



**August
2026**

Flint Hills MLS Statistics



Dickinson County Housing Report



Market Overview

Dickinson County Home Sales Fell in August

Total home sales in Dickinson County fell last month to 18 units, compared to 24 units in August 2025. Total sales volume was \$4.4 million, down from a year earlier.

The median sale price in August was \$213,500, up from \$210,000 a year earlier. Homes that sold in August were typically on the market for 7 days and sold for 97.3% of their list prices.

Dickinson County Active Listings Down at End of August

The total number of active listings in Dickinson County at the end of August was 43 units, down from 57 at the same point in 2025. This represents a 2.3 months' supply of homes available for sale. The median list price of homes on the market at the end of August was \$189,000.

During August, a total of 25 contracts were written up from 14 in August 2025. At the end of the month, there were 34 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 Rezek, Association Executive
Flint Hills Association of REALTORS®
205 S. Seth Child Road
Manhattan, KS 66502
785-776-1203
ae@flinthillsrealtors.net
www.flinthillsrealtors.net



**August
2026**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Dickinson County Summary Statistics

August MLS Statistics Three-year History		Current Month			Year-to-Date		
		2026	2025	2024	2026	2025	2024
Home Sales Change from prior year		18 -25.0%	24 -11.1%	27 22.7%	149 2.1%	146 -3.9%	152 -18.7%
Active Listings Change from prior year		43 -24.6%	57 32.6%	43 19.4%	N/A	N/A	N/A
Months' Supply Change from prior year		2.3 -23.3%	3.0 36.4%	2.2 37.5%	N/A	N/A	N/A
New Listings Change from prior year		19 0.0%	19 -38.7%	31 29.2%	207 1.0%	205 -4.2%	214 -4.9%
Contracts Written Change from prior year		25 78.6%	14 -44.0%	25 31.6%	168 16.7%	144 -12.7%	165 -16.7%
Pending Contracts Change from prior year		34 70.0%	20 -47.4%	38 11.8%	N/A	N/A	N/A
Sales Volume (1,000s) Change from prior year		4,371 -12.9%	5,018 22.4%	4,101 11.8%	28,378 4.2%	27,240 17.1%	23,264 -19.0%
Average	Sale Price Change from prior year	242,806 16.1%	209,067 37.6%	151,893 -8.9%	190,459 2.1%	186,577 21.9%	153,055 -0.3%
	List Price of Actives Change from prior year	246,872 24.2%	198,759 2.2%	194,486 9.7%	N/A	N/A	N/A
	Days on Market Change from prior year	44 18.9%	37 19.4%	31 -26.2%	56 24.4%	45 2.3%	44 2.3%
	Percent of List Change from prior year	96.6% -0.4%	97.0% 2.4%	94.7% 1.7%	96.3% 0.1%	96.2% 1.9%	94.4% -0.7%
	Percent of Original Change from prior year	94.5% -0.2%	94.7% 3.0%	91.9% 4.7%	94.1% 0.2%	93.9% 2.6%	91.5% -0.8%
Median	Sale Price Change from prior year	213,500 1.7%	210,000 52.2%	138,000 -11.0%	178,000 2.3%	174,000 25.6%	138,500 -1.8%
	List Price of Actives Change from prior year	189,000 18.2%	159,900 0.0%	159,900 -1.0%	N/A	N/A	N/A
	Days on Market Change from prior year	7 -36.4%	11 -42.1%	19 5.6%	23 64.3%	14 -17.6%	17 30.8%
	Percent of List Change from prior year	97.3% -2.7%	100.0% 3.3%	96.8% 0.1%	98.6% -0.6%	99.2% 1.4%	97.8% 0.1%
	Percent of Original Change from prior year	95.3% -3.1%	98.3% 4.8%	93.8% -0.3%	96.8% 0.0%	96.8% 2.3%	94.6% -0.6%

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



**August
2026**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

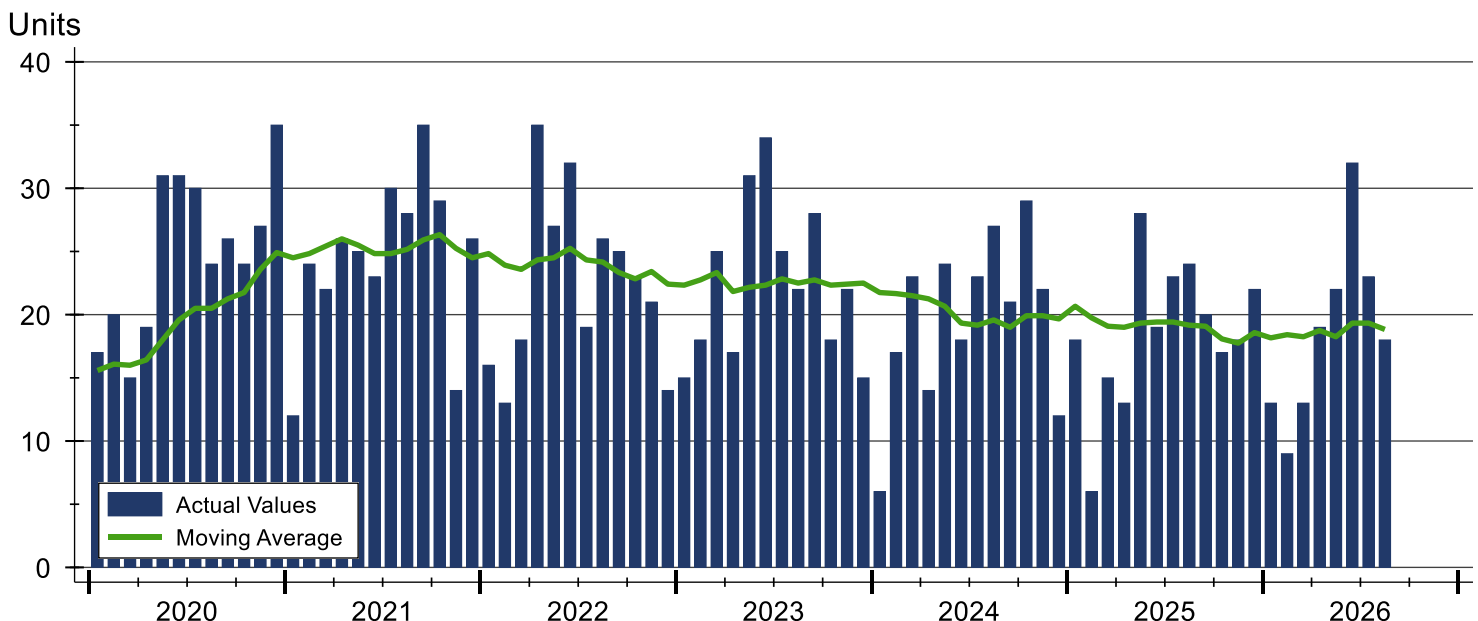
Dickinson County Closed Listings Analysis

Summary Statistics for Closed Listings		2026	August 2025	Change	2026	Year-to-Date 2025	Change
Closed Listings		18	24	-25.0%	149	146	2.1%
Volume (1,000s)		4,371	5,018	-12.9%	28,378	27,240	4.2%
Months' Supply		2.3	3.0	-23.3%	N/A	N/A	N/A
Average	Sale Price	242,806	209,067	16.1%	190,459	186,577	2.1%
	Days on Market	44	37	18.9%	56	45	24.4%
	Percent of List	96.6%	97.0%	-0.4%	96.3%	96.2%	0.1%
	Percent of Original	94.5%	94.7%	-0.2%	94.1%	93.9%	0.2%
Median	Sale Price	213,500	210,000	1.7%	178,000	174,000	2.3%
	Days on Market	7	11	-36.4%	23	14	64.3%
	Percent of List	97.3%	100.0%	-2.7%	98.6%	99.2%	-0.6%
	Percent of Original	95.3%	98.3%	-3.1%	96.8%	96.8%	0.0%

A total of 18 homes sold in Dickinson County in August, down from 24 units in August 2025. Total sales volume fell to \$4.4 million compared to \$5.0 million in the previous year.

The median sales price in August was \$213,500, up 1.7% compared to the prior year. Median days on market was 7 days, down from 22 days in July, and down from 11 in August 2025.

History of Closed Listings





**August
2026**

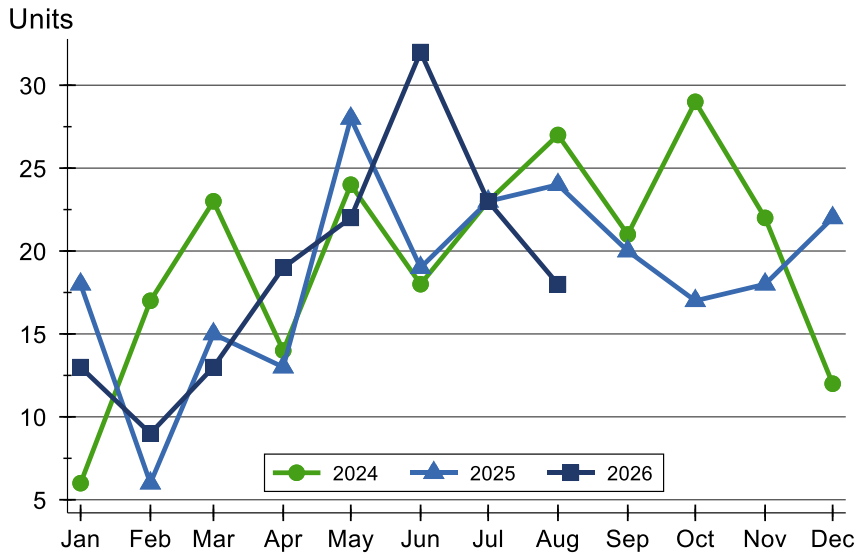
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Dickinson County Closed Listings Analysis

Closed Listings by Month



Month	2024	2025	2026
January	6	18	13
February	17	6	9
March	23	15	13
April	14	13	19
May	24	28	22
June	18	19	32
July	23	23	23
August	27	24	18
September	21	20	
October	29	17	
November	22	18	
December	12	22	

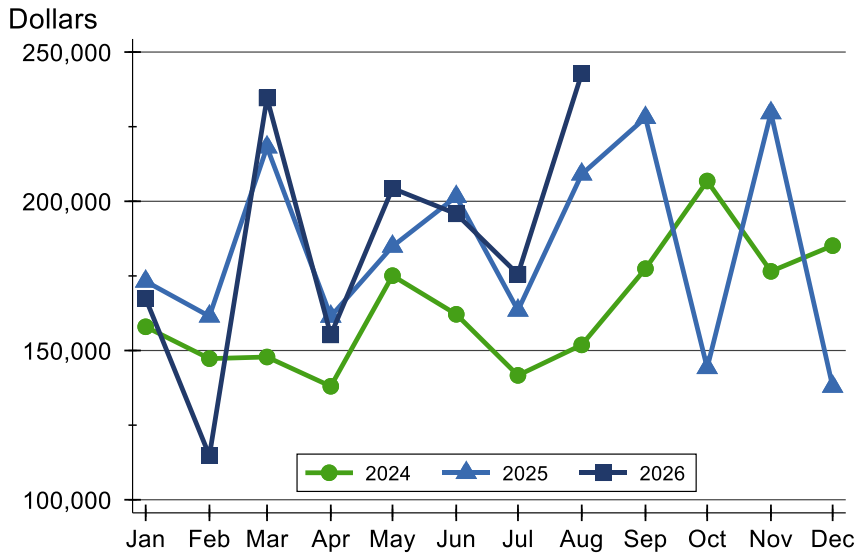
Closed Listings by Price Range

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	1	5.6%	1.0	40,000	40,000	28	28	100.0%	100.0%	100.0%	100.0%
\$50,000-\$99,999	2	11.1%	2.1	76,000	76,000	105	105	90.7%	90.7%	88.3%	88.3%
\$100,000-\$124,999	1	5.6%	1.0	120,000	120,000	1	1	96.1%	96.1%	96.1%	96.1%
\$125,000-\$149,999	2	11.1%	3.6	135,000	135,000	17	17	96.8%	96.8%	96.8%	96.8%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	3	16.7%	2.2	191,833	190,000	2	2	98.5%	97.4%	98.5%	97.4%
\$200,000-\$249,999	1	5.6%	2.9	230,000	230,000	189	189	100.0%	100.0%	88.5%	88.5%
\$250,000-\$299,999	2	11.1%	2.2	261,000	261,000	5	5	96.2%	96.2%	96.2%	96.2%
\$300,000-\$399,999	4	22.2%	0.9	371,875	377,500	53	30	96.4%	96.3%	92.7%	92.5%
\$400,000-\$499,999	1	5.6%	9.6	415,000	415,000	2	2	97.6%	97.6%	97.6%	97.6%
\$500,000-\$749,999	1	5.6%	4.0	558,500	558,500	98	98	97.1%	97.1%	89.4%	89.4%
\$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



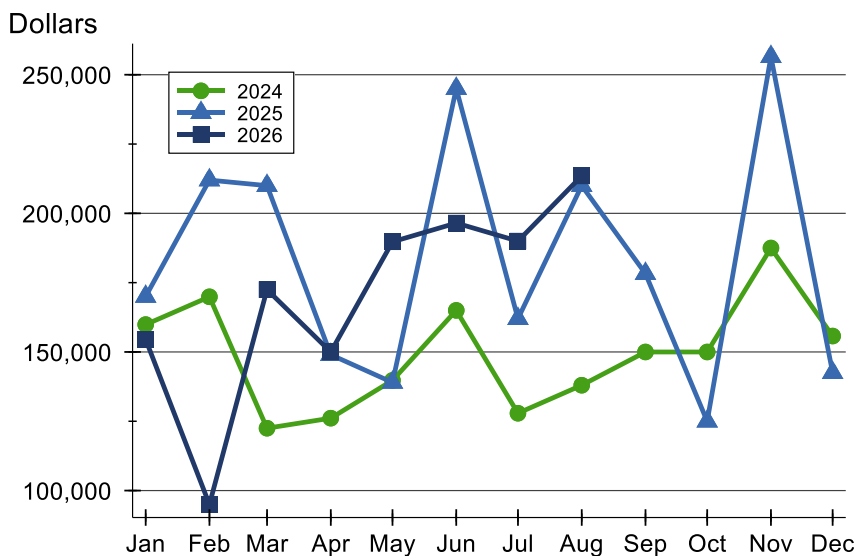
Dickinson County Closed Listings Analysis

Average Price



Month	2024	2025	2026
January	157,958	173,183	167,422
February	147,288	161,483	114,778
March	147,837	218,140	234,619
April	138,018	161,427	155,226
May	175,085	184,893	204,330
June	162,139	201,547	195,806
July	141,674	163,452	175,568
August	151,893	209,067	242,806
September	177,424	228,018	
October	206,800	144,212	
November	176,523	229,606	
December	185,146	137,952	

Median Price



Month	2024	2025	2026
January	159,875	170,000	154,500
February	169,900	212,000	95,000
March	122,500	210,000	172,500
April	126,125	149,000	150,000
May	139,750	139,000	189,750
June	165,000	245,000	196,500
July	127,900	162,000	190,000
August	138,000	210,000	213,500
September	150,000	178,250	
October	150,000	125,000	
November	187,500	256,500	
December	155,750	142,500	



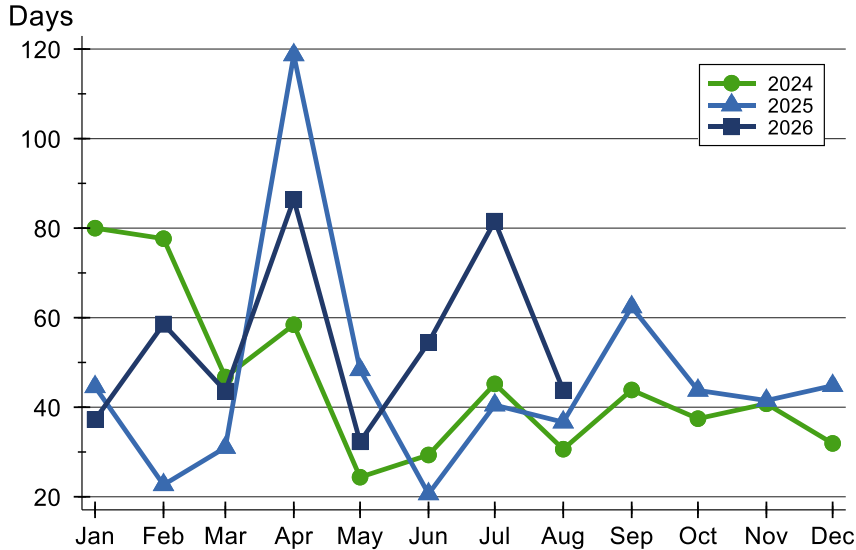
**August
2026**

Flint Hills MLS Statistics



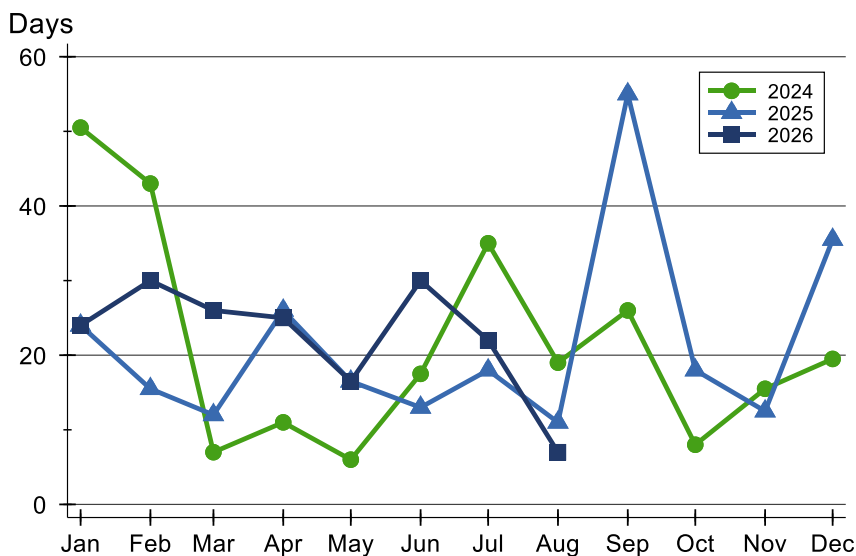
Dickinson County Closed Listings Analysis

Average DOM



Month	2024	2025	2026
January	80	45	37
February	78	23	59
March	47	31	44
April	58	119	86
May	24	48	32
June	29	21	54
July	45	40	82
August	31	37	44
September	44	62	
October	37	44	
November	41	42	
December	32	45	

Median DOM



Month	2024	2025	2026
January	51	24	24
February	43	16	30
March	7	12	26
April	11	26	25
May	6	17	17
June	18	13	30
July	35	18	22
August	19	11	7
September	26	55	
October	8	18	
November	16	13	
December	20	36	



**August
2026**

Flint Hills MLS Statistics



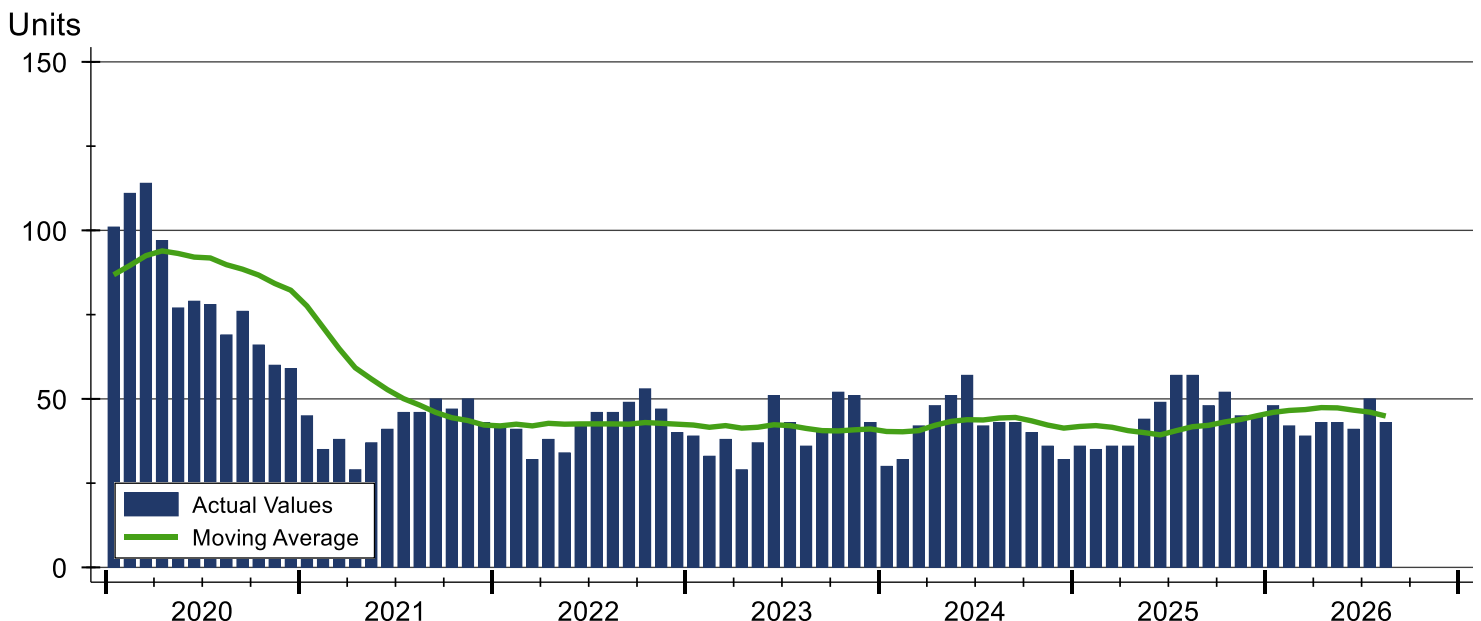
Dickinson County Active Listings Analysis

Summary Statistics for Active Listings		2026	End of August 2025	Change
Active Listings		43	57	-24.6%
Volume (1,000s)		10,616	11,329	-6.3%
Months' Supply		2.3	3.0	-23.3%
Average	List Price	246,872	198,759	24.2%
	Days on Market	52	59	-11.9%
	Percent of Original	93.4%	95.4%	-2.1%
Median	List Price	189,000	159,900	18.2%
	Days on Market	38	31	22.6%
	Percent of Original	97.0%	100.0%	-3.0%

A total of 43 homes were available for sale in Dickinson County at the end of August. This represents a 2.3 months' supply of active listings.

The median list price of homes on the market at the end of August was \$189,000, up 18.2% from 2025. The typical time on market for active listings was 38 days, up from 31 days a year earlier.

History of Active Listings





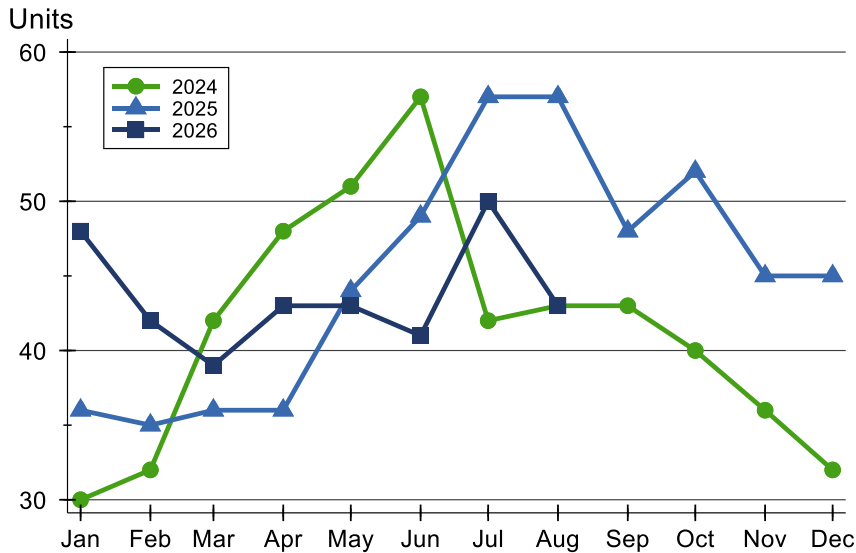
**August
2026**

Flint Hills MLS Statistics



Dickinson County Active Listings Analysis

Active Listings by Month



Month	2024	2025	2026
January	30	36	48
February	32	35	42
March	42	36	39
April	48	36	43
May	51	44	43
June	57	49	41
July	42	57	50
August	43	57	43
September	43	48	
October	40	52	
November	36	45	
December	32	45	

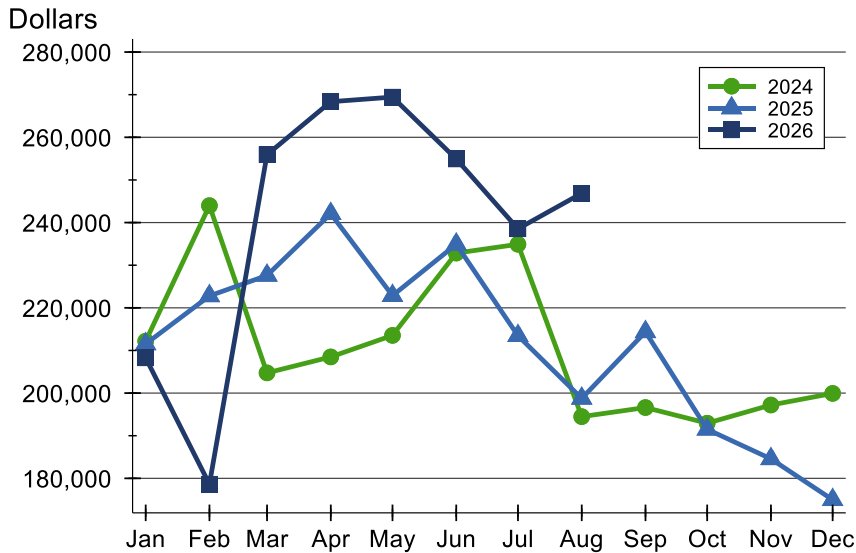
Active Listings by Price Range

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%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	1	2.3%	1.0	39,000	39,000	6	6	100.0%	100.0%
\$50,000-\$99,999	5	11.6%	2.1	79,480	79,000	50	49	92.2%	88.2%
\$100,000-\$124,999	1	2.3%	1.0	115,000	115,000	54	54	88.5%	88.5%
\$125,000-\$149,999	8	18.6%	3.6	136,638	132,450	54	34	95.3%	96.0%
\$150,000-\$174,999	3	7.0%	N/A	166,600	169,900	65	46	91.1%	92.8%
\$175,000-\$199,999	5	11.6%	2.2	184,740	179,900	47	35	93.4%	92.3%
\$200,000-\$249,999	7	16.3%	2.9	229,114	229,900	39	40	96.5%	97.9%
\$250,000-\$299,999	4	9.3%	2.2	292,200	292,000	67	24	96.9%	98.4%
\$300,000-\$399,999	2	4.7%	0.9	334,950	334,950	36	36	98.5%	98.5%
\$400,000-\$499,999	4	9.3%	9.6	466,250	472,500	34	8	96.5%	100.0%
\$500,000-\$749,999	1	2.3%	4.0	595,000	595,000	130	130	70.0%	70.0%
\$750,000-\$999,999	2	4.7%	N/A	822,500	822,500	83	83	75.0%	75.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



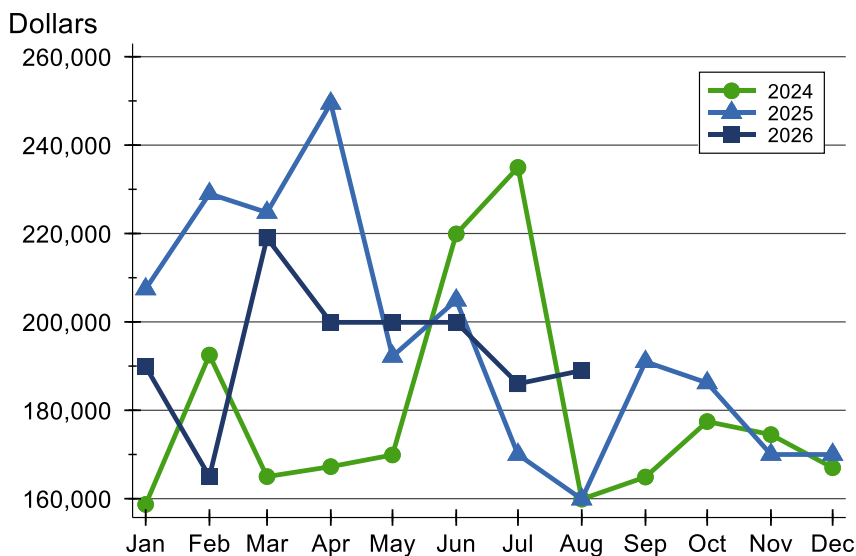
Dickinson County Active Listings Analysis

Average Price



Month	2024	2025	2026
January	212,200	211,521	208,271
February	243,981	222,800	178,629
March	204,743	227,603	255,918
April	208,485	242,081	268,352
May	213,539	222,857	269,435
June	232,846	234,916	254,917
July	234,912	213,463	238,538
August	194,486	198,759	246,872
September	196,614	214,365	
October	192,945	191,498	
November	197,210	184,573	
December	199,923	174,977	

Median Price

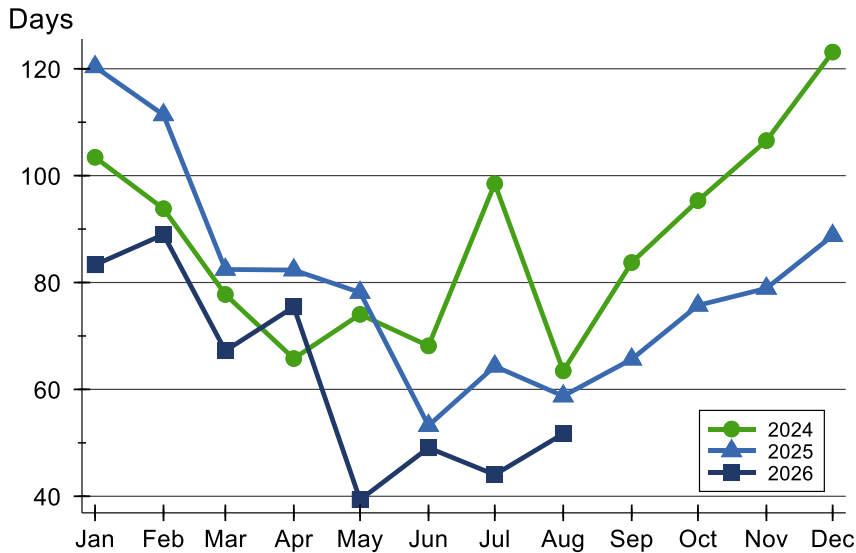


Month	2024	2025	2026
January	158,700	207,450	189,900
February	192,500	229,000	165,000
March	165,000	224,750	219,000
April	167,250	249,450	199,900
May	169,900	192,200	199,900
June	219,900	204,900	199,900
July	234,950	170,000	186,000
August	159,900	159,900	189,000
September	164,900	191,000	
October	177,450	186,200	
November	174,500	170,000	
December	167,000	170,000	



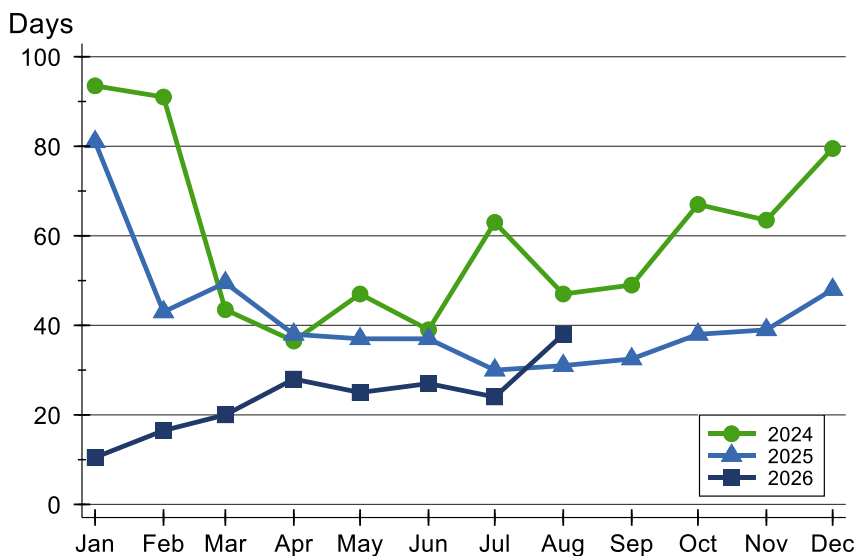
Dickinson County Active Listings Analysis

Average DOM



Month	2024	2025	2026
January	103	120	83
February	94	111	89
March	78	82	67
April	66	82	75
May	74	78	39
June	68	53	49
July	99	64	44
August	63	59	52
September	84	66	
October	95	76	
November	107	79	
December	123	89	

Median DOM



Month	2024	2025	2026
January	94	81	11
February	91	43	17
March	44	50	20
April	37	38	28
May	47	37	25
June	39	37	27
July	63	30	24
August	47	31	38
September	49	33	
October	67	38	
November	64	39	
December	80	48	



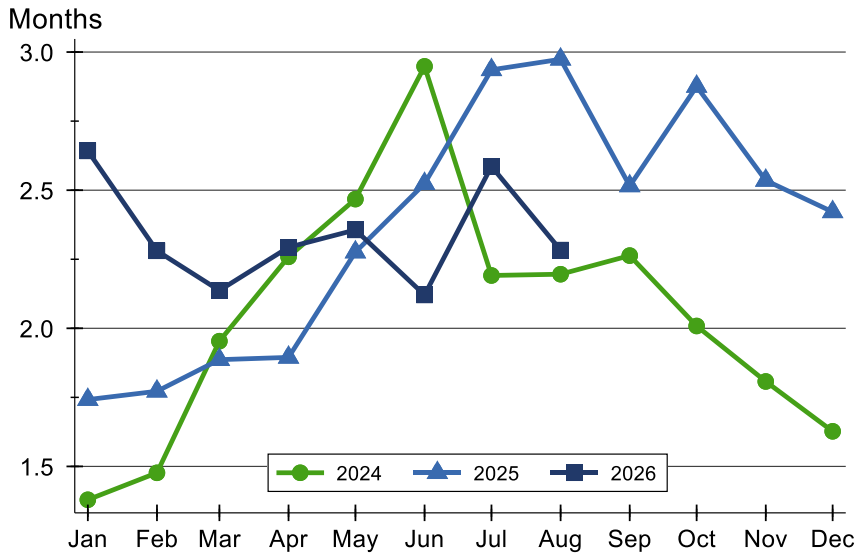
**August
2026**

Flint Hills MLS Statistics



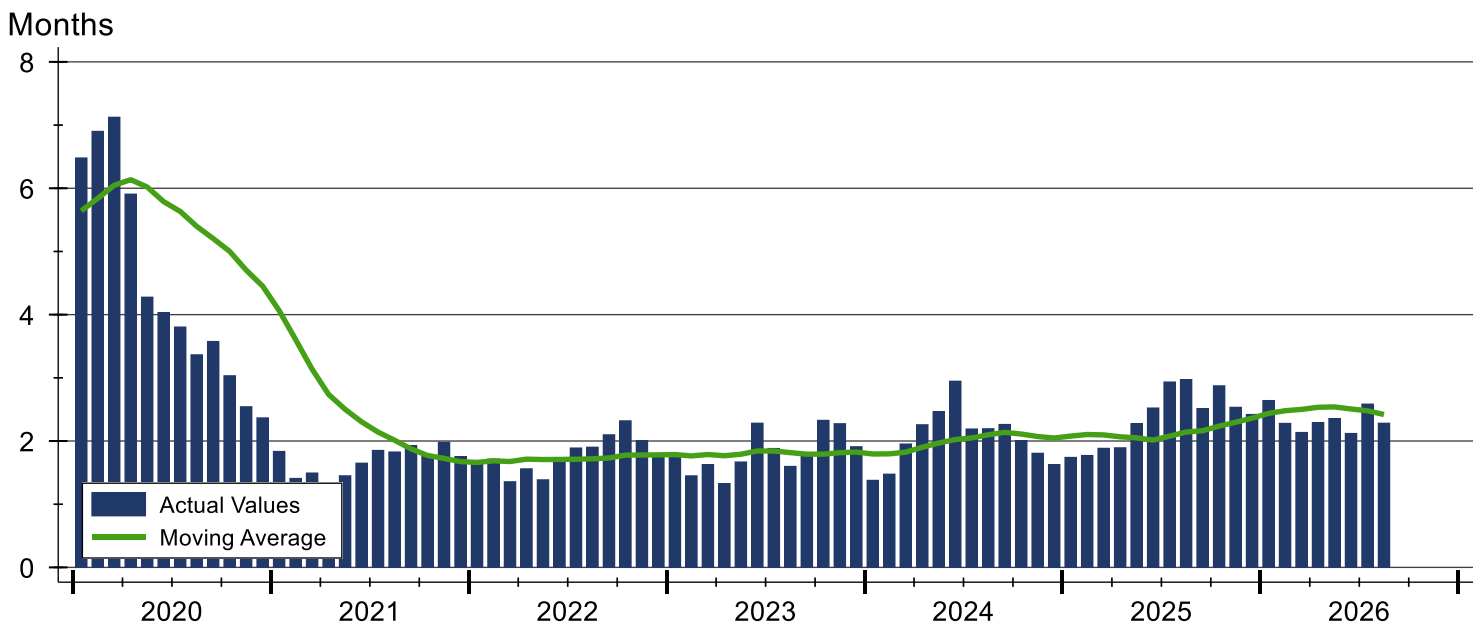
Dickinson County Months' Supply Analysis

Months' Supply by Month



Month	2024	2025	2026
January	1.4	1.7	2.6
February	1.5	1.8	2.3
March	2.0	1.9	2.1
April	2.3	1.9	2.3
May	2.5	2.3	2.4
June	2.9	2.5	2.1
July	2.2	2.9	2.6
August	2.2	3.0	2.3
September	2.3	2.5	
October	2.0	2.9	
November	1.8	2.5	
December	1.6	2.4	

History of Month's Supply





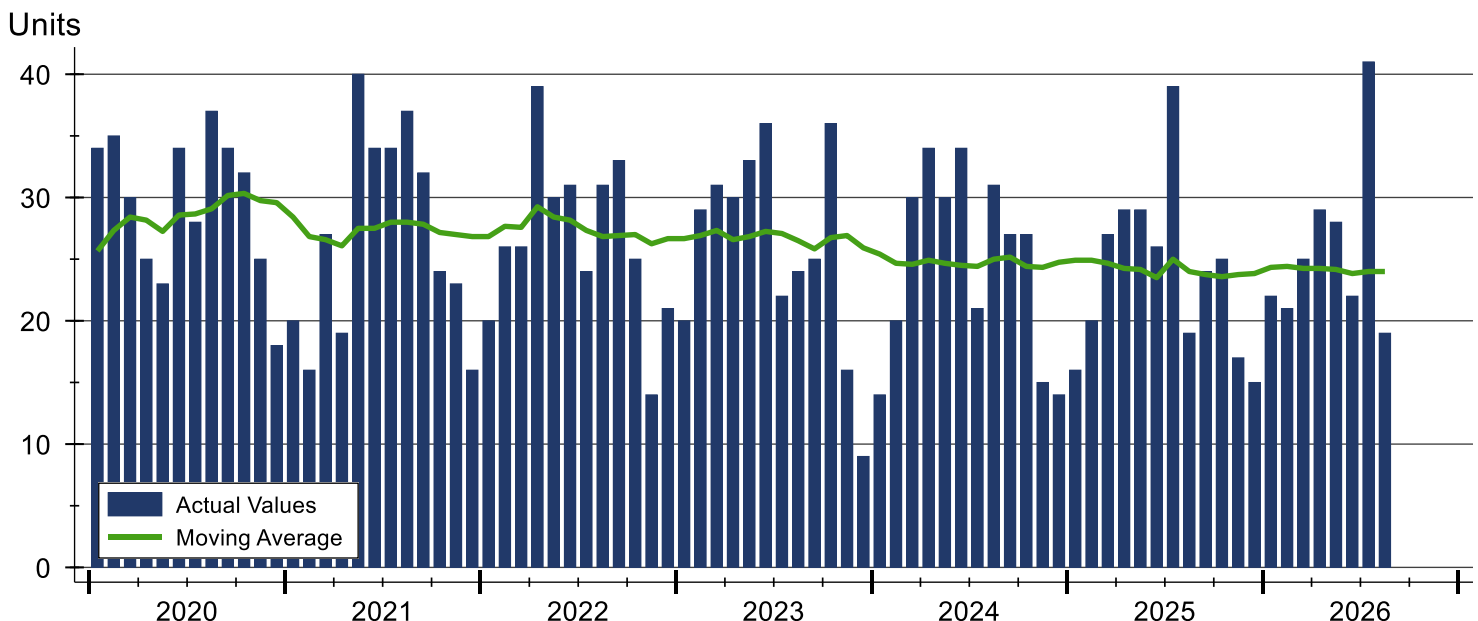
Dickinson County New Listings Analysis

Summary Statistics for New Listings		2026	August 2025	Change
Current Month	New Listings	19	19	0.0%
	Volume (1,000s)	4,237	3,413	24.1%
	Average List Price	222,989	179,655	24.1%
	Median List Price	187,500	179,900	4.2%
Year-to-Date	New Listings	207	205	1.0%
	Volume (1,000s)	43,246	40,490	6.8%
	Average List Price	208,918	197,512	5.8%
	Median List Price	179,900	169,000	6.4%

A total of 19 new listings were added in Dickinson County during August, the same figure as reported in 2025. Year-to-date Dickinson County has seen 207 new listings.

The median list price of these homes was \$187,500 up from \$179,900 in 2025.

History of New Listings





**August
2026**

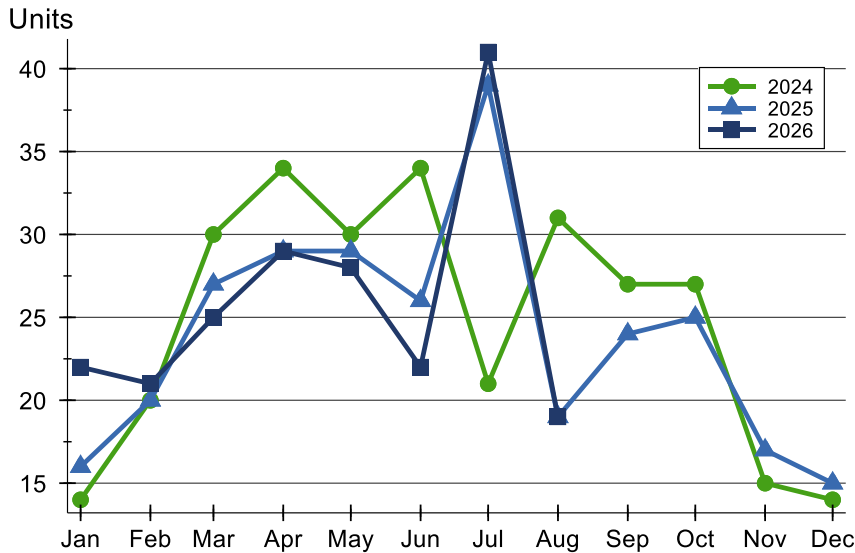
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Dickinson County New Listings Analysis

New Listings by Month



Month	2024	2025	2026
January	14	16	22
February	20	20	21
March	30	27	25
April	34	29	29
May	30	29	28
June	34	26	22
July	21	39	41
August	31	19	19
September	27	24	
October	27	25	
November	15	17	
December	14	15	

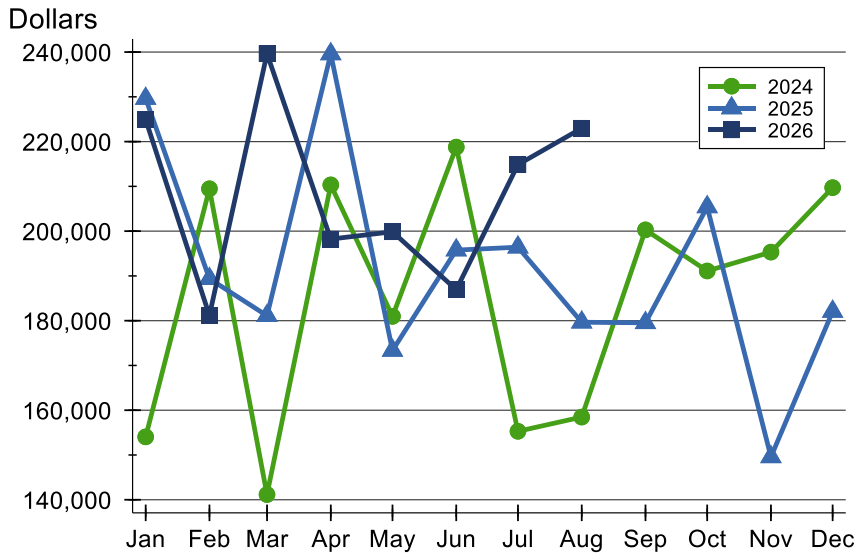
New Listings by Price Range

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	5.3%	39,500	39,500	4	4	100.0%	100.0%
\$50,000-\$99,999	1	5.3%	60,000	60,000	14	14	85.7%	85.7%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	5	26.3%	133,760	134,900	9	8	99.0%	100.0%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	4	21.1%	186,325	183,700	6	5	100.0%	100.0%
\$200,000-\$249,999	2	10.5%	229,450	229,450	17	17	100.0%	100.0%
\$250,000-\$299,999	2	10.5%	284,950	284,950	8	8	100.0%	100.0%
\$300,000-\$399,999	2	10.5%	372,450	372,450	16	16	100.0%	100.0%
\$400,000-\$499,999	2	10.5%	474,750	474,750	11	11	97.9%	97.9%
\$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



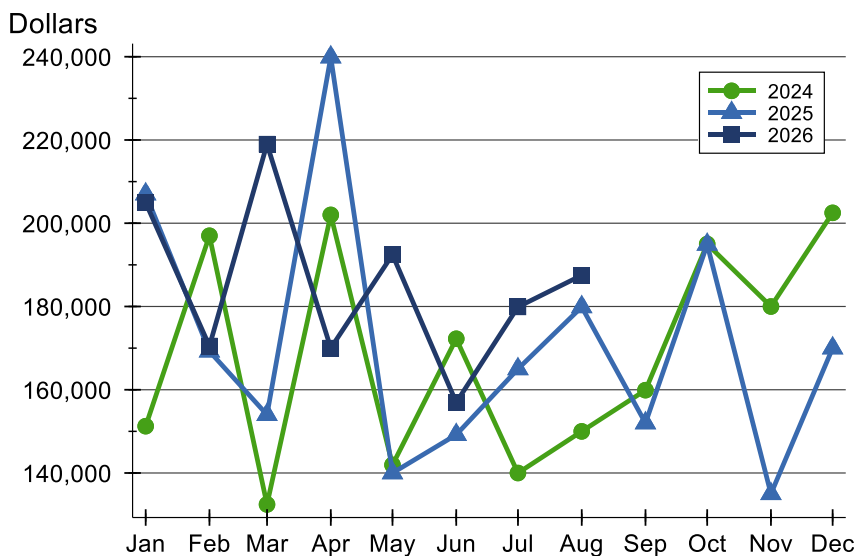
Dickinson County New Listings Analysis

Average Price



Month	2024	2025	2026
January	154,050	229,619	224,900
February	209,467	189,380	181,162
March	141,162	181,115	239,632
April	210,329	239,572	198,227
May	180,965	173,352	199,864
June	218,774	195,765	186,927
July	155,295	196,415	214,856
August	158,477	179,655	222,989
September	200,285	179,524	
October	191,107	205,406	
November	195,320	149,576	
December	209,714	182,060	

Median Price



Month	2024	2025	2026
January	151,250	207,000	204,950
February	197,000	169,250	170,500
March	132,450	154,000	219,000
April	202,000	239,900	170,000
May	141,950	140,000	192,450
June	172,250	149,200	156,950
July	140,000	165,000	179,900
August	150,000	179,900	187,500
September	159,900	152,000	
October	195,000	194,900	
November	180,000	135,000	
December	202,500	170,000	



**August
2026**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

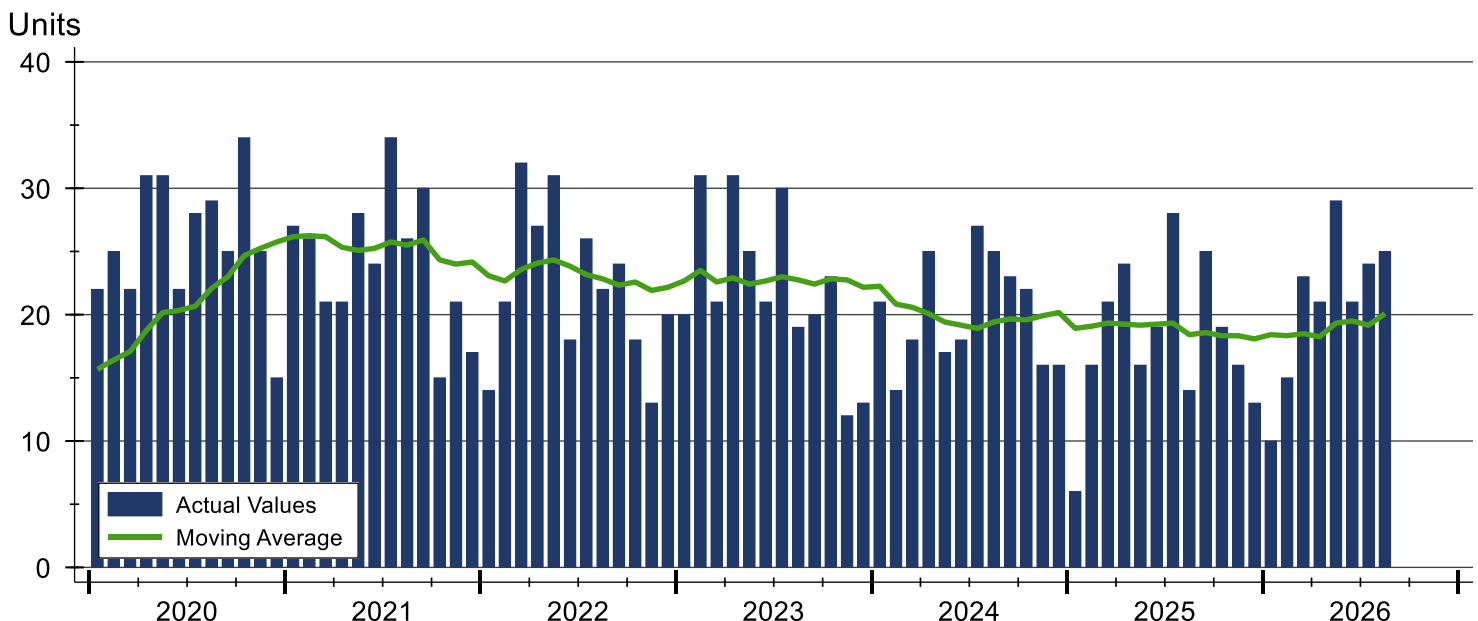
Dickinson County Contracts Written Analysis

Summary Statistics for Contracts Written		August			Year-to-Date		
		2026	2025	Change	2026	2025	Change
Contracts Written		25	14	78.6%	168	144	16.7%
Volume (1,000s)		4,659	3,002	55.2%	33,439	28,527	17.2%
Average	Sale Price	186,360	214,393	-13.1%	199,044	198,105	0.5%
	Days on Market	52	53	-1.9%	57	45	26.7%
	Percent of Original	94.9%	94.1%	0.9%	94.4%	94.0%	0.4%
Median	Sale Price	174,000	189,450	-8.2%	183,700	177,000	3.8%
	Days on Market	36	48	-25.0%	25	19	31.6%
	Percent of Original	96.8%	96.0%	0.8%	96.8%	96.9%	-0.1%

A total of 25 contracts for sale were written in Dickinson County during the month of August, up from 14 in 2025. The median list price of these homes was \$174,000, down from \$189,450 the prior year.

Half of the homes that went under contract in August were on the market less than 36 days, compared to 48 days in August 2025.

History of Contracts Written





**August
2026**

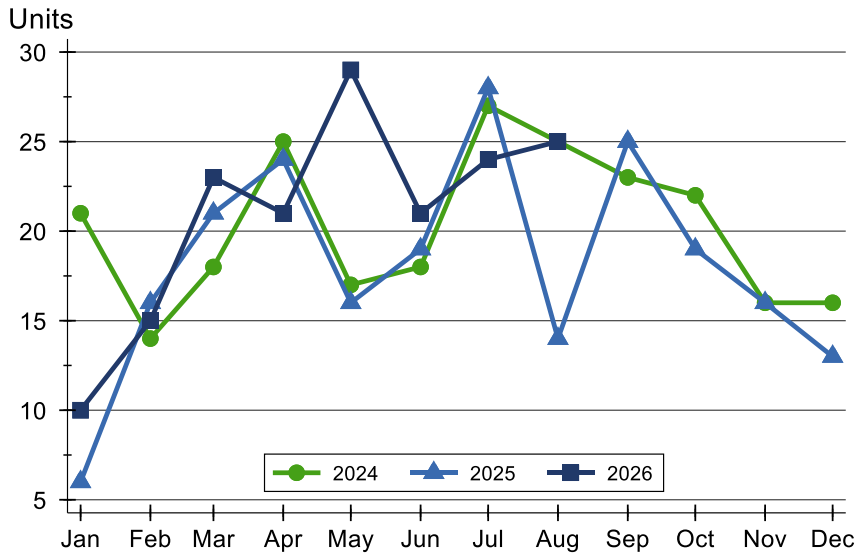
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Dickinson County Contracts Written Analysis

Contracts Written by Month



Month	2024	2025	2026
January	21	6	10
February	14	16	15
March	18	21	23
April	25	24	21
May	17	16	29
June	18	19	21
July	27	28	24
August	25	14	25
September	23	25	
October	22	19	
November	16	16	
December	16	13	

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	2	8.0%	40,000	40,000	26	26	95.6%	95.6%
\$50,000-\$99,999	3	12.0%	81,500	92,000	66	47	89.6%	96.8%
\$100,000-\$124,999	2	8.0%	106,450	106,450	81	81	94.6%	94.6%
\$125,000-\$149,999	5	20.0%	134,780	135,000	50	36	94.4%	96.2%
\$150,000-\$174,999	1	4.0%	174,000	174,000	26	26	97.2%	97.2%
\$175,000-\$199,999	4	16.0%	190,075	191,200	66	61	96.6%	98.7%
\$200,000-\$249,999	3	12.0%	219,967	215,000	45	44	93.8%	95.3%
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	5	20.0%	370,700	375,000	43	27	97.5%	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



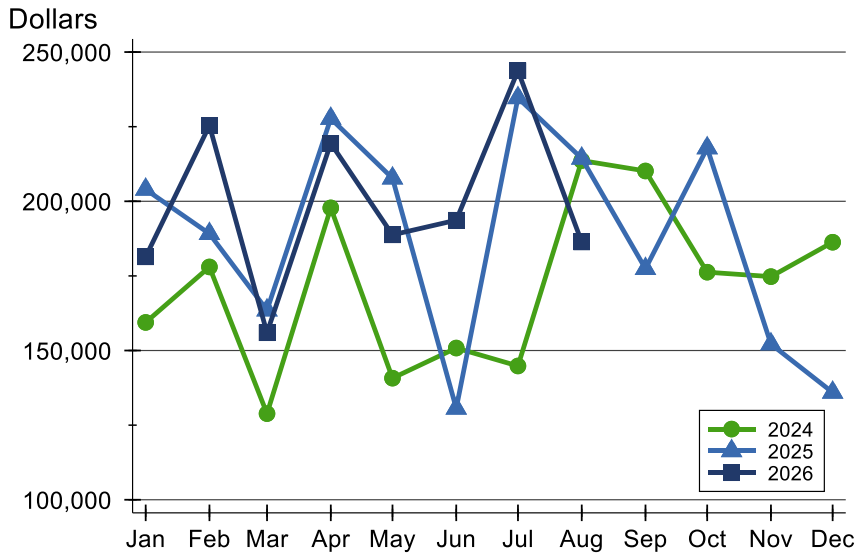
**August
2026**

Flint Hills MLS Statistics



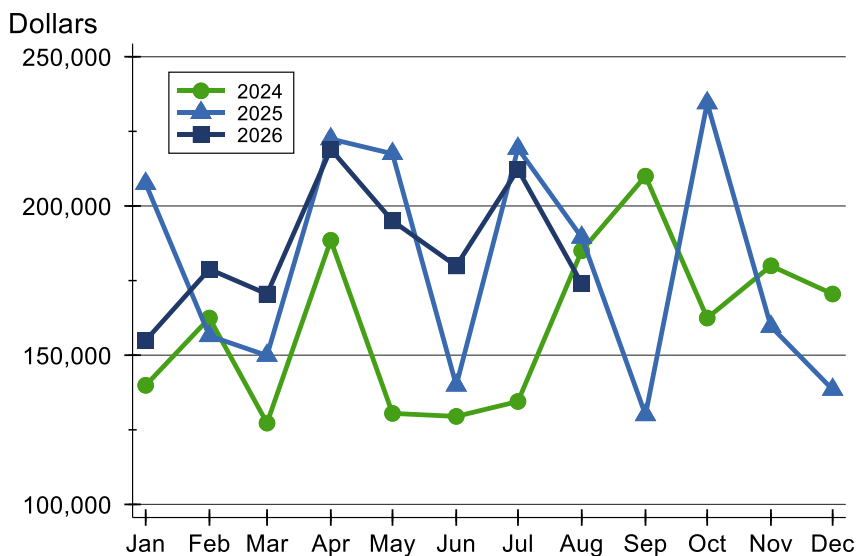
Dickinson County Contracts Written Analysis

Average Price



Month	2024	2025	2026
January	159,419	203,983	181,390
February	178,010	189,134	225,387
March	128,864	163,524	155,952
April	197,796	227,733	219,429
May	140,750	207,738	188,757
June	150,839	130,621	193,667
July	144,833	234,654	243,742
August	213,648	214,393	186,360
September	210,157	177,411	
October	176,252	217,853	
November	174,763	152,166	
December	186,288	135,969	

Median Price

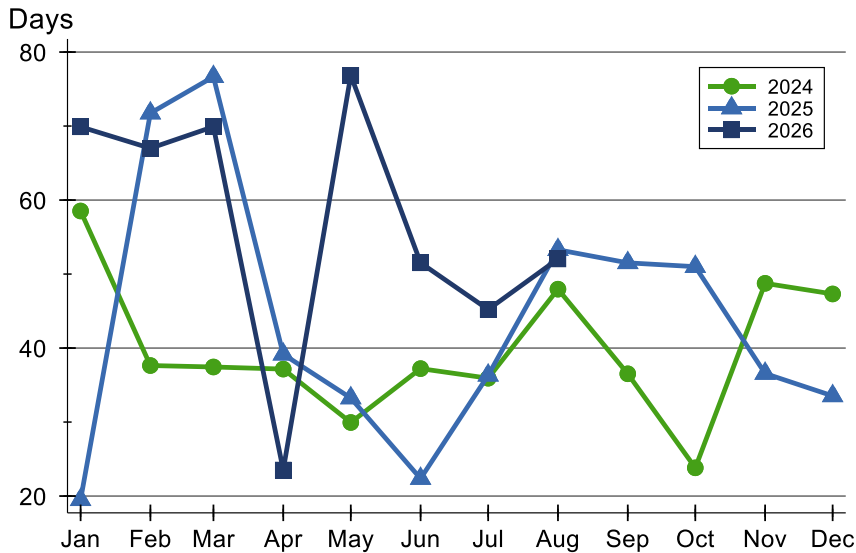


Month	2024	2025	2026
January	139,900	207,500	154,950
February	162,450	156,500	178,800
March	127,250	149,900	170,500
April	188,500	222,450	219,000
May	130,500	217,500	195,000
June	129,500	139,900	179,900
July	134,500	219,250	212,250
August	185,000	189,450	174,000
September	210,000	130,000	
October	162,450	234,500	
November	179,950	159,600	
December	170,500	138,500	



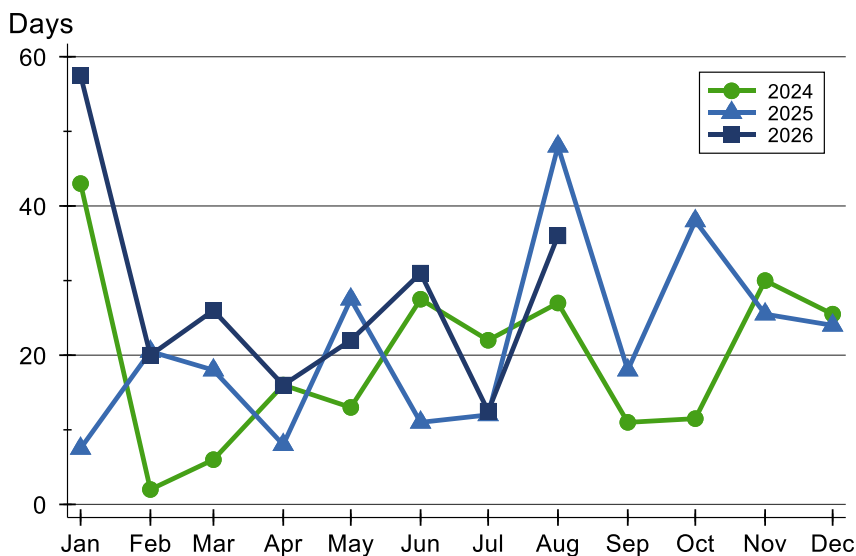
Dickinson County Contracts Written Analysis

Average DOM



Month	2024	2025	2026
January	59	20	70
February	38	72	67
March	37	77	70
April	37	39	24
May	30	33	77
June	37	22	52
July	36	36	45
August	48	53	52
September	37	52	
October	24	51	
November	49	37	
December	47	34	

Median DOM



Month	2024	2025	2026
January	43	8	58
February	2	21	20
March	6	18	26
April	16	8	16
May	13	28	22
June	28	11	31
July	22	12	13
August	27	48	36
September	11	18	
October	12	38	
November	30	26	
December	26	24	



**August
2026**

Flint Hills MLS Statistics



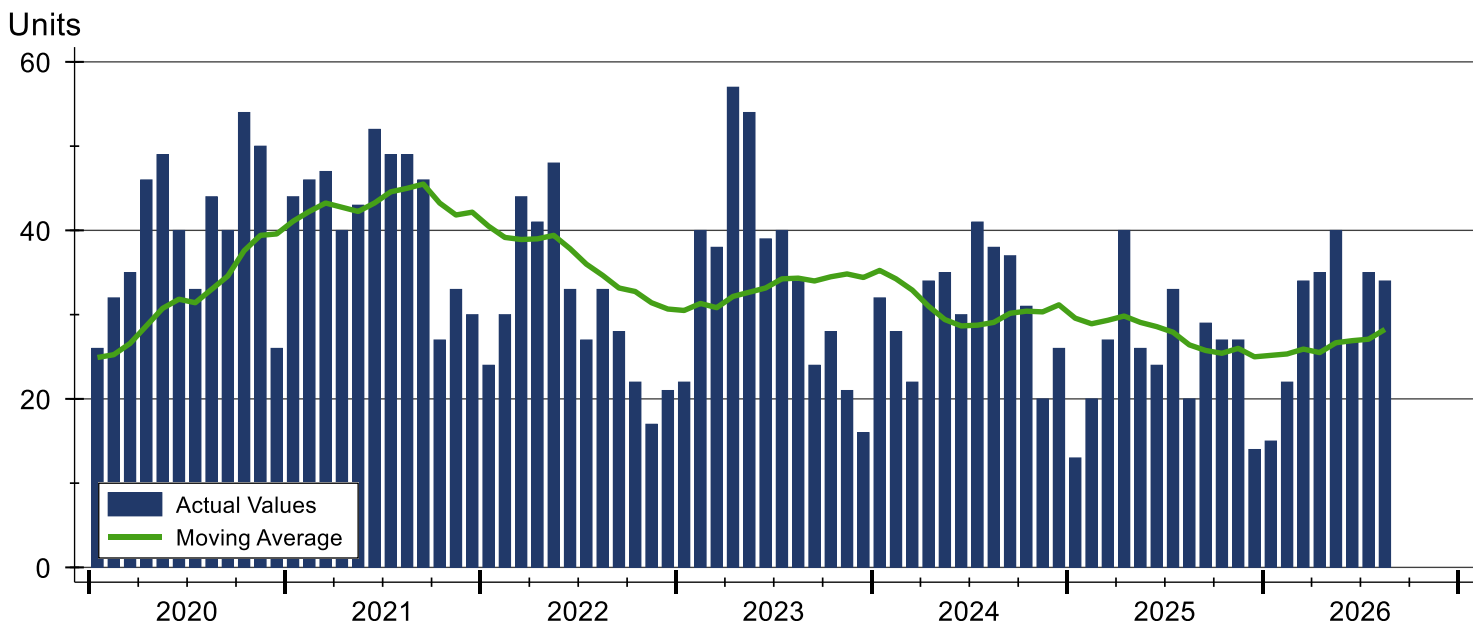
Dickinson County Pending Contracts Analysis

Summary Statistics for Pending Contracts		2026	End of August 2025	Change
Pending Contracts		34	20	70.0%
Volume (1,000s)		6,975	4,421	57.8%
Average	List Price	205,141	221,045	-7.2%
	Days on Market	47	56	-16.1%
	Percent of Original	96.5%	94.9%	1.7%
Median	List Price	176,000	177,000	-0.6%
	Days on Market	32	52	-38.5%
	Percent of Original	100.0%	97.1%	3.0%

A total of 34 listings in Dickinson County had contracts pending at the end of August, up from 20 contracts pending at the end of August 2025.

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





**August
2026**

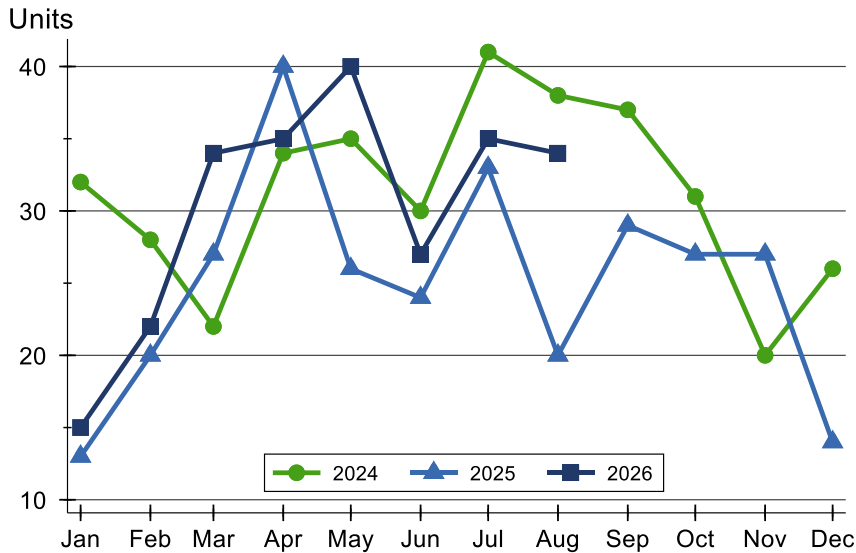
Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Dickinson County Pending Contracts Analysis

Pending Contracts by Month



Month	2024	2025	2026
January	32	13	15
February	28	20	22
March	22	27	34
April	34	40	35
May	35	26	40
June	30	24	27
July	41	33	35
August	38	20	34
September	37	29	
October	31	27	
November	20	27	
December	26	14	

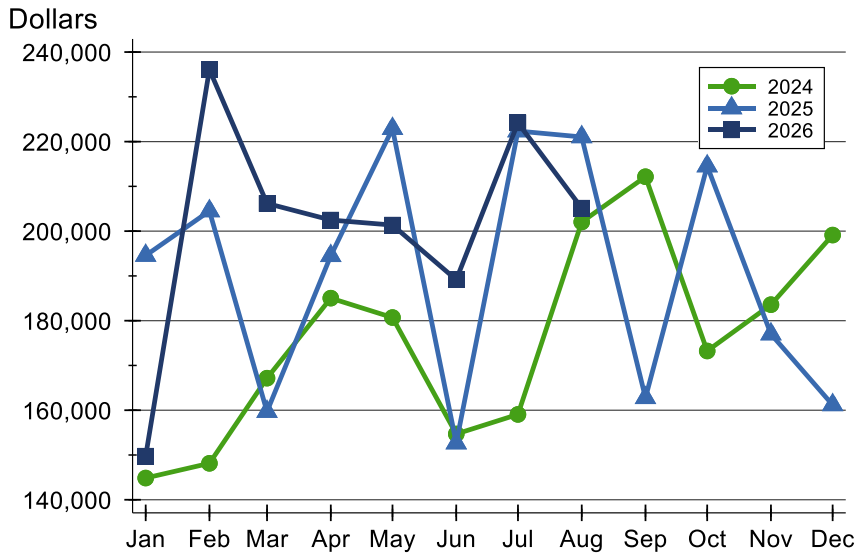
Pending Contracts by Price Range

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	1	2.9%	40,000	40,000	24	24	100.0%	100.0%
\$50,000-\$99,999	4	11.8%	81,100	85,950	66	57	92.2%	98.4%
\$100,000-\$124,999	5	14.7%	109,780	112,000	40	31	97.8%	100.0%
\$125,000-\$149,999	6	17.6%	134,817	135,000	47	35	95.3%	98.1%
\$150,000-\$174,999	1	2.9%	174,000	174,000	26	26	97.2%	97.2%
\$175,000-\$199,999	4	11.8%	190,075	191,200	66	61	96.6%	98.7%
\$200,000-\$249,999	5	14.7%	226,960	225,000	39	35	96.3%	100.0%
\$250,000-\$299,999	1	2.9%	275,000	275,000	14	14	100.0%	100.0%
\$300,000-\$399,999	5	14.7%	371,700	375,000	43	27	98.4%	100.0%
\$400,000-\$499,999	1	2.9%	425,000	425,000	2	2	100.0%	100.0%
\$500,000-\$749,999	1	2.9%	625,000	625,000	123	123	92.6%	92.6%
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



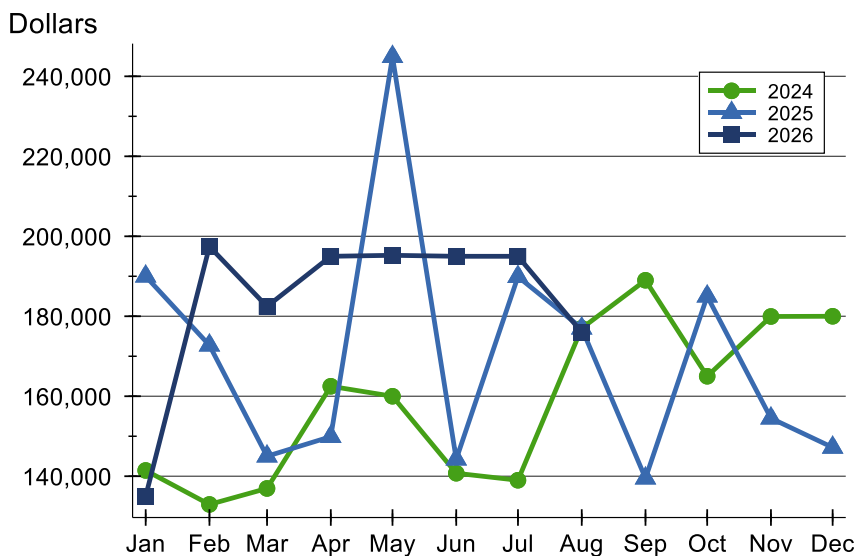
Dickinson County Pending Contracts Analysis

Average Price



Month	2024	2025	2026
January	144,853	194,554	149,745
February	148,137	204,503	236,097
March	167,161	159,704	206,190
April	185,033	194,492	202,480
May	180,705	222,888	201,359
June	154,698	152,658	189,144
July	159,064	222,355	224,186
August	202,043	221,045	205,141
September	212,155	162,777	
October	173,237	214,538	
November	183,580	177,005	
December	199,127	161,184	

Median Price



Month	2024	2025	2026
January	141,450	190,000	135,000
February	132,950	172,750	197,450
March	136,950	145,000	182,450
April	162,500	149,900	195,000
May	160,000	244,900	195,250
June	140,750	144,250	195,000
July	139,000	189,900	195,000
August	177,000	177,000	176,000
September	189,000	139,500	
October	165,000	185,000	
November	179,950	154,500	
December	180,000	147,200	



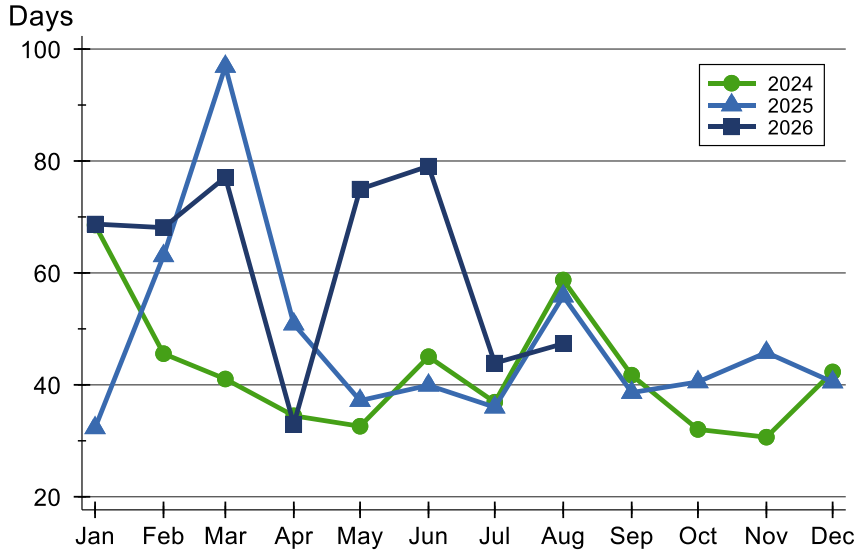
**August
2026**

Flint Hills MLS Statistics



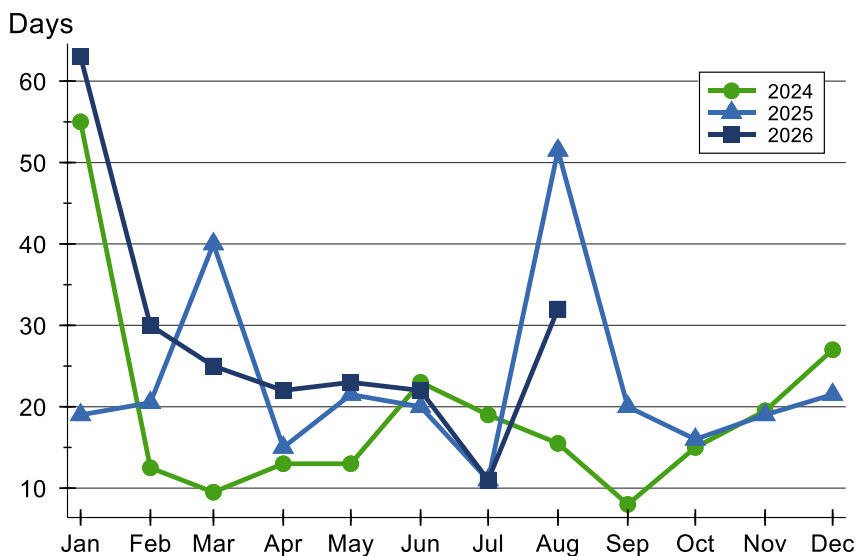
Dickinson County Pending Contracts Analysis

Average DOM



Month	2024	2025	2026
January	69	32	69
February	46	63	68
March	41	97	77
April	34	51	33
May	33	37	75
June	45	40	79
July	37	36	44
August	59	56	47
September	42	39	
October	32	41	
November	31	46	
December	42	41	

Median DOM



Month	2024	2025	2026
January	55	19	63
February	13	21	30
March	10	40	25
April	13	15	22
May	13	22	23
June	23	20	22
July	19	11	11
August	16	52	32
September	8	20	
October	15	16	
November	20	19	
December	27	22	