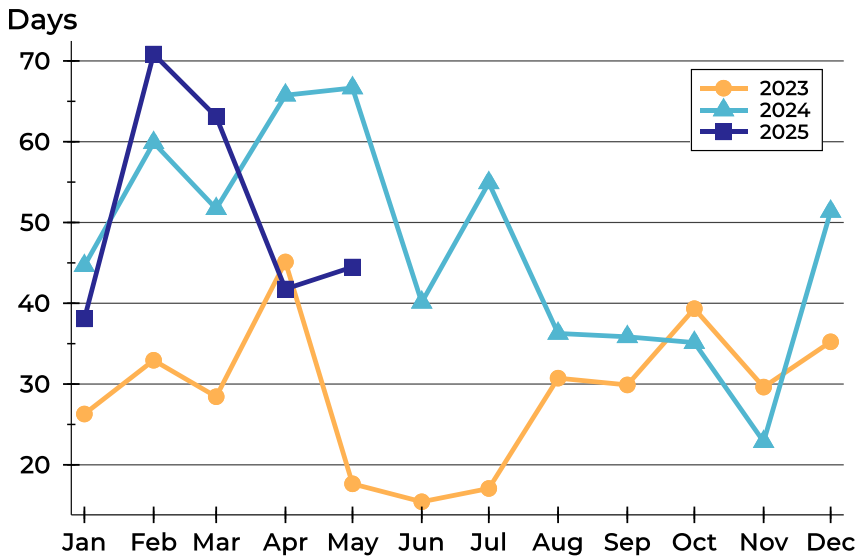
**May
2025**

Sunflower MLS Statistics



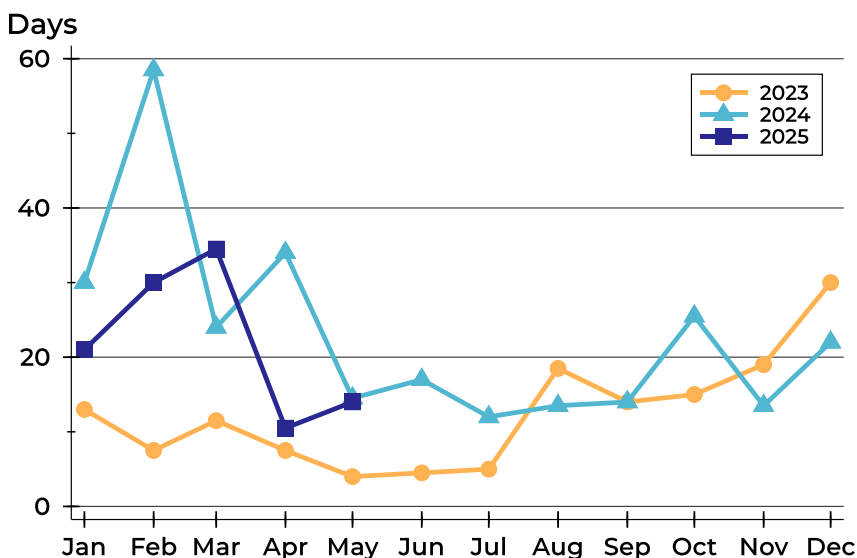
North Region Pending Contracts Analysis

Average DOM



Month	2023	2024	2025
January	26	45	38
February	33	60	71
March	28	52	63
April	45	66	42
May	18	67	44
June	15	40	
July	17	55	
August	31	36	
September	30	36	
October	39	35	
November	30	23	
December	35	51	

Median DOM



Month	2023	2024	2025
January	13	30	21
February	8	59	30
March	12	24	35
April	8	34	11
May	4	15	14
June	5	17	
July	5	12	
August	19	14	
September	14	14	
October	15	26	
November	19	14	
December	30	22	



**May
2025**

Sunflower MLS Statistics



South Region Housing Report



Market Overview

South Region Home Sales Rose in May

Total home sales in South Region rose by 46.9% last month to 47 units, compared to 32 units in May 2024. Total sales volume was \$11.0 million, up 98.6% from a year earlier.

The median sale price in May was \$192,000, up from \$173,700 a year earlier. Homes that sold in May were typically on the market for 8 days and sold for 98.4% of their list prices.

South Region Active Listings Up at End of May

The total number of active listings in South Region at the end of May was 73 units, up from 35 at the same point in 2024. 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 May was \$189,000.

During May, a total of 32 contracts were written up from 31 in May 2024. At the end of the month, there were 55 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, Association Executive
Sunflower Association of REALTORS®
3646 SW Plass
Topeka, KS 66611
785-267-3246
denise@sunflowerrealtors.com
www.SunflowerRealtors.com



**May
2025**

Sunflower MLS Statistics



South Region Summary Statistics

May MLS Statistics Three-year History		Current Month			Year-to-Date		
		2025	2024	2023	2025	2024	2023
Home Sales Change from prior year		47 46.9%	32 -11.1%	36 -12.2%	122 10.9%	110 -9.8%	122 -22.3%
Active Listings Change from prior year		73 108.6%	35 9.4%	32 60.0%	N/A	N/A	N/A
Months' Supply Change from prior year		2.6 116.7%	1.2 20.0%	1.0 100.0%	N/A	N/A	N/A
New Listings Change from prior year		48 14.3%	42 -14.3%	49 6.5%	214 34.6%	159 -13.1%	183 -6.2%
Contracts Written Change from prior year		32 3.2%	31 -31.1%	45 -8.2%	157 17.2%	134 -18.8%	165 -10.3%
Pending Contracts Change from prior year		55 22.2%	45 -23.7%	59 -15.7%	N/A	N/A	N/A
Sales Volume (1,000s) Change from prior year		10,978 98.6%	5,529 -11.7%	6,262 -1.5%	26,561 33.1%	19,960 -5.5%	21,120 -15.5%
Average	Sale Price Change from prior year	233,582 35.2%	172,784 -0.7%	173,943 12.1%	217,717 20.0%	181,457 4.8%	173,117 8.7%
	List Price of Actives Change from prior year	217,608 -0.7%	219,176 -22.7%	283,563 23.2%	N/A	N/A	N/A
	Days on Market Change from prior year	24 0.0%	24 -4.0%	25 56.3%	49 88.5%	26 0.0%	26 23.8%
	Percent of List Change from prior year	96.8% -1.2%	98.0% 1.4%	96.6% -3.4%	96.2% -1.1%	97.3% 0.0%	97.3% -1.1%
	Percent of Original Change from prior year	95.3% -1.1%	96.4% 2.0%	94.5% -4.5%	94.0% -2.5%	96.4% 0.9%	95.5% -1.5%
Median	Sale Price Change from prior year	192,000 10.5%	173,700 7.6%	161,500 24.2%	182,500 6.6%	171,250 4.4%	164,000 26.2%
	List Price of Actives Change from prior year	189,000 12.8%	167,500 -28.6%	234,700 2.5%	N/A	N/A	N/A
	Days on Market Change from prior year	8 0.0%	8 60.0%	5 -28.6%	11 37.5%	8 33.3%	6 0.0%
	Percent of List Change from prior year	98.4% -1.6%	100.0% 2.4%	97.7% -2.3%	98.2% -1.8%	100.0% 1.8%	98.2% -1.1%
	Percent of Original Change from prior year	97.3% -2.7%	100.0% 3.2%	96.9% -2.5%	96.7% -2.0%	98.7% 1.3%	97.4% -1.2%

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



**May
2025**

Sunflower MLS Statistics



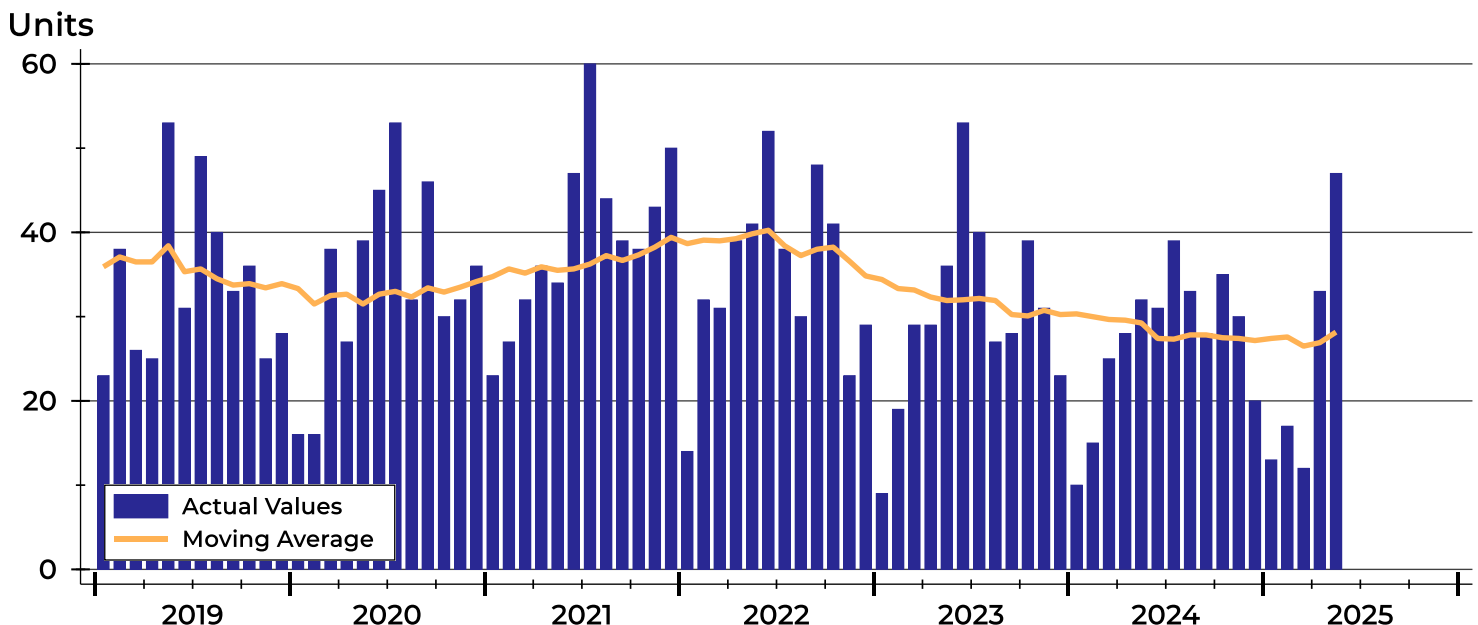
South Region Closed Listings Analysis

Summary Statistics for Closed Listings		2025	May 2024	Change	2025	Year-to-Date 2024	Change
Closed Listings		47	32	46.9%	122	110	10.9%
Volume (1,000s)		10,978	5,529	98.6%	26,561	19,960	33.1%
Months' Supply		2.6	1.2	116.7%	N/A	N/A	N/A
Average	Sale Price	233,582	172,784	35.2%	217,717	181,457	20.0%
	Days on Market	24	24	0.0%	49	26	88.5%
	Percent of List	96.8%	98.0%	-1.2%	96.2%	97.3%	-1.1%
	Percent of Original	95.3%	96.4%	-1.1%	94.0%	96.4%	-2.5%
Median	Sale Price	192,000	173,700	10.5%	182,500	171,250	6.6%
	Days on Market	8	8	0.0%	11	8	37.5%
	Percent of List	98.4%	100.0%	-1.6%	98.2%	100.0%	-1.8%
	Percent of Original	97.3%	100.0%	-2.7%	96.7%	98.7%	-2.0%

A total of 47 homes sold in South Region in May, up from 32 units in May 2024. Total sales volume rose to \$11.0 million compared to \$5.5 million in the previous year.

The median sales price in May was \$192,000, up 10.5% compared to the prior year. Median days on market was 8 days, up from 7 days in April, and up from 8 in May 2024.

History of Closed Listings





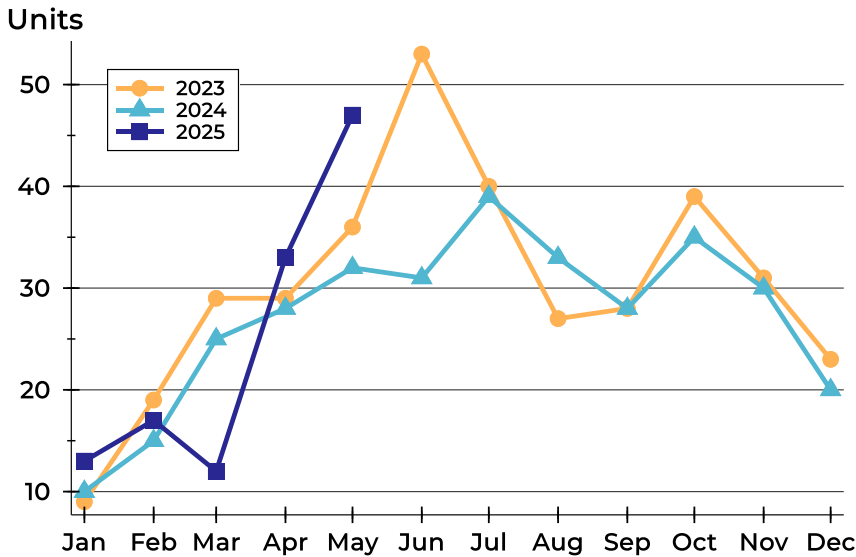
**May
2025**

Sunflower MLS Statistics



South Region Closed Listings Analysis

Closed Listings by Month



Month	2023	2024	2025
January	9	10	13
February	19	15	17
March	29	25	12
April	29	28	33
May	36	32	47
June	53	31	
July	40	39	
August	27	33	
September	28	28	
October	39	35	
November	31	30	
December	23	20	

Closed Listings by Price Range

Price Range	Sales Number	Percent	Months' Supply	Sale Price Average	Median	Days on Market Avg.	Med.	Price as % of List Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	2.1%	0.0	10,500	10,500	32	32	46.7%	46.7%	46.7%	46.7%
\$25,000-\$49,999	1	2.1%	1.8	35,000	35,000	2	2	100.0%	100.0%	100.0%	100.0%
\$50,000-\$99,999	8	17.0%	1.6	73,500	69,950	41	11	97.4%	99.0%	93.0%	94.3%
\$100,000-\$124,999	2	4.3%	2.4	120,200	120,200	3	3	100.4%	100.4%	100.4%	100.4%
\$125,000-\$149,999	5	10.6%	2.9	138,500	140,000	12	11	93.5%	93.6%	92.3%	90.7%
\$150,000-\$174,999	2	4.3%	3.0	164,950	164,950	5	5	102.3%	102.3%	111.6%	111.6%
\$175,000-\$199,999	11	23.4%	1.9	189,968	192,500	16	8	98.9%	99.7%	98.1%	99.7%
\$200,000-\$249,999	3	6.4%	3.3	209,000	210,000	9	3	100.0%	100.7%	99.7%	100.7%
\$250,000-\$299,999	6	12.8%	3.9	278,900	283,450	26	11	97.5%	98.2%	94.4%	96.1%
\$300,000-\$399,999	4	8.5%	2.1	354,375	357,500	23	12	99.8%	100.5%	97.2%	100.5%
\$400,000-\$499,999	3	6.4%	2.7	441,500	439,500	76	16	96.8%	97.7%	93.4%	94.5%
\$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	1	2.1%	0.0	1,950,000	1,950,000	22	22	89.2%	89.2%	89.2%	89.2%



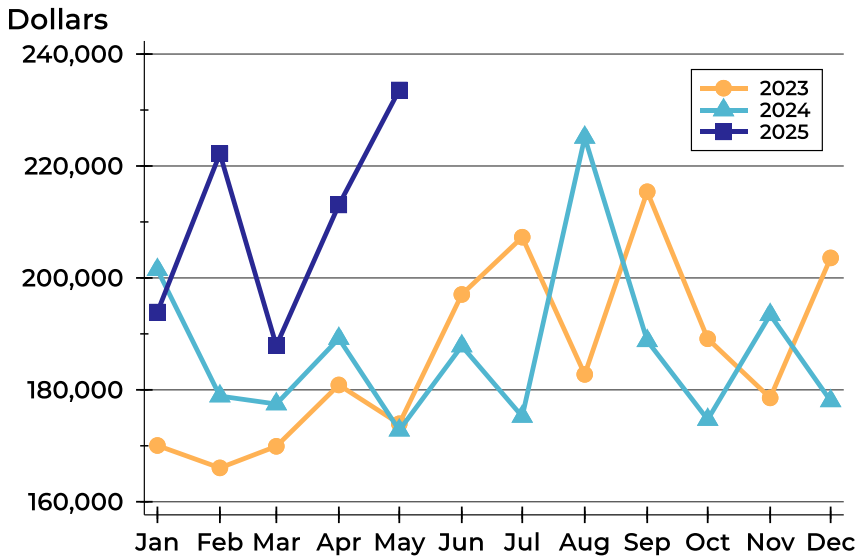
**May
2025**

Sunflower MLS Statistics



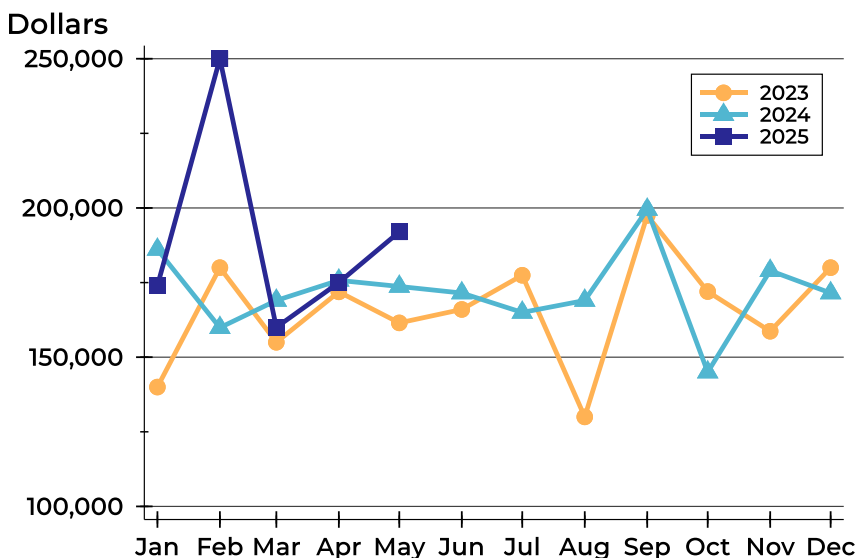
South Region Closed Listings Analysis

Average Price



Month	2023	2024	2025
January	170,056	201,460	193,901
February	166,053	178,884	222,194
March	169,907	177,468	187,908
April	180,879	189,164	213,036
May	173,943	172,784	233,582
June	197,045	187,827	
July	207,278	175,244	
August	182,759	225,108	
September	215,396	188,762	
October	189,132	174,689	
November	178,562	193,413	
December	203,578	178,025	

Median Price



Month	2023	2024	2025
January	140,000	186,100	173,958
February	180,000	159,900	250,000
March	155,000	169,000	160,000
April	171,900	175,750	175,000
May	161,500	173,700	192,000
June	166,000	171,500	
July	177,450	165,000	
August	130,000	169,000	
September	197,500	199,500	
October	172,000	145,000	
November	158,700	179,000	
December	180,000	171,500	



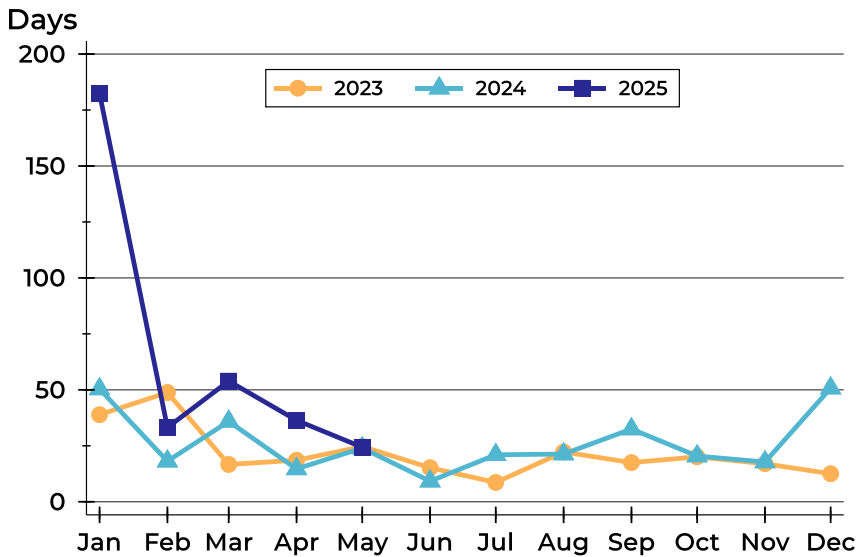
**May
2025**

Sunflower MLS Statistics



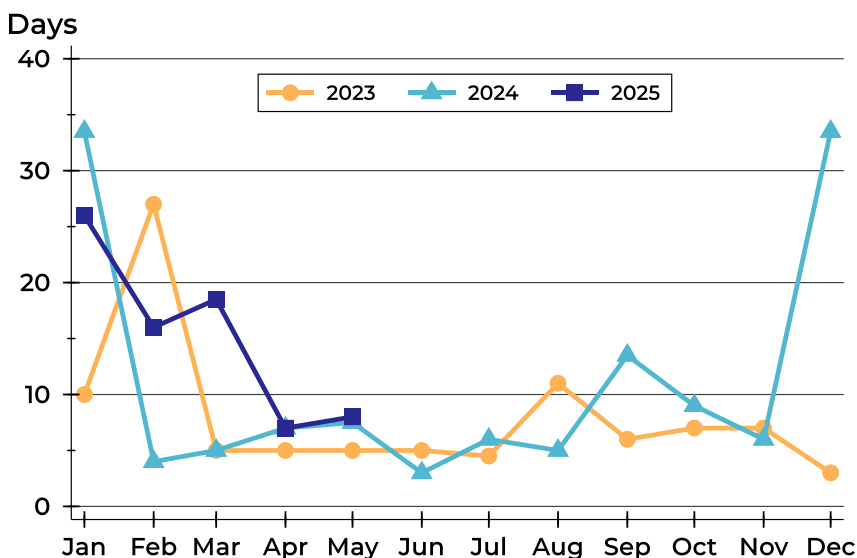
South Region Closed Listings Analysis

Average DOM



Month	2023	2024	2025
January	39	50	182
February	49	18	33
March	17	36	54
April	19	15	36
May	25	24	24
June	15	9	
July	9	21	
August	22	21	
September	18	33	
October	20	20	
November	17	18	
December	13	51	

Median DOM



Month	2023	2024	2025
January	10	34	26
February	27	4	16
March	5	5	19
April	5	7	7
May	5	8	8
June	5	3	
July	5	6	
August	11	5	
September	6	14	
October	7	9	
November	7	6	
December	3	34	



**May
2025**

Sunflower MLS Statistics



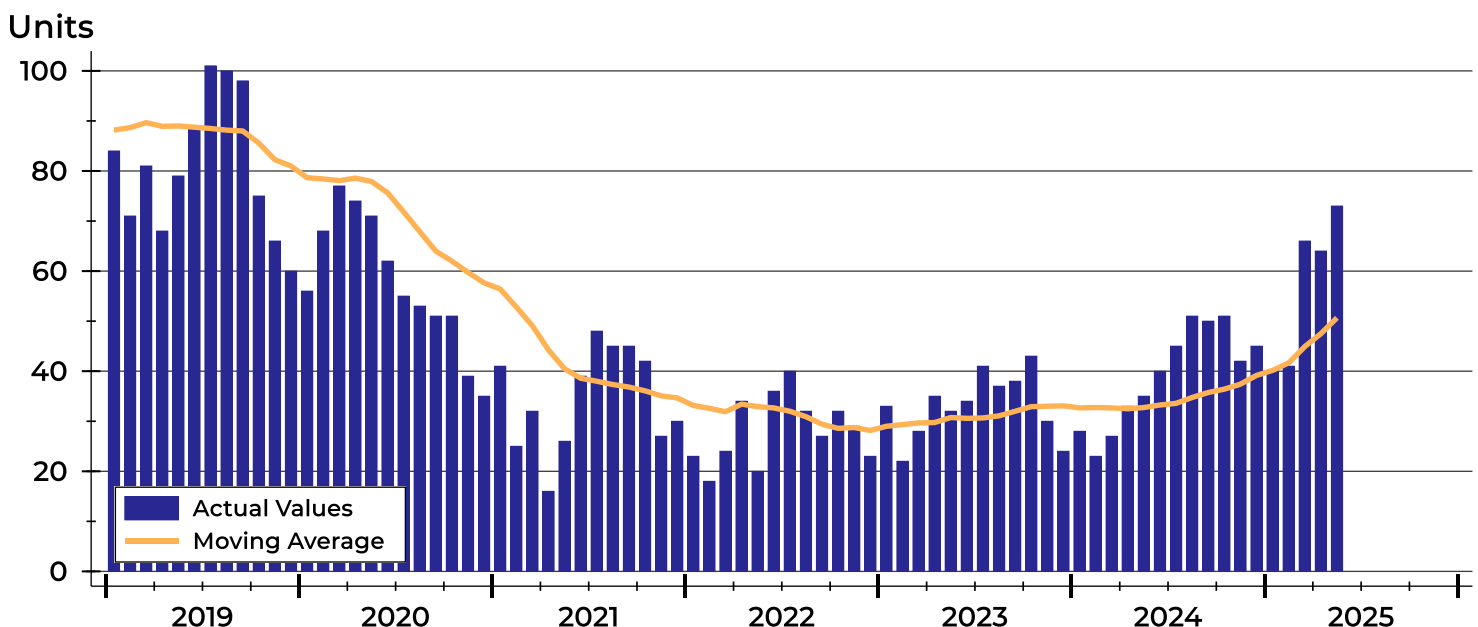
South Region Active Listings Analysis

Summary Statistics for Active Listings		2025	End of May 2024	Change
Active Listings		73	35	108.6%
Volume (1,000s)		15,885	7,671	107.1%
Months' Supply		2.6	1.2	116.7%
Average	List Price	217,608	219,176	-0.7%
	Days on Market	57	63	-9.5%
	Percent of Original	96.4%	97.6%	-1.2%
Median	List Price	189,000	167,500	12.8%
	Days on Market	38	30	26.7%
	Percent of Original	98.3%	100.0%	-1.7%

A total of 73 homes were available for sale in South Region at the end of May. This represents a 2.6 months' supply of active listings.

The median list price of homes on the market at the end of May was \$189,000, up 12.8% from 2024. The typical time on market for active listings was 38 days, up from 30 days a year earlier.

History of Active Listings





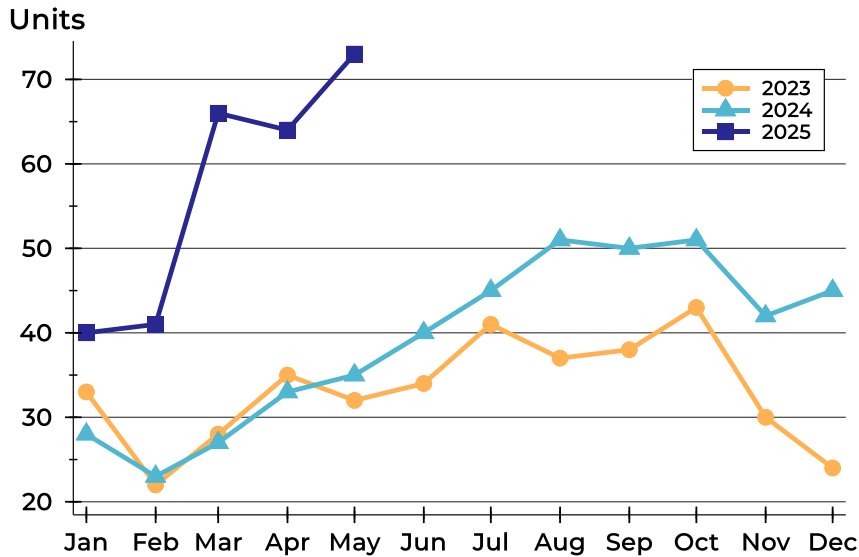
**May
2025**

Sunflower MLS Statistics



South Region Active Listings Analysis

Active Listings by Month



Month	2023	2024	2025
January	33	28	40
February	22	23	41
March	28	27	66
April	35	33	64
May	32	35	73
June	34	40	
July	41	45	
August	37	51	
September	38	50	
October	43	51	
November	30	42	
December	24	45	

Active Listings by Price Range

Price Range	Active Listings Number	Percent	Months' Supply	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. 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	2	2.7%	1.8	35,000	35,000	280	280	100.0%	100.0%
\$50,000-\$99,999	6	8.2%	1.6	88,117	89,950	70	23	95.8%	100.0%
\$100,000-\$124,999	4	5.5%	2.4	111,200	109,950	29	25	87.4%	88.1%
\$125,000-\$149,999	11	15.1%	2.9	142,918	146,000	44	38	94.3%	95.2%
\$150,000-\$174,999	10	13.7%	3.0	163,050	162,400	61	39	98.5%	100.0%
\$175,000-\$199,999	6	8.2%	1.9	188,050	186,950	54	52	97.5%	97.3%
\$200,000-\$249,999	13	17.8%	3.3	230,162	229,000	42	34	96.7%	97.8%
\$250,000-\$299,999	12	16.4%	3.9	265,700	266,700	43	34	98.2%	100.0%
\$300,000-\$399,999	5	6.8%	2.1	356,660	359,900	36	17	98.4%	100.0%
\$400,000-\$499,999	2	2.7%	2.7	445,000	445,000	43	43	93.7%	93.7%
\$500,000-\$749,999	1	1.4%	N/A	699,900	699,900	262	262	93.4%	93.4%
\$750,000-\$999,999	1	1.4%	N/A	957,320	957,320	82	82	100.0%	100.0%
\$1,000,000 and up	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A



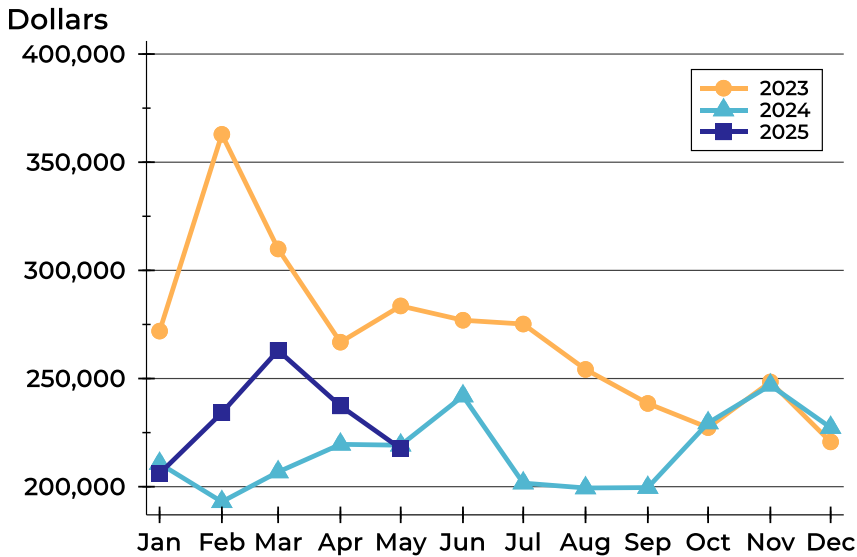
May
2025

Sunflower MLS Statistics



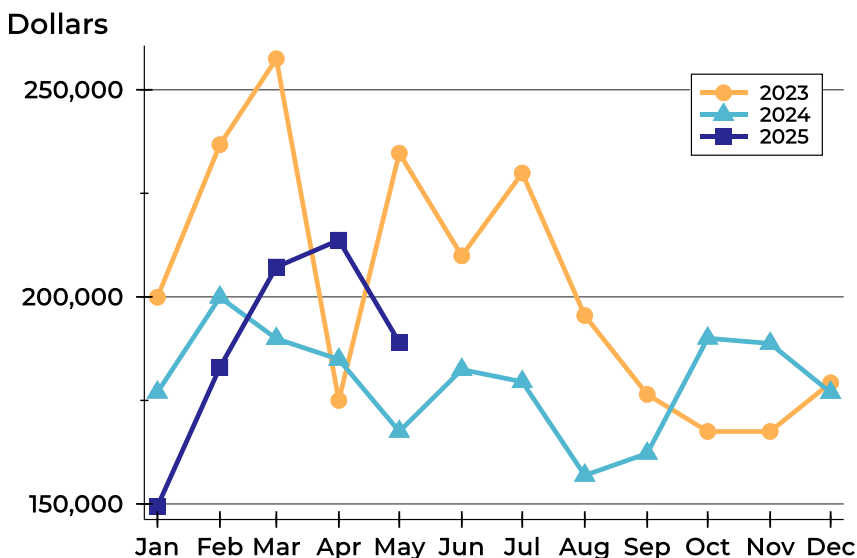
South Region Active Listings Analysis

Average Price



Month	2023	2024	2025
January	271,926	210,704	206,062
February	362,877	193,028	234,185
March	309,907	206,807	262,997
April	266,806	219,577	237,344
May	283,563	219,176	217,608
June	276,956	241,898	
July	275,188	201,665	
August	254,205	199,405	
September	238,491	199,601	
October	227,314	229,471	
November	248,407	246,912	
December	220,708	227,329	

Median Price



Month	2023	2024	2025
January	199,900	176,950	149,400
February	236,750	199,900	183,000
March	257,500	189,900	207,200
April	175,000	184,900	213,700
May	234,700	167,500	189,000
June	209,900	182,450	
July	229,900	179,500	
August	195,500	156,900	
September	176,450	162,200	
October	167,500	190,000	
November	167,500	188,750	
December	179,250	176,900	



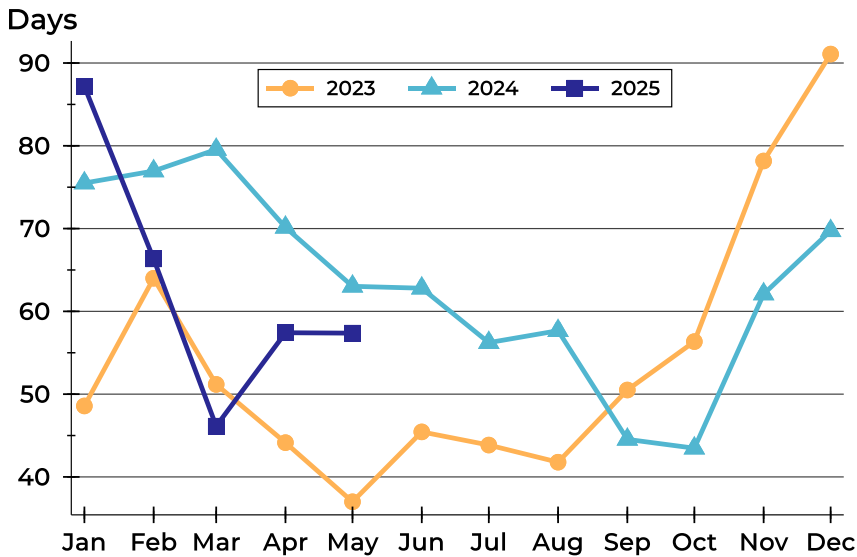
**May
2025**

Sunflower MLS Statistics



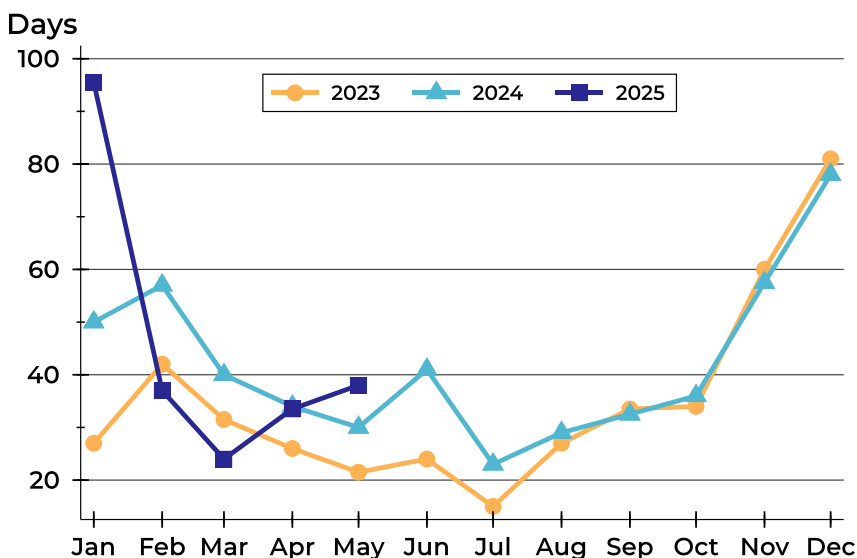
South Region Active Listings Analysis

Average DOM



Month	2023	2024	2025
January	49	76	87
February	64	77	66
March	51	80	46
April	44	70	57
May	37	63	57
June	45	63	
July	44	56	
August	42	58	
September	51	45	
October	56	43	
November	78	62	
December	91	70	

Median DOM



Month	2023	2024	2025
January	27	50	96
February	42	57	37
March	32	40	24
April	26	34	34
May	22	30	38
June	24	41	
July	15	23	
August	27	29	
September	34	33	
October	34	36	
November	60	58	
December	81	78	



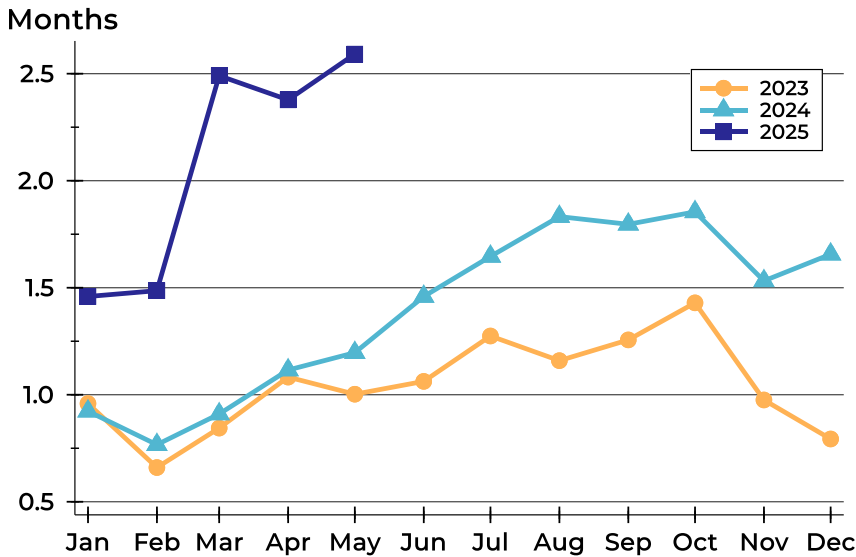
**May
2025**

Sunflower MLS Statistics



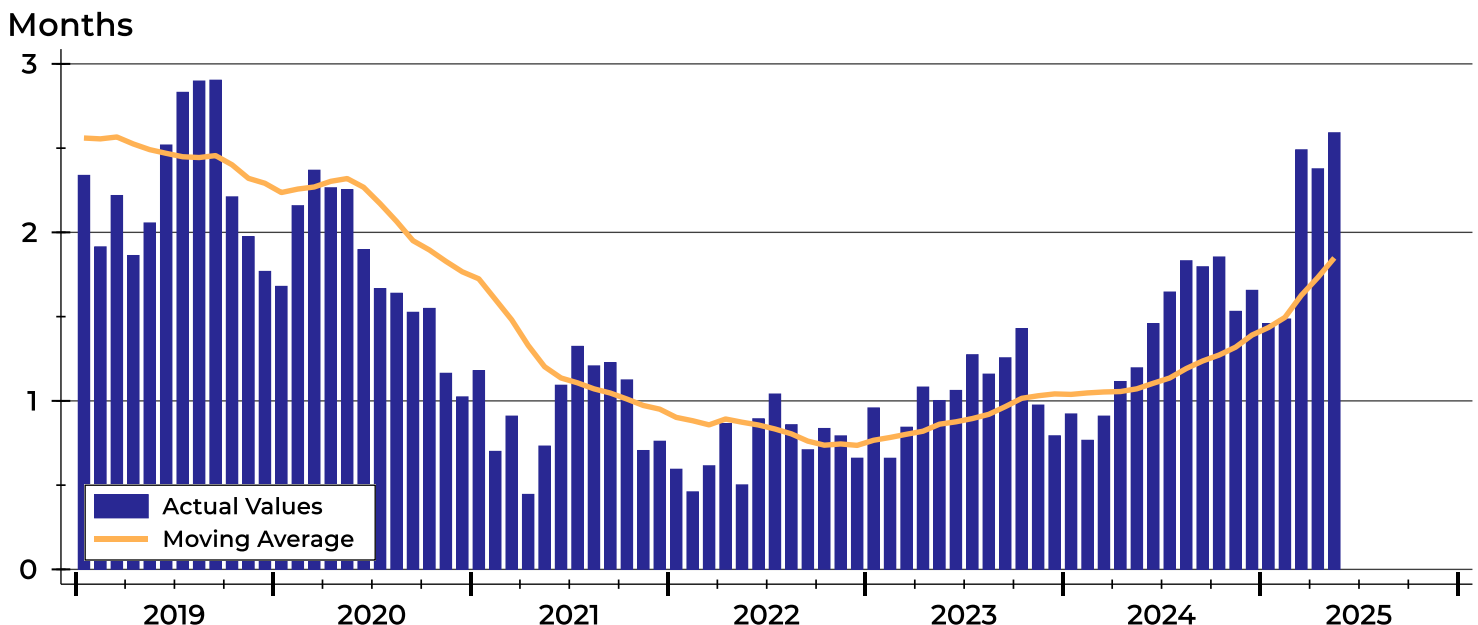
South Region Months' Supply Analysis

Months' Supply by Month



Month	2023	2024	2025
January	1.0	0.9	1.5
February	0.7	0.8	1.5
March	0.8	0.9	2.5
April	1.1	1.1	2.4
May	1.0	1.2	2.6
June	1.1	1.5	
July	1.3	1.6	
August	1.2	1.8	
September	1.3	1.8	
October	1.4	1.9	
November	1.0	1.5	
December	0.8	1.7	

History of Month's Supply





**May
2025**

Sunflower MLS Statistics



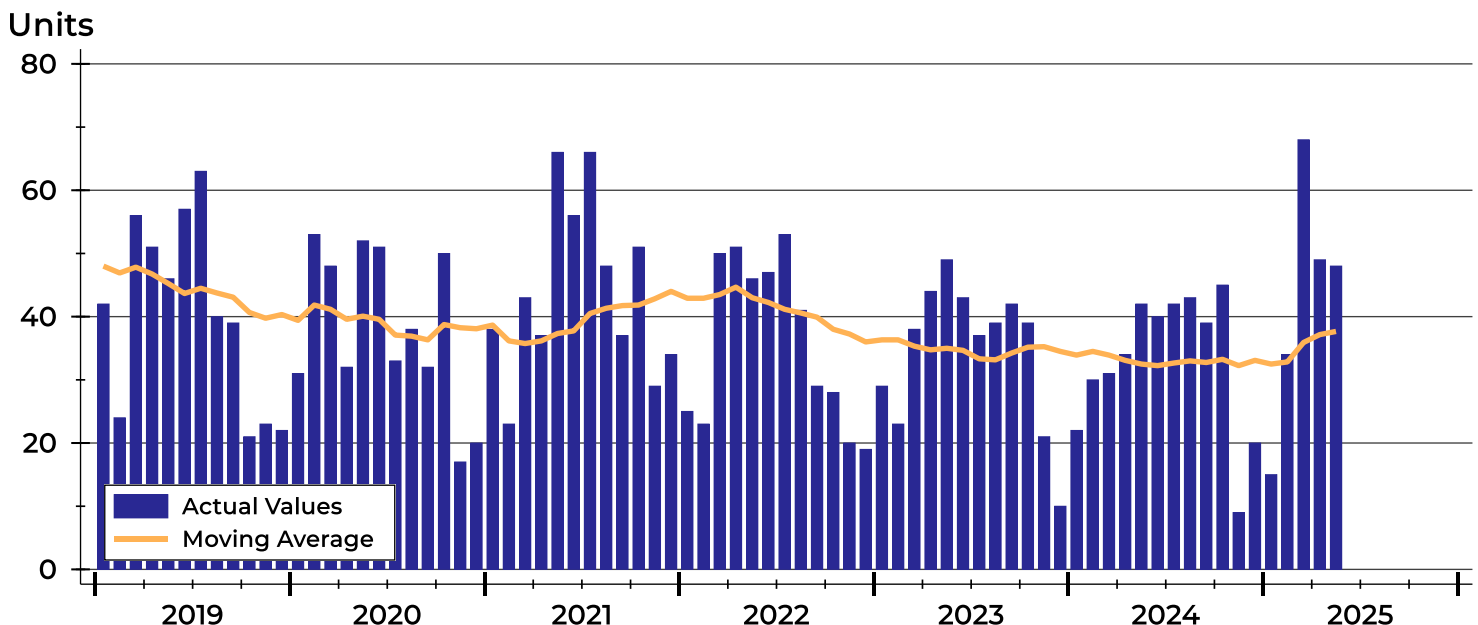
South Region New Listings Analysis

Summary Statistics for New Listings		2025	May 2024	Change
Current Month	New Listings	48	42	14.3%
	Volume (1,000s)	9,033	7,654	18.0%
	Average List Price	188,186	182,243	3.3%
	Median List Price	162,400	166,200	-2.3%
Year-to-Date	New Listings	214	159	34.6%
	Volume (1,000s)	48,086	31,546	52.4%
	Average List Price	224,700	198,403	13.3%
	Median List Price	199,500	172,500	15.7%

A total of 48 new listings were added in South Region during May, up 14.3% from the same month in 2024. Year-to-date South Region has seen 214 new listings.

The median list price of these homes was \$162,400 down from \$166,200 in 2024.

History of New Listings





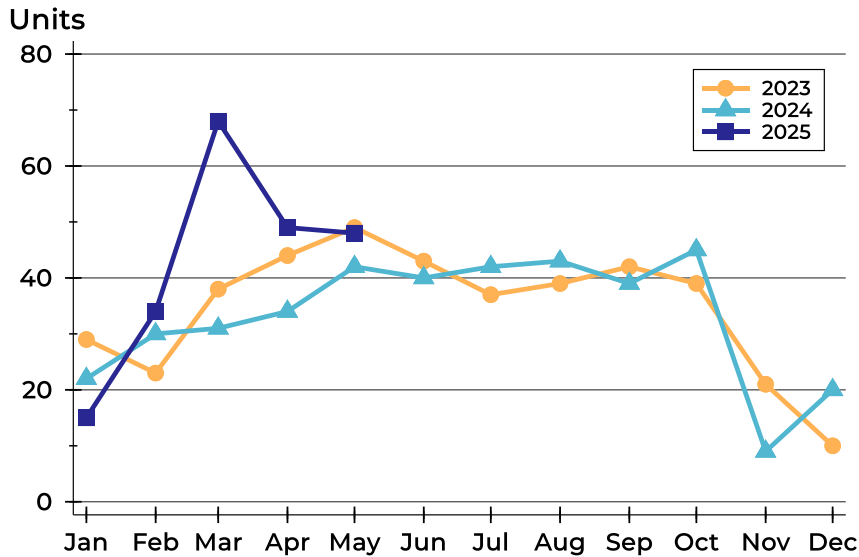
**May
2025**

Sunflower MLS Statistics



South Region New Listings Analysis

New Listings by Month



Month	2023	2024	2025
January	29	22	15
February	23	30	34
March	38	31	68
April	44	34	49
May	49	42	48
June	43	40	
July	37	42	
August	39	43	
September	42	39	
October	39	45	
November	21	9	
December	10	20	

New Listings by Price Range

Price Range	New Listings Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	2.1%	750	750	23	23	100.0%	100.0%
\$25,000-\$49,999	1	2.1%	25,000	25,000	5	5	100.0%	100.0%
\$50,000-\$99,999	6	12.5%	86,650	89,950	12	8	98.7%	100.0%
\$100,000-\$124,999	4	8.3%	108,700	109,900	20	21	90.2%	93.8%
\$125,000-\$149,999	8	16.7%	141,088	148,000	13	7	98.1%	100.0%
\$150,000-\$174,999	7	14.6%	161,943	159,900	8	3	100.0%	100.0%
\$175,000-\$199,999	2	4.2%	194,700	194,700	17	17	99.3%	99.3%
\$200,000-\$249,999	7	14.6%	231,800	234,000	17	19	97.4%	97.8%
\$250,000-\$299,999	7	14.6%	262,357	260,000	16	13	99.6%	100.0%
\$300,000-\$399,999	4	8.3%	372,940	384,700	14	14	99.4%	100.0%
\$400,000-\$499,999	1	2.1%	449,900	449,900	9	9	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



**May
2025**

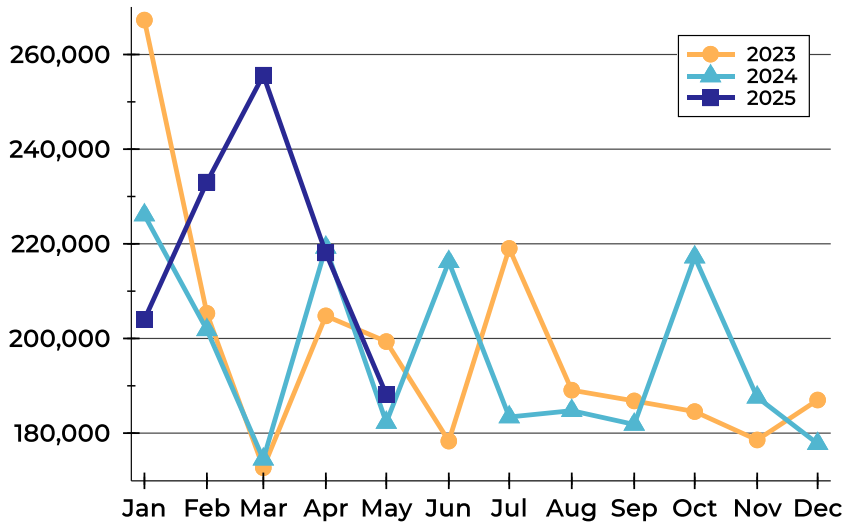
Sunflower MLS Statistics



South Region New Listings Analysis

Average Price

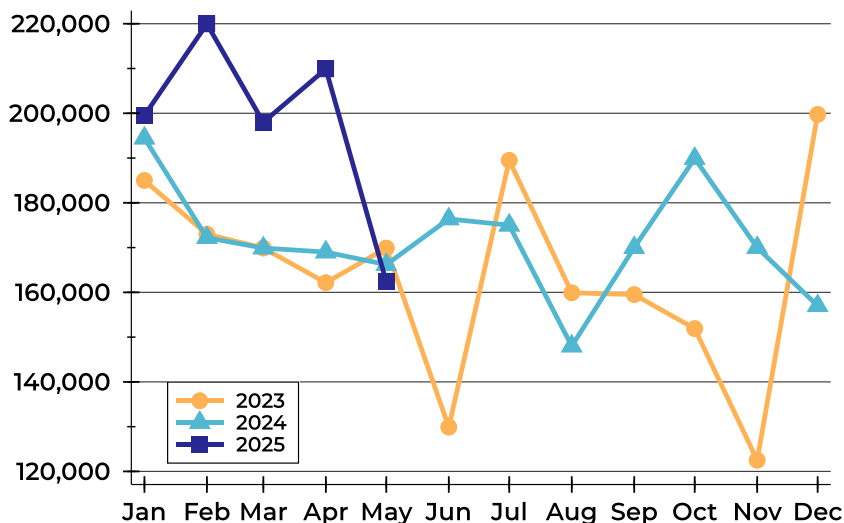
Dollars



Month	2023	2024	2025
January	267,281	226,082	204,013
February	205,309	201,823	233,037
March	172,682	174,489	255,637
April	204,777	219,243	218,085
May	199,347	182,243	188,186
June	178,316	216,213	
July	219,032	183,405	
August	189,077	184,751	
September	186,808	181,836	
October	184,555	217,193	
November	178,557	187,578	
December	187,000	177,775	

Median Price

Dollars



Month	2023	2024	2025
January	185,000	194,450	199,500
February	173,000	172,200	219,950
March	169,900	169,900	198,000
April	162,150	169,000	209,900
May	169,900	166,200	162,400
June	129,900	176,400	
July	189,500	175,000	
August	159,900	148,000	
September	159,500	170,000	
October	151,900	189,900	
November	122,500	170,000	
December	199,750	157,000	



**May
2025**

Sunflower MLS Statistics



South Region Contracts Written Analysis

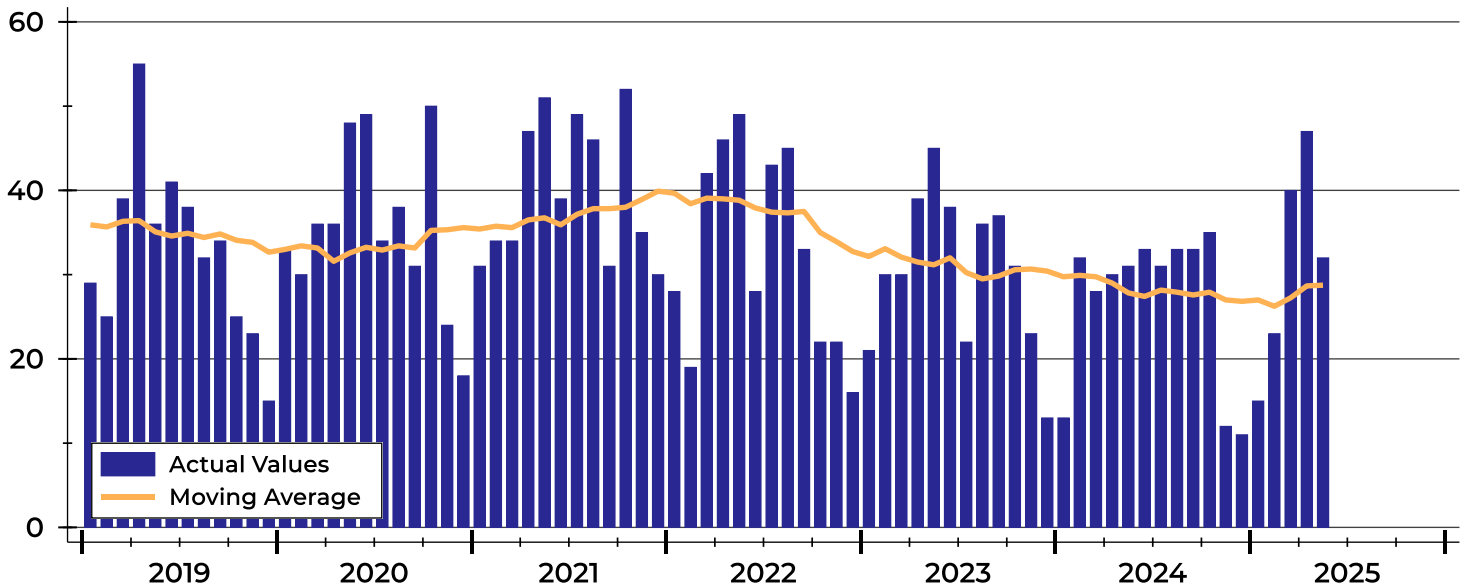
Summary Statistics for Contracts Written		2025	May 2024	Change	Year-to-Date		2025	2024	Change
Contracts Written		32	31	3.2%			157	134	17.2%
Volume (1,000s)		6,845	5,909	15.8%			36,320	26,177	38.7%
Average	Sale Price	213,902	190,606	12.2%			231,336	195,352	18.4%
	Days on Market	24	18	33.3%			29	22	31.8%
	Percent of Original	95.5%	99.8%	-4.3%			95.5%	97.4%	-2.0%
Median	Sale Price	184,700	189,000	-2.3%			190,000	174,900	8.6%
	Days on Market	14	6	133.3%			9	6	50.0%
	Percent of Original	100.0%	100.0%	0.0%			98.2%	100.0%	-1.8%

A total of 32 contracts for sale were written in South Region during the month of May, up from 31 in 2024. The median list price of these homes was \$184,700, down from \$189,000 the prior year.

Half of the homes that went under contract in May were on the market less than 14 days, compared to 6 days in May 2024.

History of Contracts Written

Units





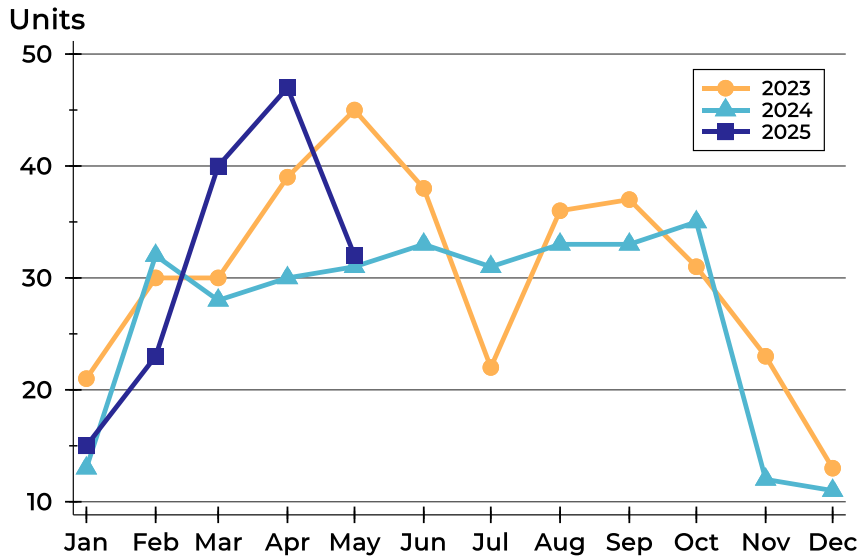
**May
2025**

Sunflower MLS Statistics



South Region Contracts Written Analysis

Contracts Written by Month



Month	2023	2024	2025
January	21	13	15
February	30	32	23
March	30	28	40
April	39	30	47
May	45	31	32
June	38	33	
July	22	31	
August	36	33	
September	37	33	
October	31	35	
November	23	12	
December	13	11	

Contracts Written by Price Range

Price Range	Contracts Written Number	Percent	List Price Average	Median	Days on Market Avg.	Med.	Price as % of Orig. Avg.	Med.
Below \$25,000	1	3.1%	22,500	22,500	32	32	46.7%	46.7%
\$25,000-\$49,999	1	3.1%	25,000	25,000	5	5	100.0%	100.0%
\$50,000-\$99,999	3	9.4%	78,667	70,000	7	4	93.8%	100.0%
\$100,000-\$124,999	2	6.3%	107,450	107,450	14	14	86.7%	86.7%
\$125,000-\$149,999	3	9.4%	134,133	129,900	2	1	100.0%	100.0%
\$150,000-\$174,999	5	15.6%	160,960	159,000	11	2	99.5%	100.0%
\$175,000-\$199,999	3	9.4%	189,767	189,900	26	19	95.4%	94.5%
\$200,000-\$249,999	3	9.4%	227,967	229,900	26	23	95.7%	95.8%
\$250,000-\$299,999	4	12.5%	261,500	263,500	18	19	98.1%	100.0%
\$300,000-\$399,999	5	15.6%	362,052	360,000	52	14	98.8%	100.0%
\$400,000-\$499,999	1	3.1%	449,900	449,900	9	9	100.0%	100.0%
\$500,000-\$749,999	1	3.1%	579,900	579,900	126	126	96.7%	96.7%
\$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



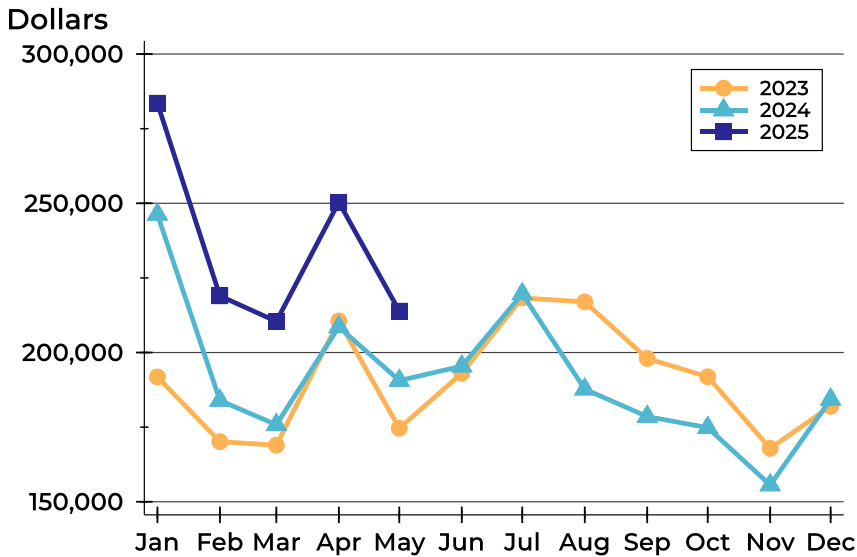
**May
2025**

Sunflower MLS Statistics



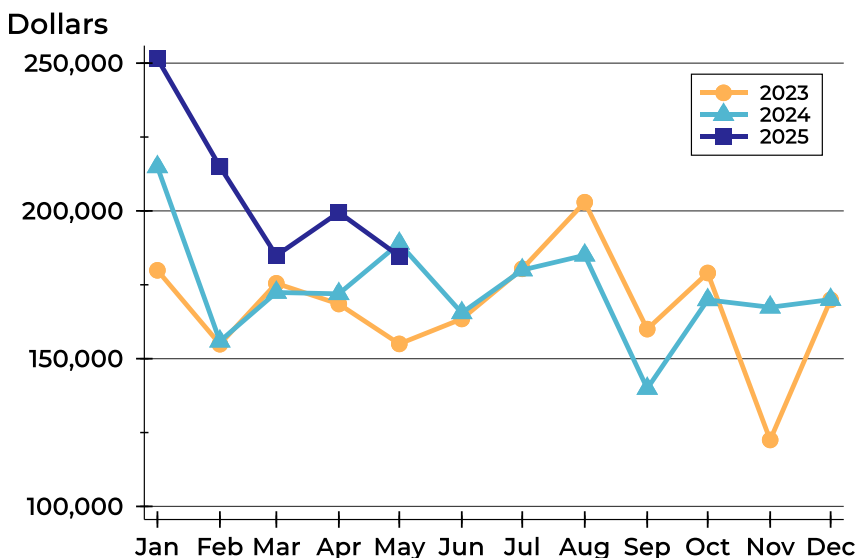
South Region Contracts Written Analysis

Average Price



Month	2023	2024	2025
January	191,810	246,292	283,567
February	170,138	183,925	218,978
March	168,947	175,818	210,424
April	210,605	208,602	250,381
May	174,631	190,606	213,902
June	193,063	195,429	
July	218,305	219,655	
August	216,978	187,733	
September	198,022	178,555	
October	191,890	174,826	
November	167,896	155,617	
December	182,000	184,309	

Median Price



Month	2023	2024	2025
January	179,900	214,900	251,500
February	154,900	155,900	215,000
March	175,500	172,400	184,900
April	168,500	171,950	199,500
May	155,000	189,000	184,700
June	163,450	165,500	
July	180,400	180,000	
August	202,950	185,000	
September	160,000	139,900	
October	179,000	169,900	
November	122,500	167,400	
December	169,900	170,000	



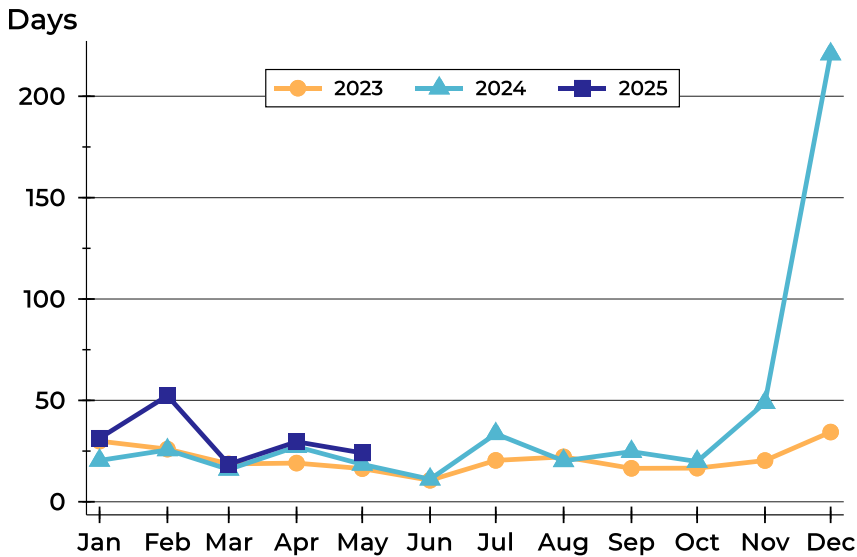
**May
2025**

Sunflower MLS Statistics



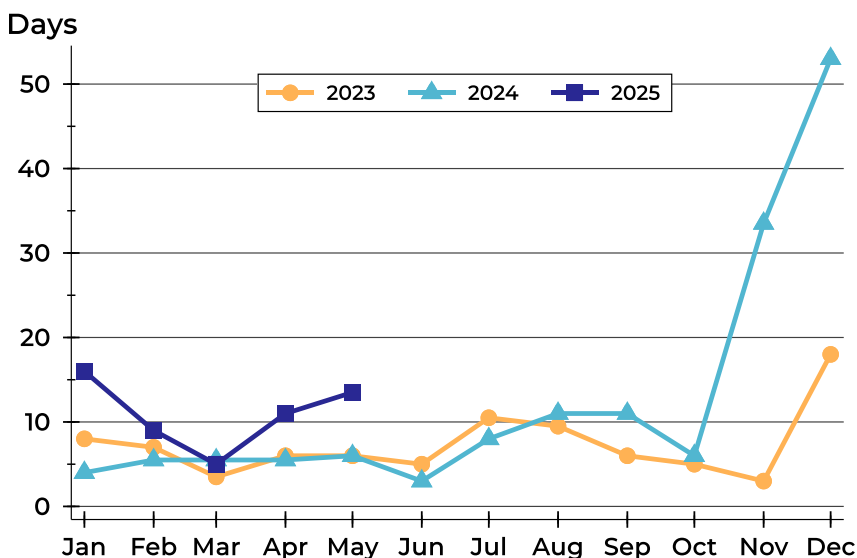
South Region Contracts Written Analysis

Average DOM



Month	2023	2024	2025
January	30	20	31
February	26	26	52
March	19	16	19
April	19	27	30
May	16	18	24
June	11	11	
July	20	34	
August	22	20	
September	16	25	
October	17	20	
November	20	49	
December	34	221	

Median DOM



Month	2023	2024	2025
January	8	4	16
February	7	6	9
March	4	6	5
April	6	6	11
May	6	6	14
June	5	3	
July	11	8	
August	10	11	
September	6	11	
October	5	6	
November	3	34	
December	18	53	



**May
2025**

Sunflower MLS Statistics



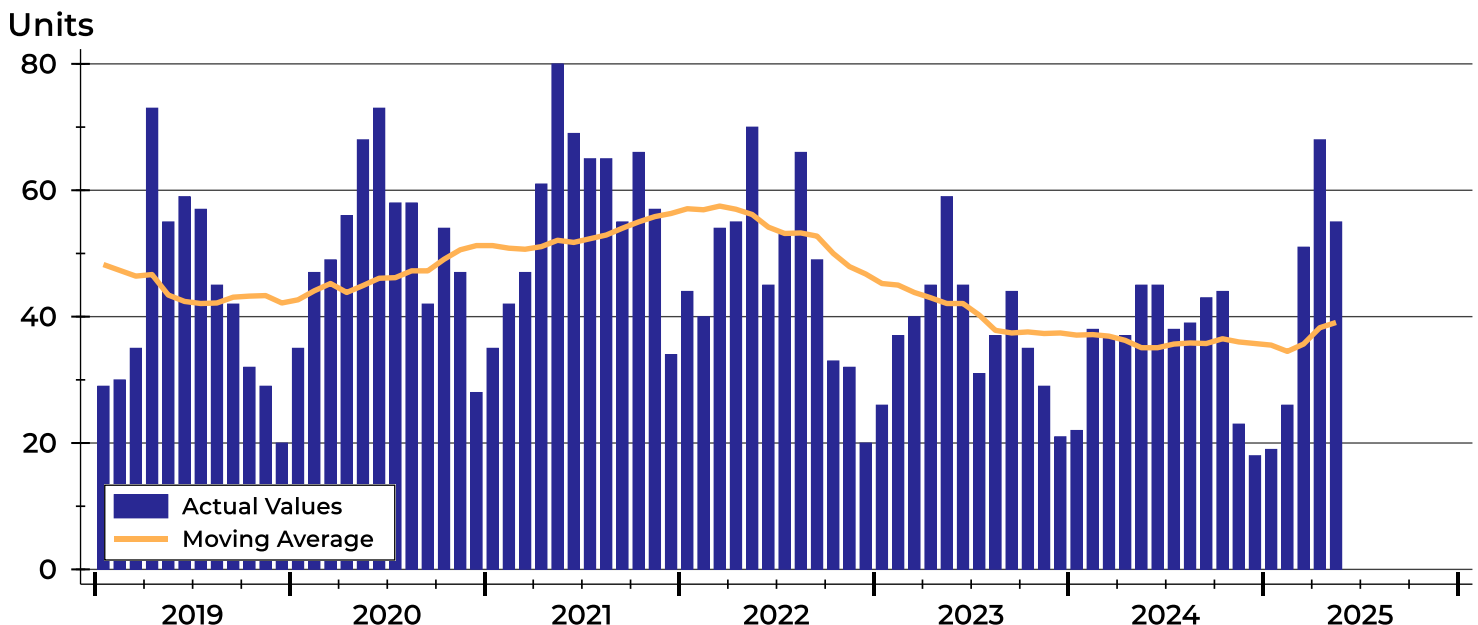
South Region Pending Contracts Analysis

Summary Statistics for Pending Contracts		2025	End of May 2024	Change
Pending Contracts		55	45	22.2%
Volume (1,000s)		12,442	8,781	41.7%
Average	List Price	226,216	195,138	15.9%
	Days on Market	22	20	10.0%
	Percent of Original	98.8%	98.9%	-0.1%
Median	List Price	199,900	172,500	15.9%
	Days on Market	7	6	16.7%
	Percent of Original	100.0%	100.0%	0.0%

A total of 55 listings in South Region had contracts pending at the end of May, up from 45 contracts pending at the end of May 2024.

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

History of Pending Contracts





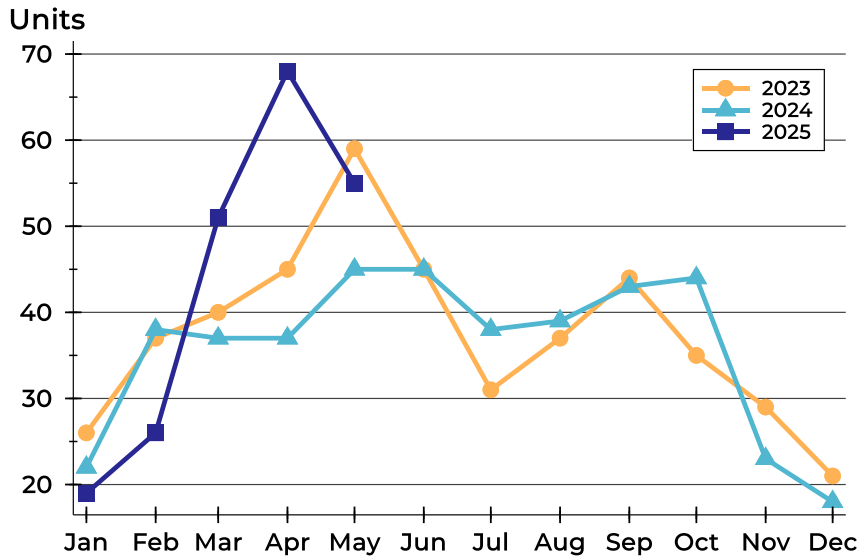
**May
2025**

Sunflower MLS Statistics



South Region Pending Contracts Analysis

Pending Contracts by Month



Month	2023	2024	2025
January	26	22	19
February	37	38	26
March	40	37	51
April	45	37	68
May	59	45	55
June	45	45	
July	31	38	
August	37	39	
September	44	43	
October	35	44	
November	29	23	
December	21	18	

Pending Contracts by Price Range

Price Range	Pending Contracts Number	Pending Contracts Percent	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	1.8%	22,500	22,500	32	32	100.0%	100.0%
\$25,000-\$49,999	1	1.8%	25,000	25,000	5	5	100.0%	100.0%
\$50,000-\$99,999	5	9.1%	79,080	69,400	30	4	99.9%	100.0%
\$100,000-\$124,999	3	5.5%	114,467	118,500	5	6	100.0%	100.0%
\$125,000-\$149,999	5	9.1%	135,480	130,000	2	1	100.0%	100.0%
\$150,000-\$174,999	6	10.9%	160,933	159,900	19	5	99.1%	100.0%
\$175,000-\$199,999	8	14.5%	190,125	189,900	26	26	97.9%	99.3%
\$200,000-\$249,999	8	14.5%	228,963	224,950	22	25	97.3%	98.9%
\$250,000-\$299,999	6	10.9%	261,833	263,500	17	19	97.9%	100.0%
\$300,000-\$399,999	8	14.5%	366,770	367,500	33	7	99.6%	100.0%
\$400,000-\$499,999	2	3.6%	444,900	444,900	7	7	100.0%	100.0%
\$500,000-\$749,999	2	3.6%	632,450	632,450	63	63	98.3%	98.3%
\$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



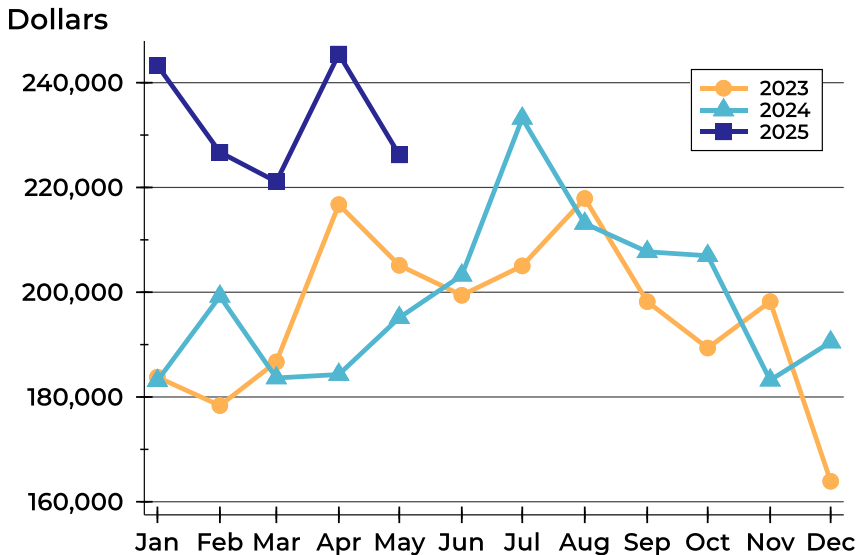
**May
2025**

Sunflower MLS Statistics



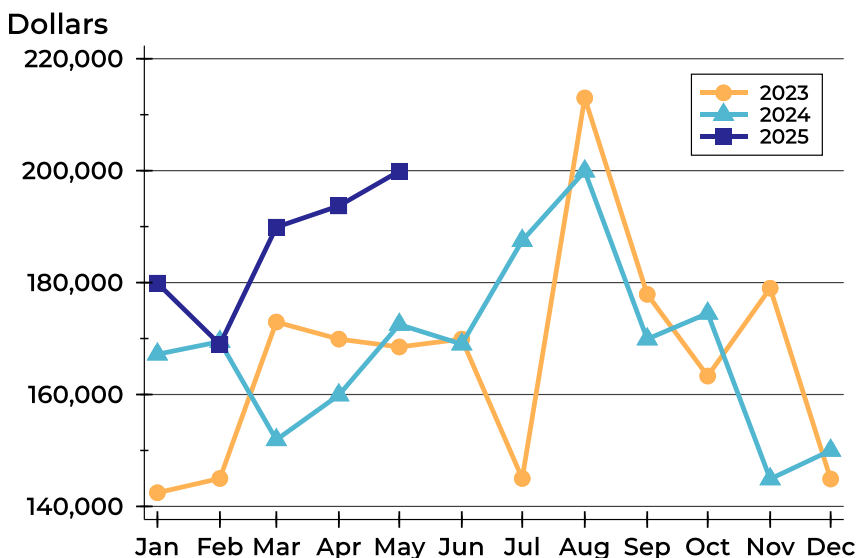
South Region Pending Contracts Analysis

Average Price



Month	2023	2024	2025
January	183,785	183,114	243,305
February	178,362	199,218	226,715
March	186,702	183,632	221,097
April	216,731	184,293	245,463
May	205,136	195,138	226,216
June	199,416	203,234	
July	205,029	233,192	
August	217,905	213,126	
September	198,211	207,723	
October	189,350	206,968	
November	198,207	183,204	
December	163,905	190,483	

Median Price



Month	2023	2024	2025
January	142,450	167,200	179,900
February	145,000	169,450	168,950
March	172,950	151,900	189,900
April	169,900	159,900	193,700
May	168,500	172,500	199,900
June	169,900	169,000	
July	145,000	187,500	
August	213,000	199,900	
September	177,900	169,900	
October	163,300	174,500	
November	179,000	144,900	
December	144,900	150,000	



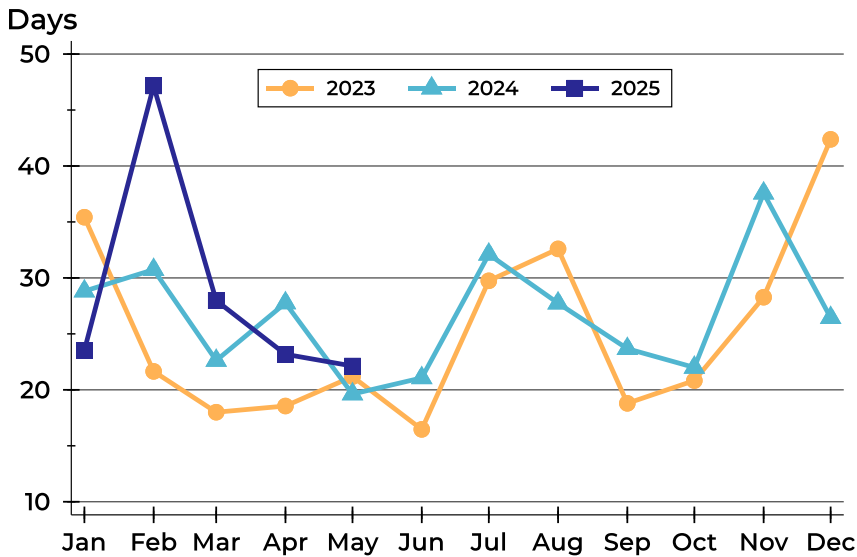
**May
2025**

Sunflower MLS Statistics



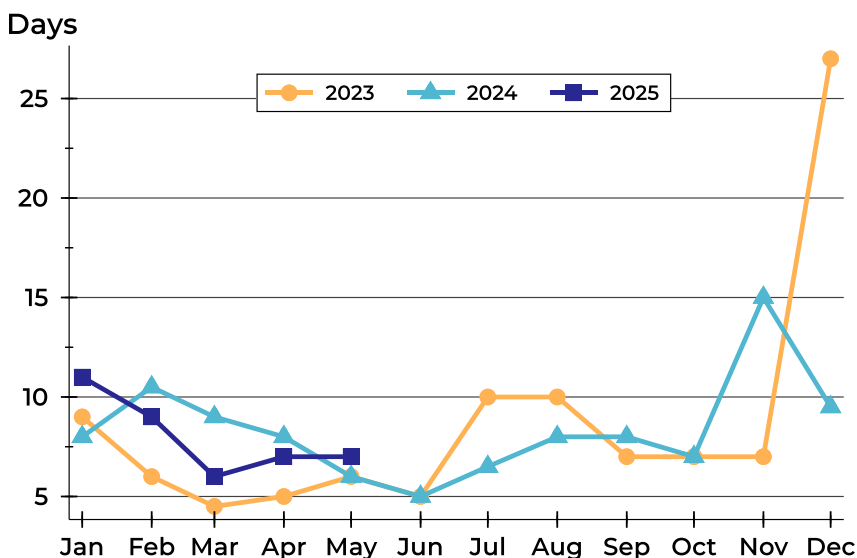
South Region Pending Contracts Analysis

Average DOM



Month	2023	2024	2025
January	35	29	24
February	22	31	47
March	18	23	28
April	19	28	23
May	21	20	22
June	16	21	
July	30	32	
August	33	28	
September	19	24	
October	21	22	
November	28	38	
December	42	26	

Median DOM



Month	2023	2024	2025
January	9	8	11
February	6	11	9
March	5	9	6
April	5	8	7
May	6	6	7
June	5	5	
July	10	7	
August	10	8	
September	7	8	
October	7	7	
November	7	15	
December	27	10	