



**May
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Housing Report



Market Overview

Clay County Home Sales Remained Constant in May

Total home sales in Clay County remained at 11 units last month, the same as in May 2023. Total sales volume was \$1.8 million, up from a year earlier.

The median sale price in May was \$157,400, up from \$127,000 a year earlier. Homes that sold in May were typically on the market for 30 days and sold for 97.7% of their list prices.

Clay County Active Listings Up at End of May

The total number of active listings in Clay County at the end of May was 14 units, up from 11 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 May was \$146,950.

During May, a total of 9 contracts were written down from 14 in May 2023. At the end of the month, there were 9 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

Margaret Pendleton, Association Executive
 Flint Hills Association of REALTORS®
 205 S. Seth Child Road
 Manhattan, KS 66502
 785-776-1203
ae@flinthillsrealtors.net
www.flinthillsrealtors.net



**May
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Summary Statistics

May MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
Home Sales Change from prior year	11 0.0%	11 57.1%	7 -56.3%	37 15.6%	32 -17.9%	39 -26.4%	
Active Listings Change from prior year	14 27.3%	11 22.2%	9 -43.8%	N/A	N/A	N/A	
Months' Supply Change from prior year	1.8 20.0%	1.5 50.0%	1.0 -37.5%	N/A	N/A	N/A	
New Listings Change from prior year	8 -27.3%	11 0.0%	11 -42.1%	41 -8.9%	45 2.3%	44 -40.5%	
Contracts Written Change from prior year	9 -35.7%	14 7.7%	13 -27.8%	41 -6.8%	44 -2.2%	45 -34.8%	
Pending Contracts Change from prior year	9 -50.0%	18 0.0%	18 -33.3%	N/A	N/A	N/A	
Sales Volume (1,000s) Change from prior year	1,847 12.3%	1,644 123.4%	736 -63.4%	5,726 11.0%	5,160 -0.5%	5,187 -15.4%	
Average	Sale Price Change from prior year	167,950 12.4%	149,409 42.1%	105,129 -16.4%	154,769 -4.0%	161,234 21.2%	133,001 15.0%
	List Price of Actives Change from prior year	225,864 12.5%	200,736 38.7%	144,744 -2.0%	N/A	N/A	N/A
	Days on Market Change from prior year	104 76.3%	59 210.5%	19 -54.8%	65 32.7%	49 -2.0%	50 -44.4%
	Percent of List Change from prior year	93.5% -1.7%	95.1% 0.0%	95.1% -1.9%	94.0% -0.7%	94.7% -0.6%	95.3% -1.3%
	Percent of Original Change from prior year	88.3% -6.9%	94.8% 3.2%	91.9% -3.0%	91.1% -3.2%	94.1% 1.0%	93.2% -0.9%
Median	Sale Price Change from prior year	157,400 23.9%	127,000 32.3%	96,000 -2.3%	127,500 -21.2%	161,900 40.8%	115,000 21.1%
	List Price of Actives Change from prior year	146,950 -2.0%	149,900 36.3%	110,000 11.1%	N/A	N/A	N/A
	Days on Market Change from prior year	30 -21.1%	38 171.4%	14 250.0%	25 13.6%	22 -35.3%	34 70.0%
	Percent of List Change from prior year	97.7% 3.3%	94.6% 0.1%	94.5% -4.5%	96.0% -0.9%	96.9% 2.3%	94.7% -3.5%
	Percent of Original Change from prior year	90.9% -3.9%	94.6% 0.1%	94.5% -3.4%	92.3% -2.9%	95.1% 1.6%	93.6% -2.9%

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



**May
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Closed Listings Analysis

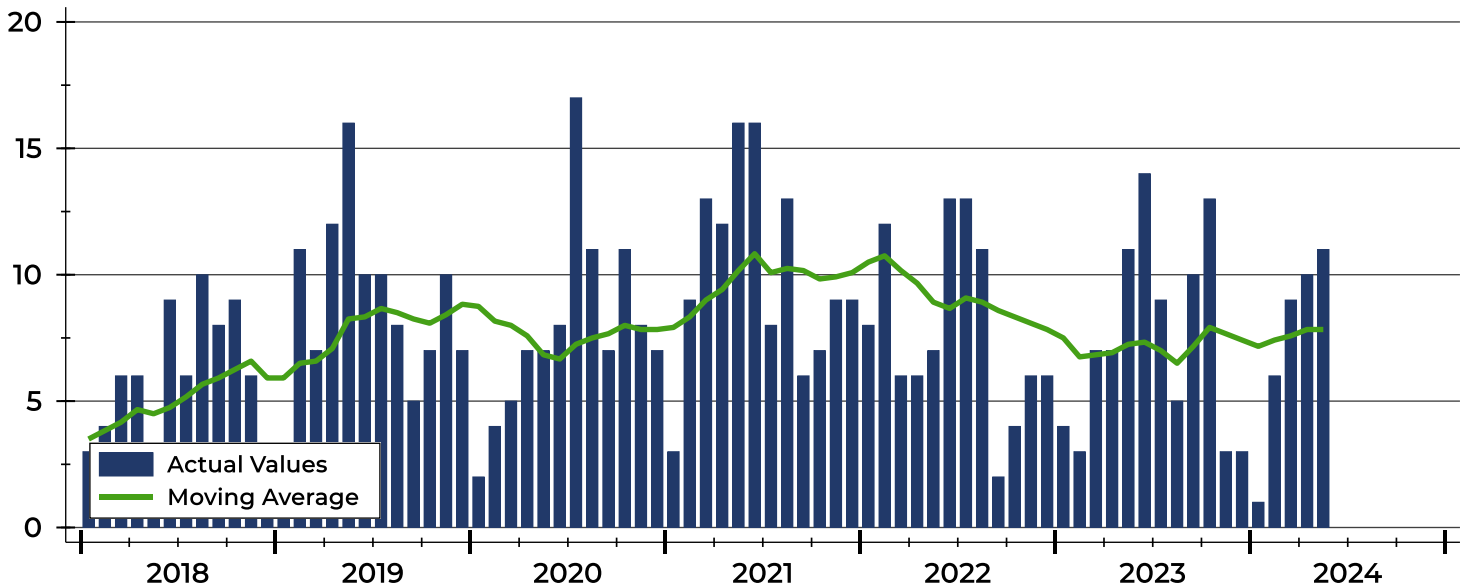
Summary Statistics for Closed Listings		2024	May 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		11	11	0.0%	37	32	15.6%
Volume (1,000s)		1,847	1,644	12.3%	5,726	5,160	11.0%
Months' Supply		1.8	1.5	20.0%	N/A	N/A	N/A
Average	Sale Price	167,950	149,409	12.4%	154,769	161,234	-4.0%
	Days on Market	104	59	76.3%	65	49	32.7%
	Percent of List	93.5%	95.1%	-1.7%	94.0%	94.7%	-0.7%
	Percent of Original	88.3%	94.8%	-6.9%	91.1%	94.1%	-3.2%
Median	Sale Price	157,400	127,000	23.9%	127,500	161,900	-21.2%
	Days on Market	30	38	-21.1%	25	22	13.6%
	Percent of List	97.7%	94.6%	3.3%	96.0%	96.9%	-0.9%
	Percent of Original	90.9%	94.6%	-3.9%	92.3%	95.1%	-2.9%

A total of 11 homes sold in Clay County in May, showing no change from May 2023. Total sales volume rose to \$1.8 million compared to \$1.6 million in the previous year.

The median sales price in May was \$157,400, up 23.9% compared to the prior year. Median days on market was 30 days, up from 21 days in April, but down from 38 in May 2023.

History of Closed Listings

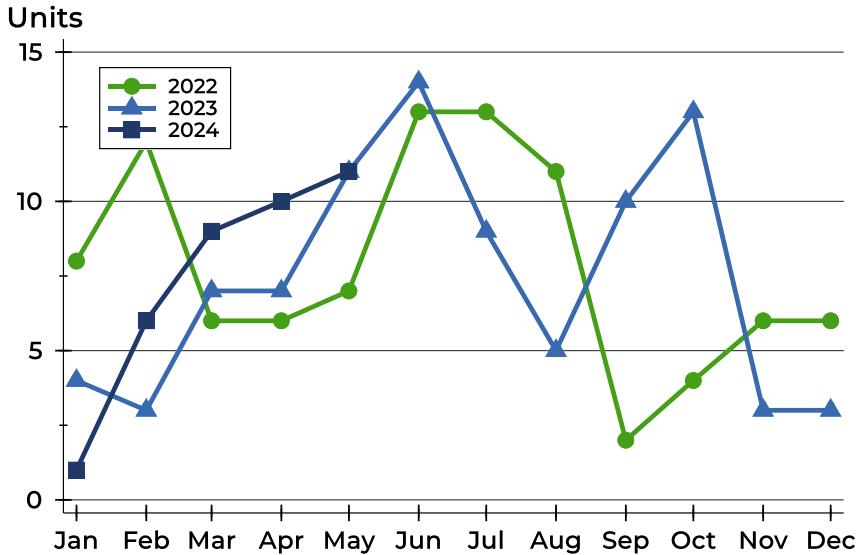
Units





Clay County Closed Listings Analysis

Closed Listings by Month



Month	2022	2023	2024
January	8	4	1
February	12	3	6
March	6	7	9
April	6	7	10
May	7	11	11
June	13	14	
July	13	9	
August	11	5	
September	2	10	
October	4	13	
November	6	3	
December	6	3	

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	2	18.2%	0.0	17,750	17,750	19	19	86.7%	86.7%	86.7%	86.7%
\$25,000-\$49,999	3	27.3%	0.0	37,000	42,000	16	24	85.5%	84.0%	85.5%	84.0%
\$50,000-\$99,999	0	0.0%	3.7	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	9.1%	1.7	157,400	157,400	54	54	105.0%	105.0%	101.6%	101.6%
\$175,000-\$199,999	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	3	27.3%	0.7	214,518	220,000	77	39	98.7%	97.8%	97.5%	97.8%
\$250,000-\$299,999	1	9.1%	4.0	250,000	250,000	133	133	97.7%	97.7%	90.9%	90.9%
\$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	1	9.1%	6.0	650,000	650,000	640	640	100.0%	100.0%	56.5%	56.5%
\$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
2024**

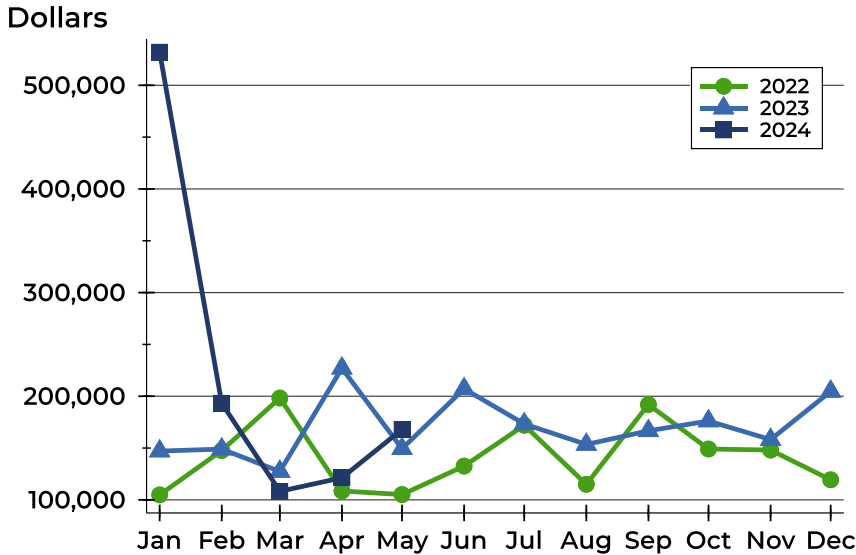
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

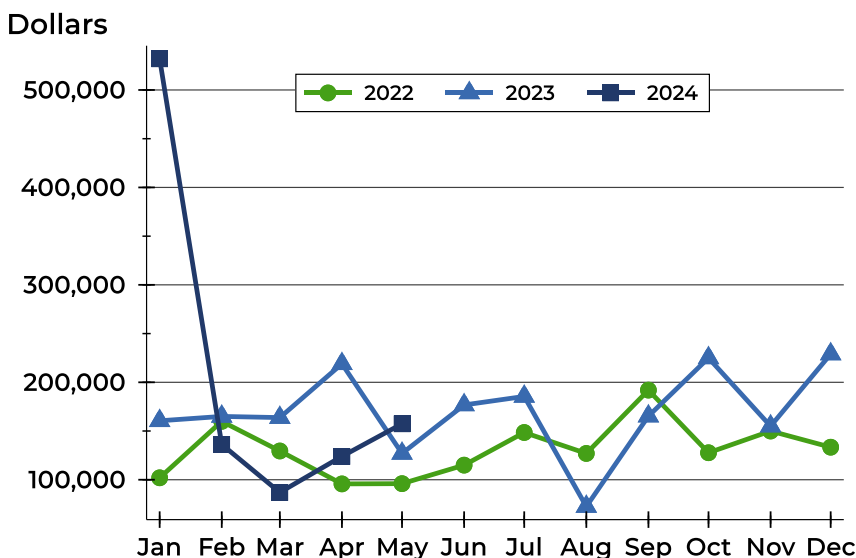
Clay County Closed Listings Analysis

Average Price



Month	2022	2023	2024
January	104,813	147,100	532,000
February	147,613	149,000	193,250
March	198,296	127,400	108,244
April	108,583	226,971	121,330
May	105,129	149,409	167,950
June	132,615	207,171	
July	172,000	173,274	
August	115,020	153,480	
September	192,000	166,650	
October	149,100	176,115	
November	148,067	158,167	
December	119,367	204,667	

Median Price

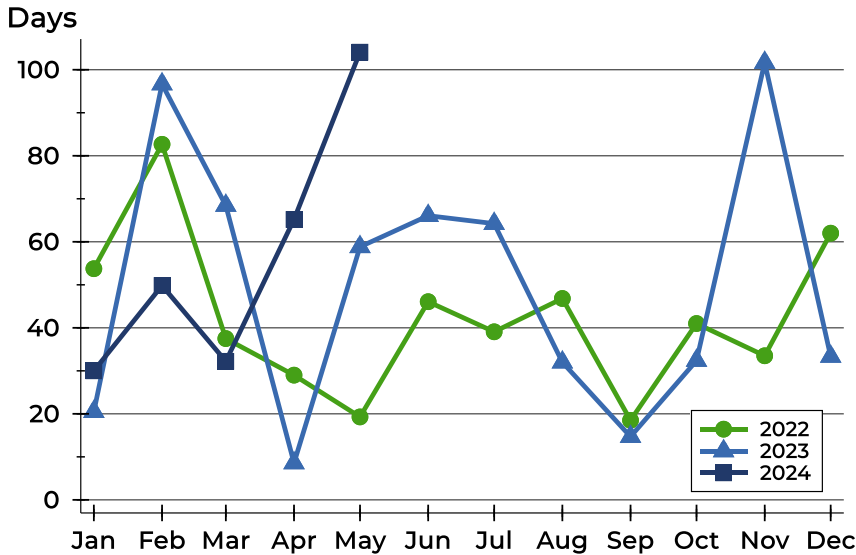


Month	2022	2023	2024
January	102,000	160,500	532,000
February	159,950	165,000	136,250
March	129,538	163,800	87,000
April	95,750	219,000	124,000
May	96,000	127,000	157,400
June	115,000	176,750	
July	148,500	185,500	
August	127,000	72,500	
September	192,000	165,250	
October	127,700	225,000	
November	150,000	155,000	
December	133,400	229,000	



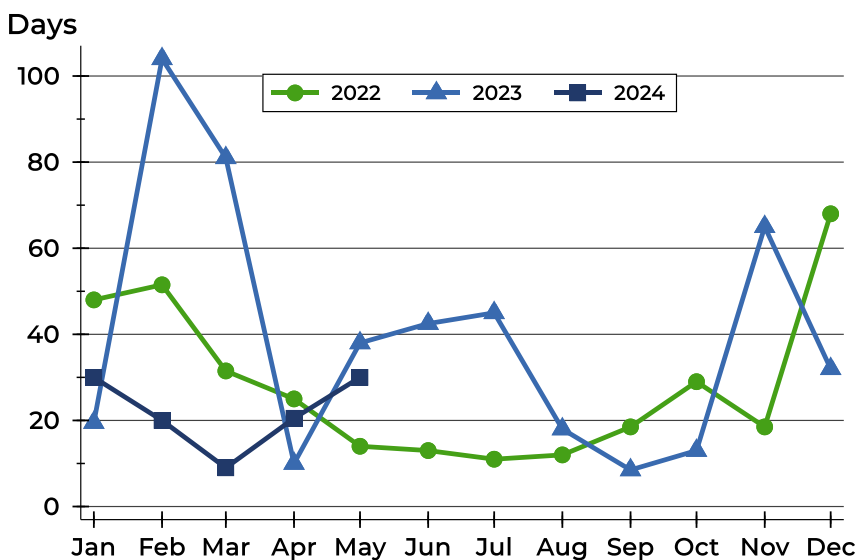
Clay County Closed Listings Analysis

Average DOM



Month	2022	2023	2024
January	54	21	30
February	83	97	50
March	38	68	32
April	29	9	65
May	19	59	104
June	46	66	
July	39	64	
August	47	32	
September	19	15	
October	41	32	
November	34	102	
December	62	33	

Median DOM



Month	2022	2023	2024
January	48	20	30
February	52	104	20
March	32	81	9
April	25	10	21
May	14	38	30
June	13	43	
July	11	45	
August	12	18	
September	19	9	
October	29	13	
November	19	65	
December	68	32	



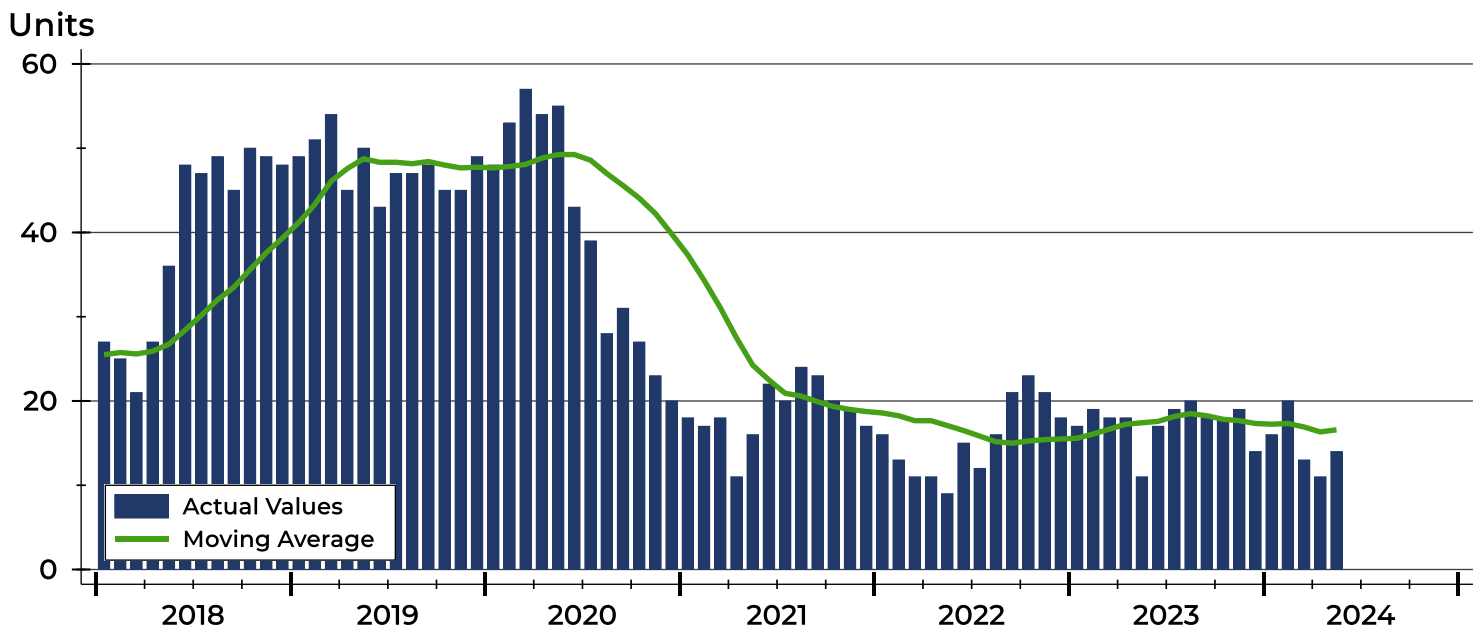
Clay County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of May 2023	Change
Active Listings		14	11	27.3%
Volume (1,000s)		3,162	2,208	43.2%
Months' Supply		1.8	1.5	20.0%
Average	List Price	225,864	200,736	12.5%
	Days on Market	80	124	-35.5%
	Percent of Original	96.5%	91.7%	5.2%
Median	List Price	146,950	149,900	-2.0%
	Days on Market	37	29	27.6%
	Percent of Original	100.0%	100.0%	0.0%

A total of 14 homes were available for sale in Clay County at the end of May. This represents a 1.8 months' supply of active listings.

The median list price of homes on the market at the end of May was \$146,950, down 2.0% from 2023. The typical time on market for active listings was 37 days, up from 29 days a year earlier.

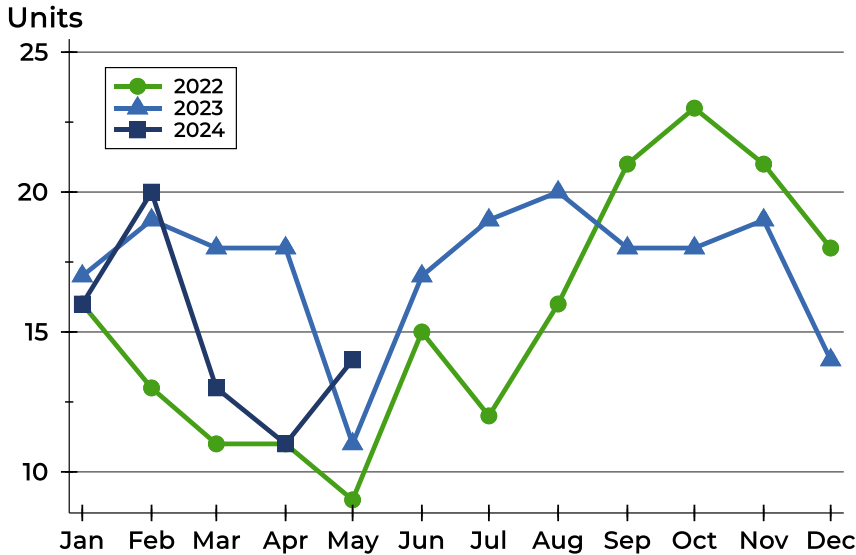
History of Active Listings





Clay County Active Listings Analysis

Active Listings by Month



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

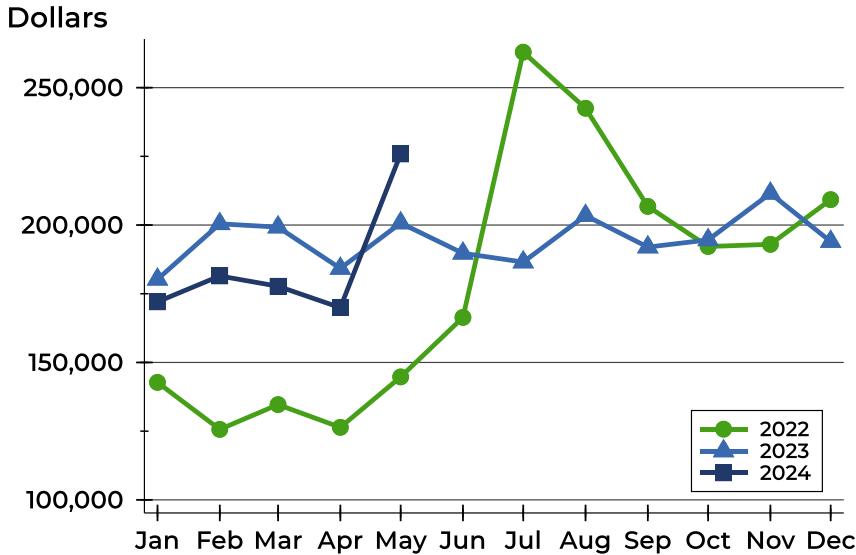
Active Listings by Price Range

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	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	4	28.6%	3.7	86,350	85,750	120	117	94.2%	94.2%
\$100,000-\$124,999	1	7.1%	N/A	115,000	115,000	7	7	100.0%	100.0%
\$125,000-\$149,999	2	14.3%	N/A	136,950	136,950	8	8	100.0%	100.0%
\$150,000-\$174,999	1	7.1%	1.7	155,000	155,000	25	25	100.0%	100.0%
\$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	7.1%	0.7	204,900	204,900	303	303	86.3%	86.3%
\$250,000-\$299,999	2	14.3%	4.0	276,450	276,450	50	50	98.0%	98.0%
\$300,000-\$399,999	1	7.1%	N/A	325,000	325,000	41	41	100.0%	100.0%
\$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	2	14.3%	6.0	595,000	595,000	75	75	95.8%	95.8%
\$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



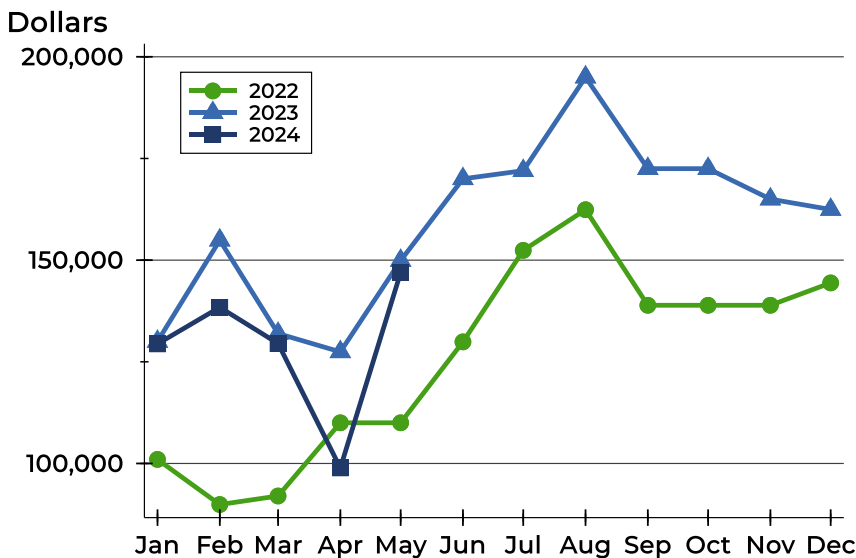
Clay County Active Listings Analysis

Average Price



Month	2022	2023	2024
January	142,744	180,259	172,056
February	125,646	200,458	181,485
March	134,664	199,250	177,738
April	126,391	184,211	169,936
May	144,744	200,736	225,864
June	166,393	189,724	
July	262,917	186,521	
August	242,500	203,463	
September	206,781	191,981	
October	192,191	194,600	
November	192,990	211,526	
December	209,250	194,000	

Median Price

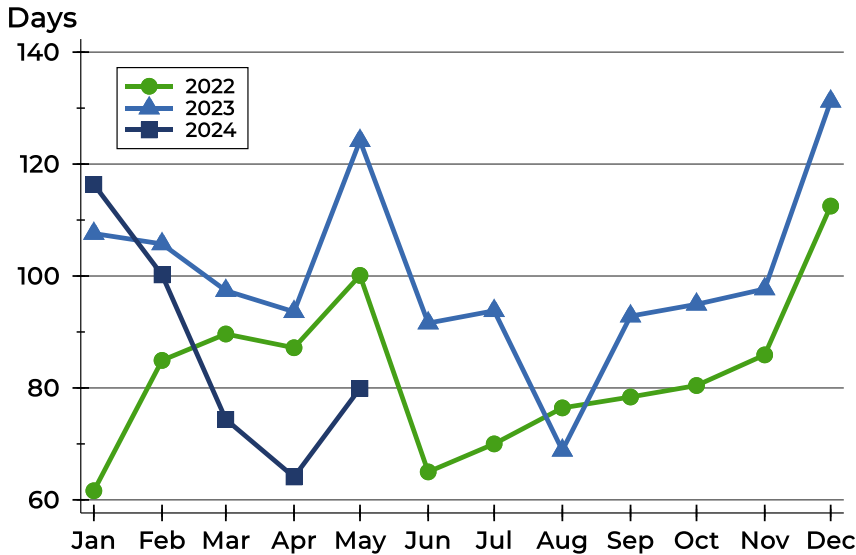


Month	2022	2023	2024
January	101,000	130,000	129,400
February	89,900	154,900	138,400
March	92,000	131,950	129,500
April	110,000	127,450	98,900
May	110,000	149,900	146,950
June	129,900	170,000	
July	152,400	172,000	
August	162,400	195,000	
September	138,900	172,500	
October	138,900	172,500	
November	138,900	165,000	
December	144,400	162,450	



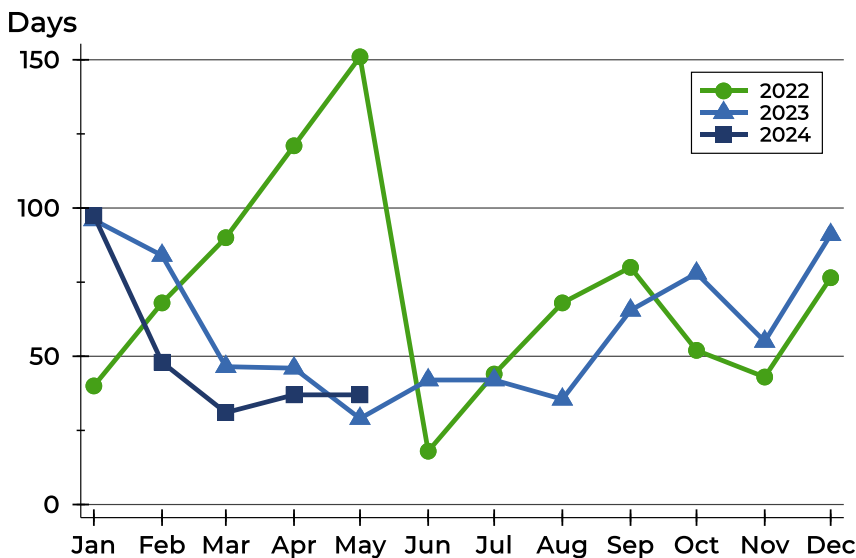
Clay County Active Listings Analysis

Average DOM



Month	2022	2023	2024
January	62	108	116
February	85	106	100
March	90	97	74
April	87	94	64
May	100	124	80
June	65	92	
July	70	94	
August	76	69	
September	78	93	
October	80	95	
November	86	98	
December	113	131	

Median DOM

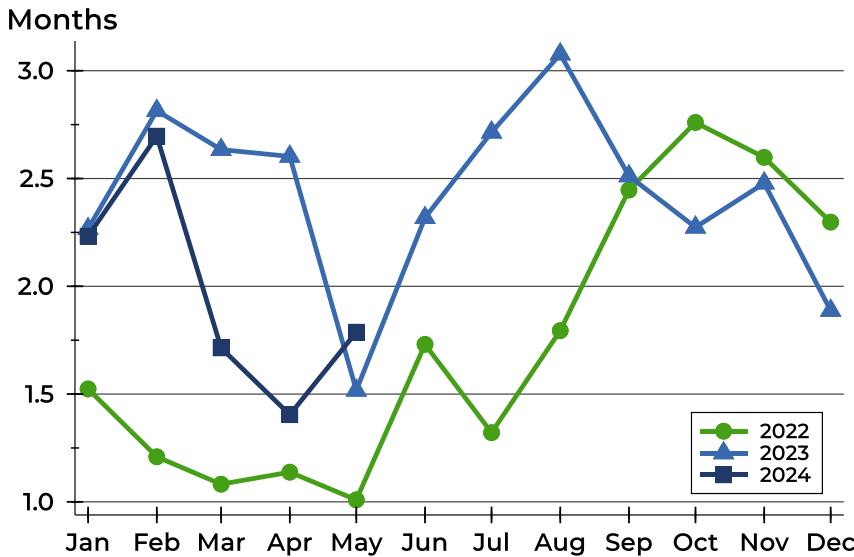


Month	2022	2023	2024
January	40	96	98
February	68	84	48
March	90	47	31
April	121	46	37
May	151	29	37
June	18	42	
July	44	42	
August	68	36	
September	80	66	
October	52	78	
November	43	55	
December	77	91	



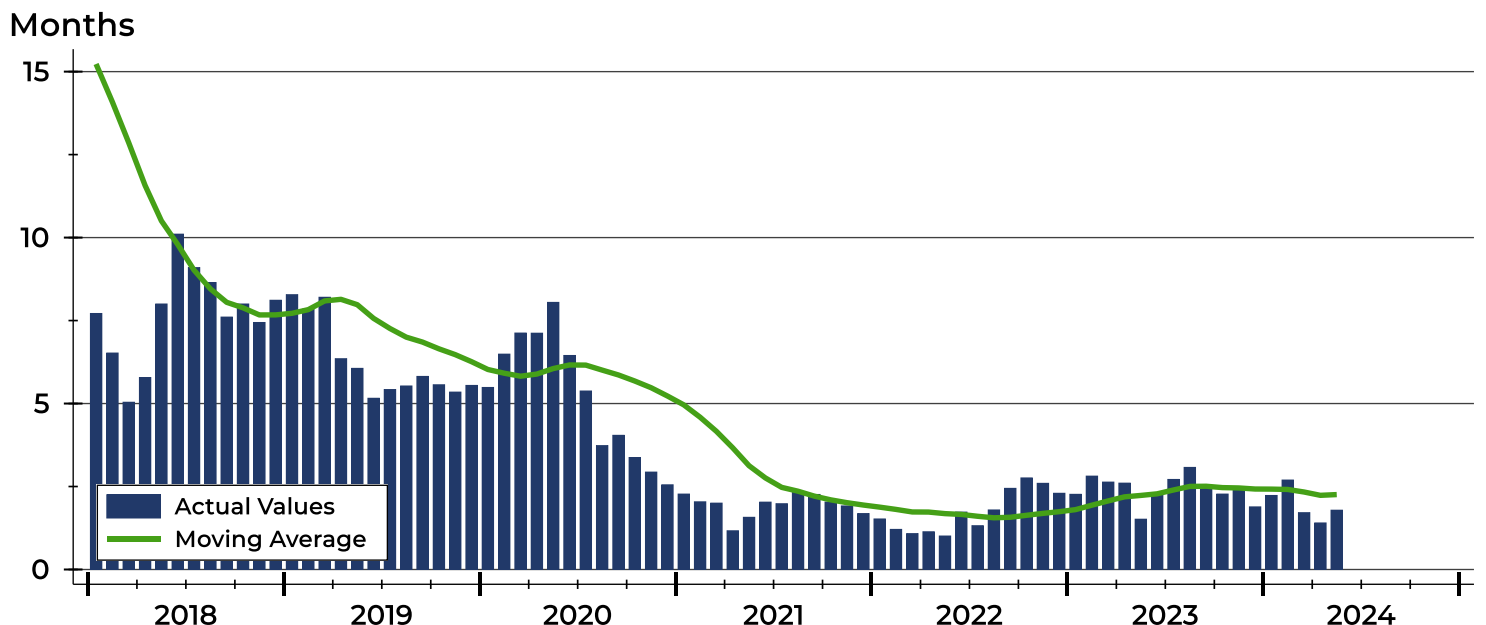
Clay County Months' Supply Analysis

Months' Supply by Month



Month	2022	2023	2024
January	1.5	2.3	2.2
February	1.2	2.8	2.7
March	1.1	2.6	1.7
April	1.1	2.6	1.4
May	1.0	1.5	1.8
June	1.7	2.3	
July	1.3	2.7	
August	1.8	3.1	
September	2.4	2.5	
October	2.8	2.3	
November	2.6	2.5	
December	2.3	1.9	

History of Month's Supply





**May
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County New Listings Analysis

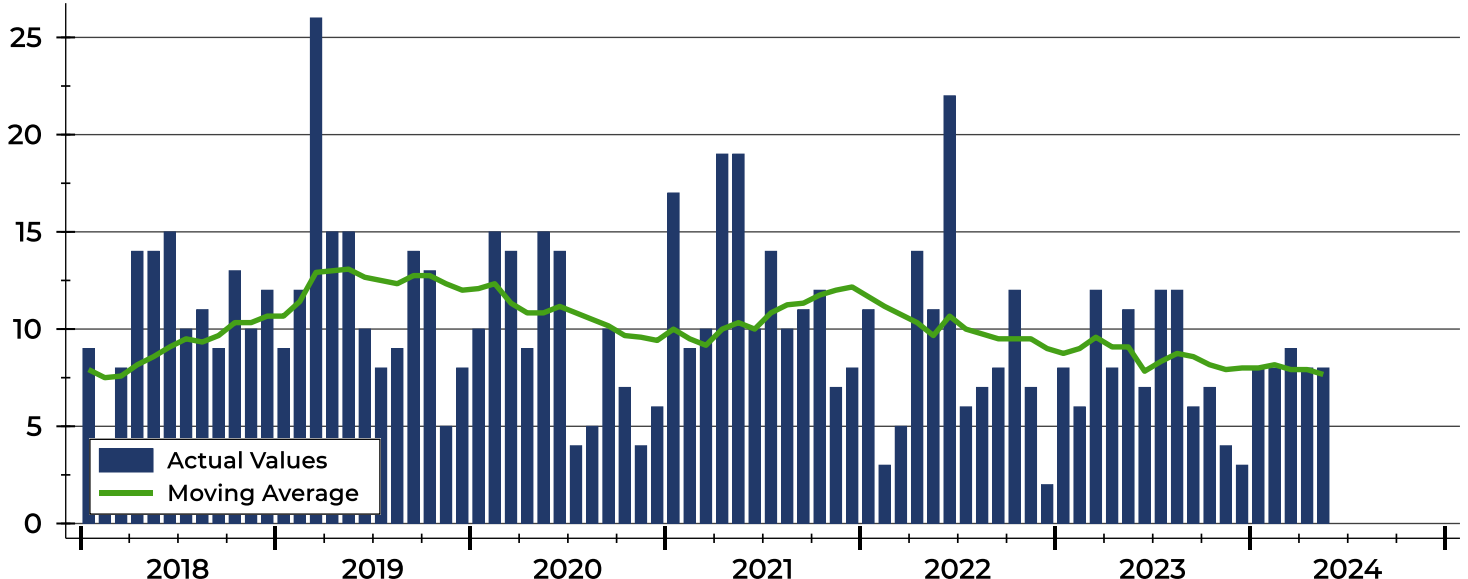
Summary Statistics for New Listings		2024	May 2023	Change
Current Month	New Listings	8	11	-27.3%
	Volume (1,000s)	1,290	1,738	-25.8%
	Average List Price	161,213	158,009	2.0%
	Median List Price	145,000	160,000	-9.4%
Year-to-Date	New Listings	41	45	-8.9%
	Volume (1,000s)	6,349	8,191	-22.5%
	Average List Price	154,856	182,022	-14.9%
	Median List Price	118,000	169,000	-30.2%

A total of 8 new listings were added in Clay County during May, down 27.3% from the same month in 2023. Year-to-date Clay County has seen 41 new listings.

The median list price of these homes was \$145,000 down from \$160,000 in 2023.

History of New Listings

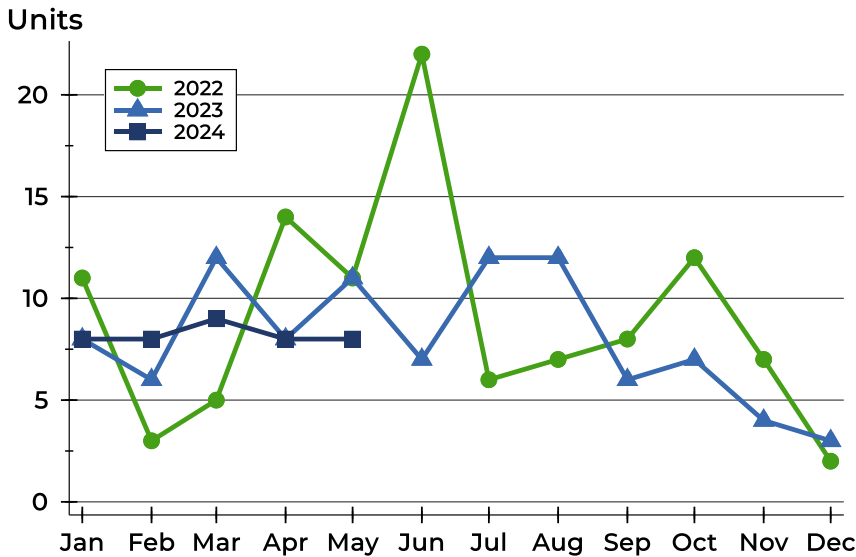
Units





Clay County New Listings Analysis

New Listings by Month



Month	2022	2023	2024
January	11	8	8
February	3	6	8
March	5	12	9
April	14	8	8
May	11	11	8
June	22	7	
July	6	12	
August	7	12	
September	8	6	
October	12	7	
November	7	4	
December	2	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	1	12.5%	29,900	29,900	0	0	83.6%	83.6%
\$50,000-\$99,999	1	12.5%	75,000	75,000	7	7	100.0%	100.0%
\$100,000-\$124,999	1	12.5%	105,000	105,000	14	14	91.3%	91.3%
\$125,000-\$149,999	1	12.5%	135,000	135,000	10	10	100.0%	100.0%
\$150,000-\$174,999	1	12.5%	155,000	155,000	32	32	100.0%	100.0%
\$175,000-\$199,999	1	12.5%	180,000	180,000	6	6	97.2%	97.2%
\$200,000-\$249,999	1	12.5%	249,900	249,900	38	38	96.2%	96.2%
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	12.5%	359,900	359,900	2	2	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



**May
2024**

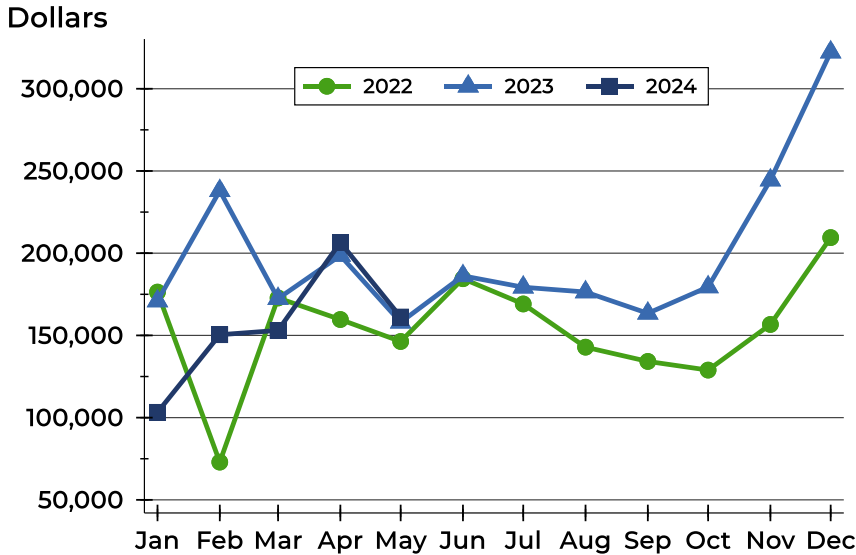
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

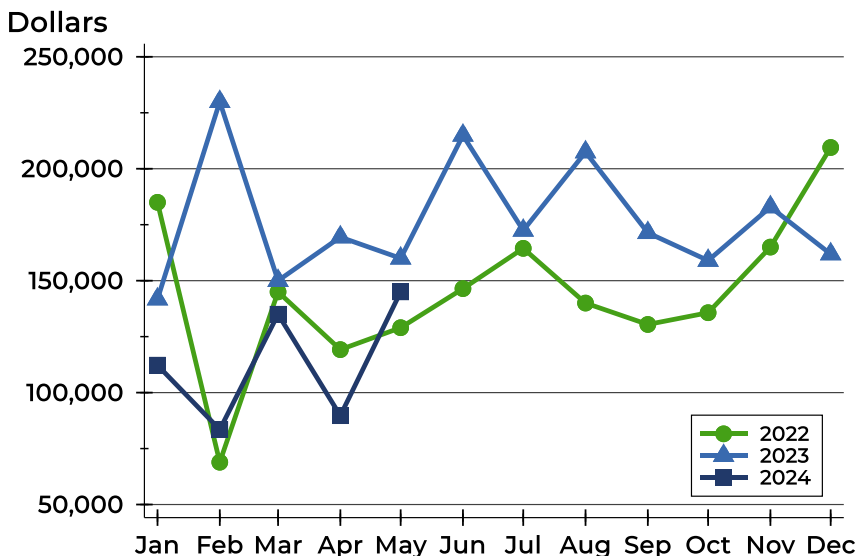
Clay County New Listings Analysis

Average Price



Month	2022	2023	2024
January	176,355	170,925	103,250
February	72,967	237,967	150,438
March	172,780	172,400	153,056
April	159,679	198,613	206,550
May	146,318	158,009	161,213
June	184,486	186,243	
July	169,150	179,308	
August	142,871	176,404	
September	134,188	163,450	
October	128,917	179,471	
November	156,671	244,450	
December	209,500	322,267	

Median Price



Month	2022	2023	2024
January	185,000	141,750	112,250
February	68,900	229,950	83,500
March	145,000	150,000	135,000
April	119,200	169,450	89,700
May	129,000	160,000	145,000
June	146,450	214,900	
July	164,450	172,450	
August	140,000	207,450	
September	130,450	171,400	
October	135,700	159,000	
November	165,000	182,900	
December	209,500	161,900	



**May
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Contracts Written Analysis

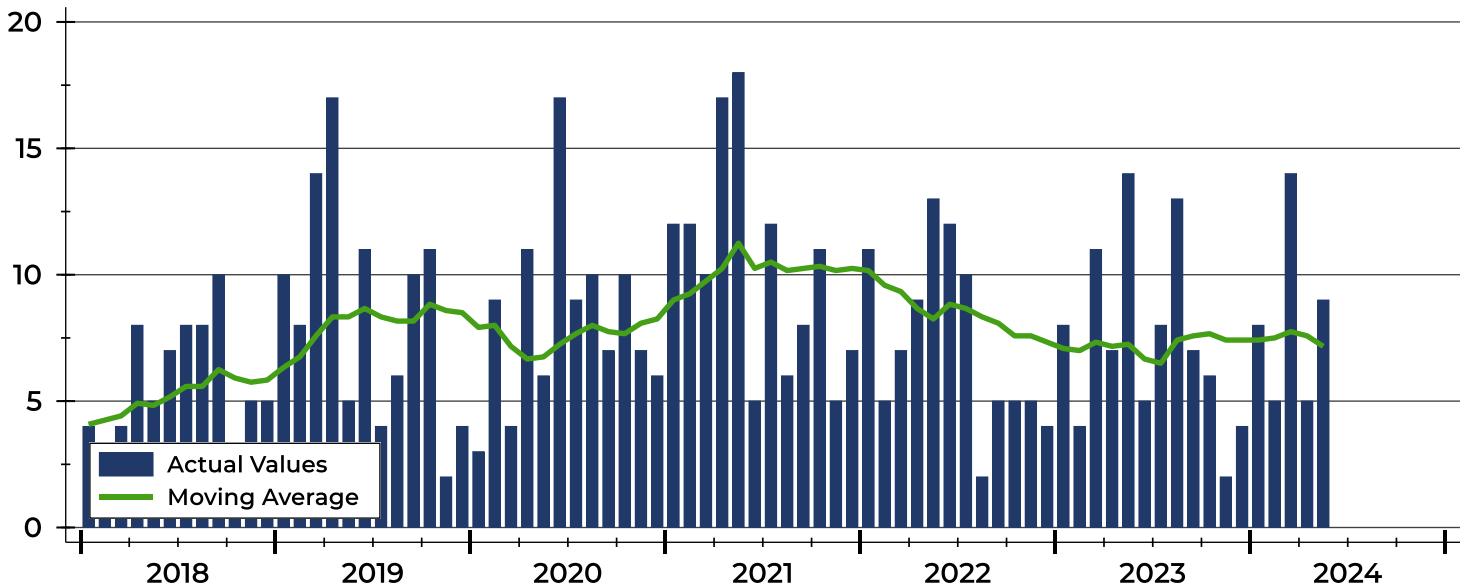
Summary Statistics for Contracts Written		2024	May 2023	Change	Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		9	14	-35.7%	41	44	-6.8%
Volume (1,000s)		1,570	2,543	-38.3%	5,883	8,021	-26.7%
Average	Sale Price	174,422	181,643	-4.0%	143,480	182,295	-21.3%
	Days on Market	26	48	-45.8%	61	59	3.4%
	Percent of Original	94.2%	92.9%	1.4%	92.5%	93.0%	-0.5%
Median	Sale Price	129,500	149,450	-13.3%	119,900	169,450	-29.2%
	Days on Market	11	38	-71.1%	24	29	-17.2%
	Percent of Original	100.0%	92.8%	7.8%	96.0%	94.8%	1.3%

A total of 9 contracts for sale were written in Clay County during the month of May, down from 14 in 2023. The median list price of these homes was \$129,500, down from \$149,450 the prior year.

Half of the homes that went under contract in May were on the market less than 11 days, compared to 38 days in May 2023.

History of Contracts Written

Units





**May
2024**

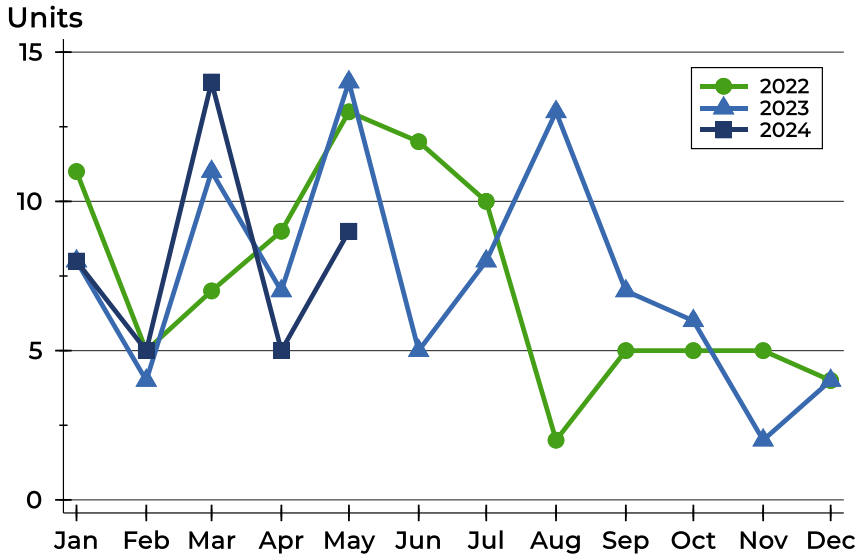
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Contracts Written Analysis

Contracts Written by Month



Month	2022	2023	2024
January	11	8	8
February	5	4	5
March	7	11	14
April	9	7	5
May	13	14	9
June	12	5	5
July	10	8	8
August	2	13	2
September	5	7	5
October	5	6	5
November	5	2	5
December	4	4	4

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	11.1%	24,500	24,500	30	30	73.5%	73.5%
\$25,000-\$49,999	1	11.1%	29,900	29,900	0	0	83.6%	83.6%
\$50,000-\$99,999	2	22.2%	73,000	73,000	19	19	100.0%	100.0%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	11.1%	129,500	129,500	91	91	93.9%	93.9%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	1	11.1%	180,000	180,000	6	6	97.2%	97.2%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	1	11.1%	260,000	260,000	53	53	100.0%	100.0%
\$300,000-\$399,999	1	11.1%	359,900	359,900	2	2	100.0%	100.0%
\$400,000-\$499,999	1	11.1%	440,000	440,000	11	11	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
2024**

Flint Hills MLS Statistics

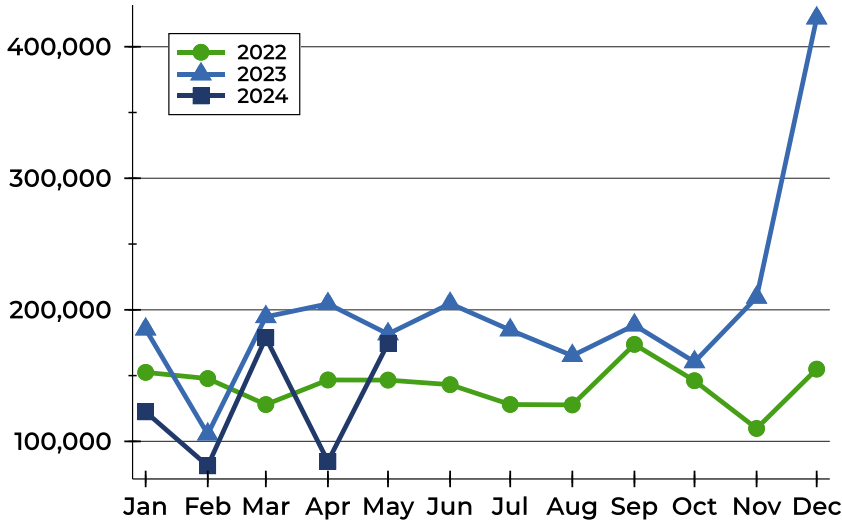


**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Contracts Written Analysis

Average Price

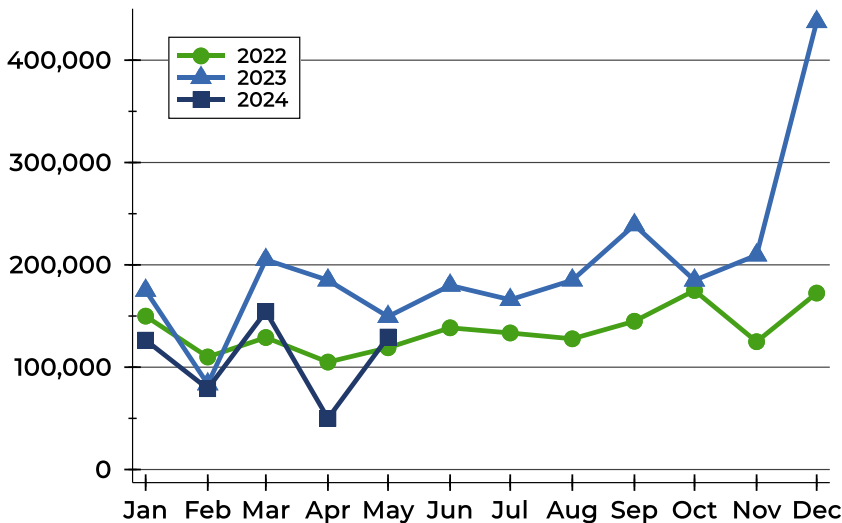
Dollars



Month	2022	2023	2024
January	152,464	185,300	122,438
February	147,780	105,500	81,400
March	128,000	194,691	178,743
April	146,700	204,571	84,800
May	146,608	181,643	174,422
June	143,133	204,780	
July	128,060	184,650	
August	127,750	165,138	
September	173,760	188,371	
October	146,140	160,425	
November	109,840	209,450	
December	154,950	421,725	

Median Price

Dollars

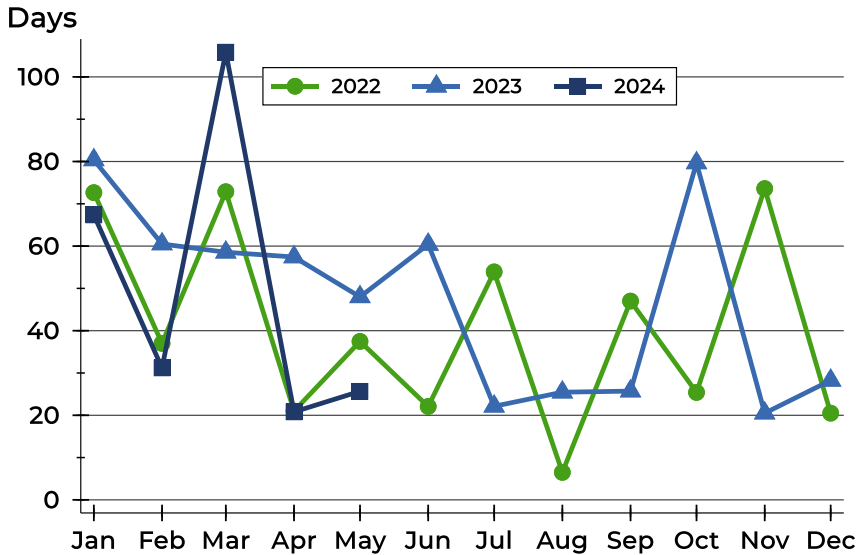


Month	2022	2023	2024
January	149,900	174,950	126,450
February	110,000	83,500	79,000
March	129,000	205,000	154,450
April	105,000	185,000	50,000
May	119,000	149,450	129,500
June	138,500	179,900	
July	133,450	165,950	
August	127,750	185,000	
September	144,900	239,000	
October	175,000	184,900	
November	124,900	209,450	
December	172,450	437,500	



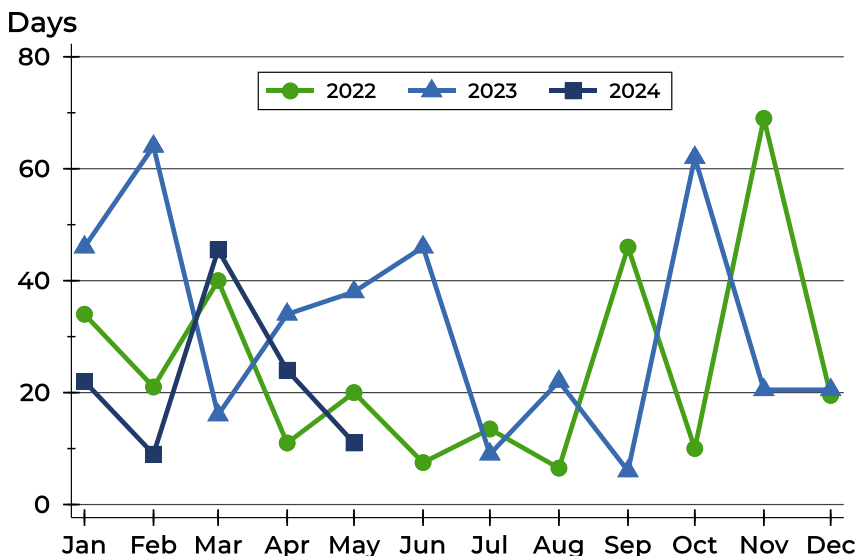
Clay County Contracts Written Analysis

Average DOM



Month	2022	2023	2024
January	73	80	67
February	37	61	31
March	73	59	106
April	21	57	21
May	37	48	26
June	22	60	
July	54	22	
August	7	25	
September	47	26	
October	25	80	
November	74	21	
December	21	28	

Median DOM



Month	2022	2023	2024
January	34	46	22
February	21	64	9
March	40	16	46
April	11	34	24
May	20	38	11
June	8	46	
July	14	9	
August	7	22	
September	46	6	
October	10	62	
November	69	21	
December	20	21	



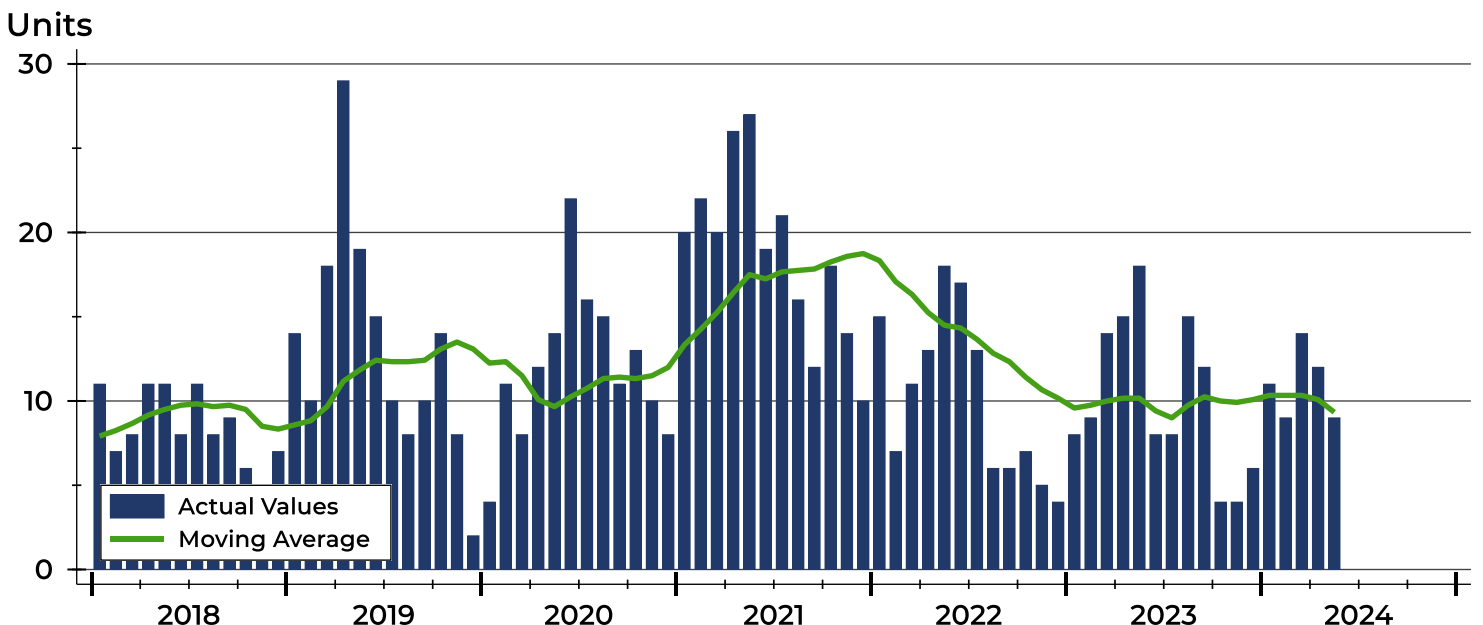
Clay County Pending Contracts Analysis

Summary Statistics for Pending Contracts		2024	End of May 2023	Change
Pending Contracts		9	18	-50.0%
Volume (1,000s)		1,760	3,680	-52.2%
Average	List Price	195,544	204,428	-4.3%
	Days on Market	28	66	-57.6%
	Percent of Original	99.3%	95.4%	4.1%
Median	List Price	165,000	177,450	-7.0%
	Days on Market	11	37	-70.3%
	Percent of Original	100.0%	99.0%	1.0%

A total of 9 listings in Clay County had contracts pending at the end of May, down from 18 contracts pending at the end of May 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.

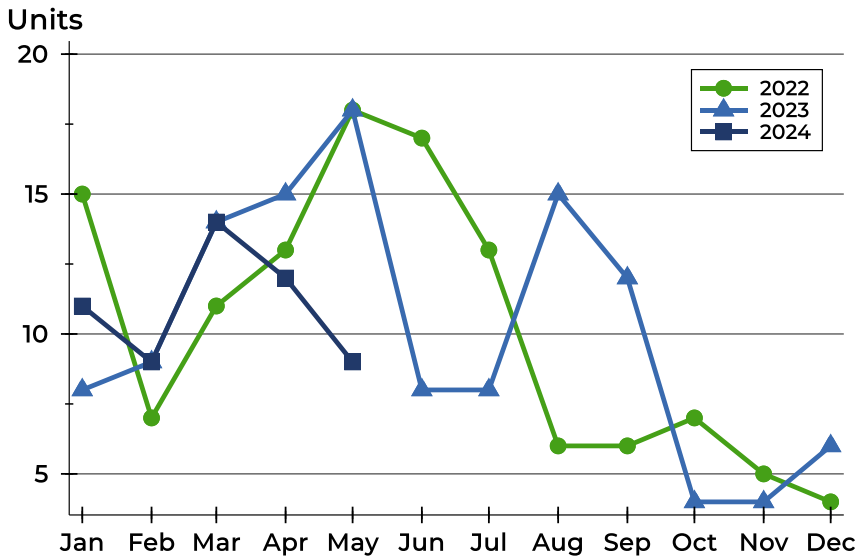
History of Pending Contracts





Clay County Pending Contracts Analysis

Pending Contracts by Month



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

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	3	33.3%	75,167	75,000	15	8	100.0%	100.0%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	11.1%	129,500	129,500	91	91	93.9%	93.9%
\$150,000-\$174,999	1	11.1%	165,000	165,000	41	41	100.0%	100.0%
\$175,000-\$199,999	1	11.1%	180,000	180,000	6	6	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	11.1%	260,000	260,000	53	53	100.0%	100.0%
\$300,000-\$399,999	1	11.1%	359,900	359,900	2	2	100.0%	100.0%
\$400,000-\$499,999	1	11.1%	440,000	440,000	11	11	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
2024**

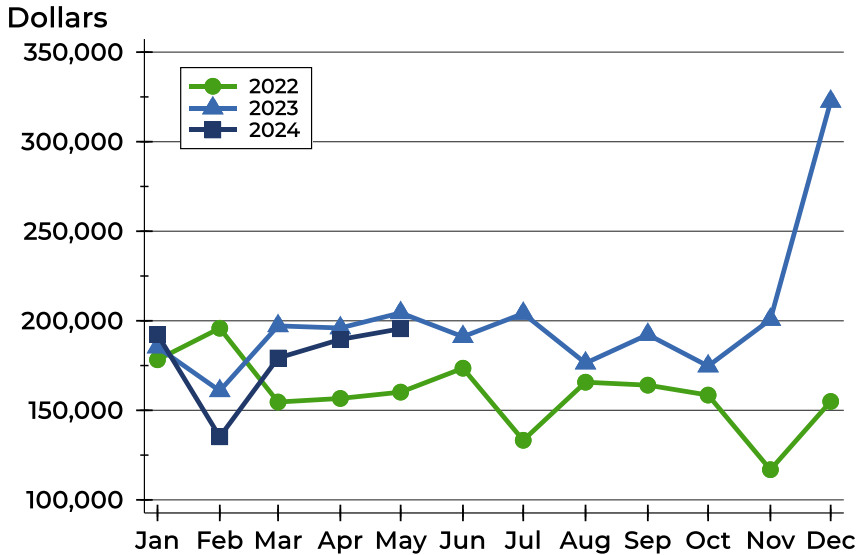
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

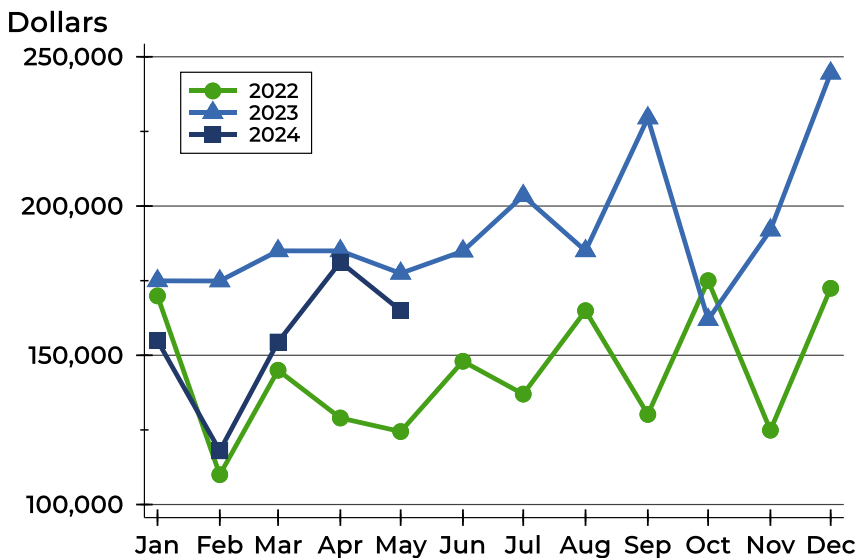
Clay County Pending Contracts Analysis

Average Price



Month	2022	2023	2024
January	178,233	185,300	192,309
February	195,843	160,878	135,211
March	154,636	197,150	179,221
April	156,638	195,980	189,592
May	160,156	204,428	195,544
June	173,524	191,100	
July	133,269	204,075	
August	165,700	176,353	
September	164,050	192,292	
October	158,514	174,700	
November	116,860	200,700	
December	154,950	322,483	

Median Price

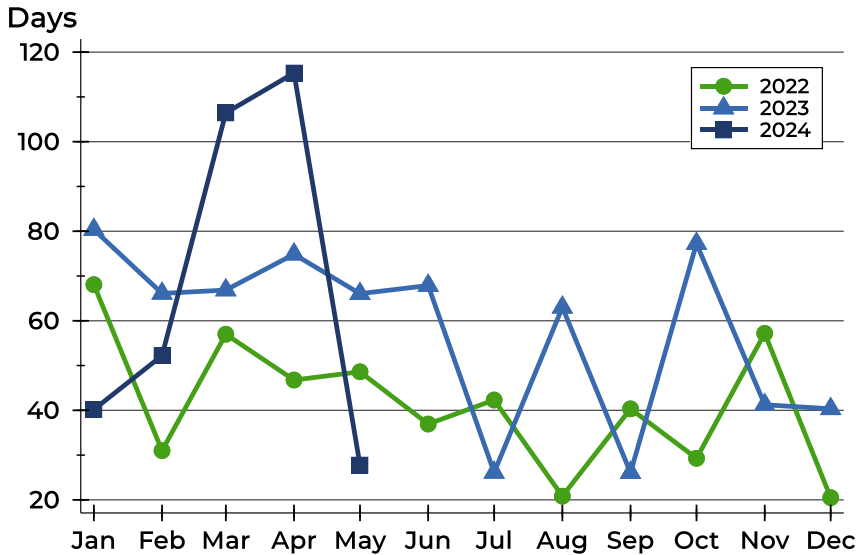


Month	2022	2023	2024
January	169,900	174,950	154,900
February	110,000	174,900	118,000
March	145,000	185,000	154,450
April	129,000	185,000	181,250
May	124,450	177,450	165,000
June	148,000	184,900	
July	137,000	203,450	
August	164,950	185,000	
September	130,200	229,500	
October	175,000	161,950	
November	124,900	191,950	
December	172,450	244,500	



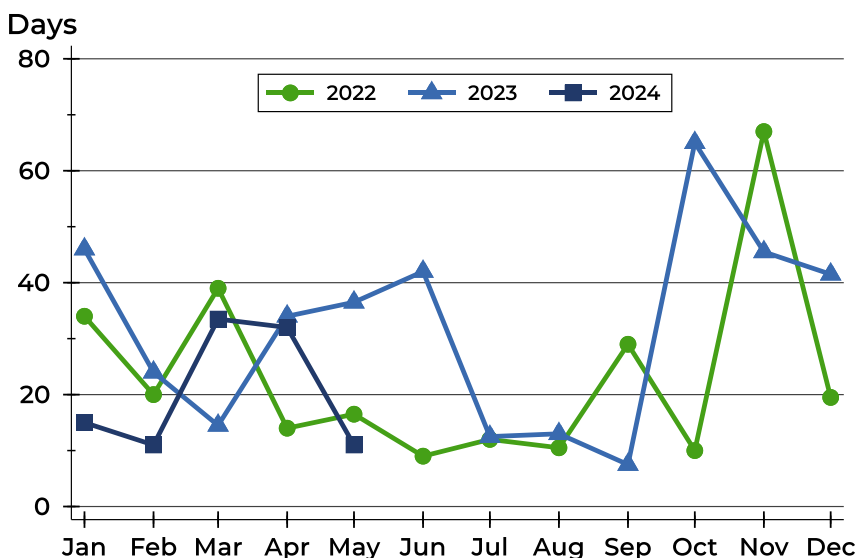
Clay County Pending Contracts Analysis

Average DOM



Month	2022	2023	2024
January	68	80	40
February	31	66	52
March	57	67	106
April	47	75	115
May	49	66	28
June	37	68	
July	42	26	
August	21	63	
September	40	26	
October	29	77	
November	57	41	
December	21	40	

Median DOM



Month	2022	2023	2024
January	34	46	15
February	20	24	11
March	39	15	34
April	14	34	32
May	17	37	11
June	9	42	
July	12	13	
August	11	13	
September	29	8	
October	10	65	
November	67	46	
December	20	42	