



**February  
2026**

# Flint Hills MLS Statistics



**FLINT HILLS  
ASSOCIATION  
OF REALTORS®**

## Flint Hills Association Eight-County Jurisdiction Housing Report



### Market Overview

#### FHAR Jurisdiction Home Sales Rose in February

Total home sales in the FHAR eight-county jurisdiction rose by 5.2% last month to 101 units, compared to 96 units in February 2025. Total sales volume was \$25.4 million, up 9.9% from a year earlier.

The median sale price in February was \$216,500, down from \$236,500 a year earlier. Homes that sold in February were typically on the market for 37 days and sold for 99.3% of their list prices.

#### FHAR Jurisdiction Active Listings Up at End of February

The total number of active listings in the FHAR eight-county jurisdiction at the end of February was 318 units, up from 259 at the same point in 2025. This represents a 2.0 months' supply of homes available for sale. The median list price of homes on the market at the end of February was \$269,250.

During February, a total of 165 contracts were written up from 139 in February 2025. At the end of the month, there were 224 contracts still pending.

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# Flint Hills Association Eight-County Jurisdiction Summary Statistics

February MLS Statistics Three-year History		Current Month			Year-to-Date		
		2026	2025	2024	2026	2025	2024
<b>Home Sales</b>		<b>101</b>	<b>96</b>	<b>135</b>	<b>207</b>	<b>211</b>	<b>240</b>
Change from prior year		5.2%	-28.9%	27.4%	-1.9%	-12.1%	22.4%
<b>Active Listings</b>		<b>318</b>	<b>259</b>	<b>255</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		22.8%	1.6%	1.6%			
<b>Months' Supply</b>		<b>2.0</b>	<b>1.6</b>	<b>1.5</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		25.0%	6.7%	15.4%			
<b>New Listings</b>		<b>191</b>	<b>187</b>	<b>191</b>	<b>356</b>	<b>343</b>	<b>342</b>
Change from prior year		2.1%	-2.1%	-9.5%	3.8%	0.3%	-5.8%
<b>Contracts Written</b>		<b>165</b>	<b>139</b>	<b>167</b>	<b>287</b>	<b>258</b>	<b>319</b>
Change from prior year		18.7%	-16.8%	-11.2%	11.2%	-19.1%	-4.8%
<b>Pending Contracts</b>		<b>224</b>	<b>208</b>	<b>271</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		7.7%	-23.2%	-4.2%			
<b>Sales Volume (1,000s)</b>		<b>25,375</b>	<b>23,091</b>	<b>29,176</b>	<b>51,705</b>	<b>53,573</b>	<b>53,879</b>
Change from prior year		9.9%	-20.9%	35.6%	-3.5%	-0.6%	32.8%
<b>Average</b>	<b>Sale Price</b>	<b>251,237</b>	<b>240,527</b>	<b>216,116</b>	<b>249,785</b>	<b>253,899</b>	<b>224,497</b>
	Change from prior year	4.5%	11.3%	6.4%	-1.6%	13.1%	8.4%
	<b>List Price of Actives</b>	<b>309,402</b>	<b>310,001</b>	<b>284,295</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-0.2%	9.0%	1.3%			
	<b>Days on Market</b>	<b>59</b>	<b>50</b>	<b>56</b>	<b>51</b>	<b>46</b>	<b>55</b>
Change from prior year	18.0%	-10.7%	16.7%	10.9%	-16.4%	10.0%	
<b>Percent of List</b>	<b>97.3%</b>	<b>99.4%</b>	<b>96.9%</b>	<b>97.1%</b>	<b>98.6%</b>	<b>96.7%</b>	
Change from prior year	-2.1%	2.6%	-1.5%	-1.5%	2.0%	-0.6%	
<b>Percent of Original</b>	<b>94.9%</b>	<b>97.3%</b>	<b>94.3%</b>	<b>94.6%</b>	<b>96.5%</b>	<b>94.0%</b>	
Change from prior year	-2.5%	3.2%	-1.8%	-2.0%	2.7%	-0.7%	
<b>Median</b>	<b>Sale Price</b>	<b>216,500</b>	<b>236,500</b>	<b>202,291</b>	<b>220,000</b>	<b>227,000</b>	<b>211,000</b>
	Change from prior year	-8.5%	16.9%	7.7%	-3.1%	7.6%	12.4%
	<b>List Price of Actives</b>	<b>269,250</b>	<b>275,000</b>	<b>217,500</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	-2.1%	26.4%	-7.6%			
	<b>Days on Market</b>	<b>37</b>	<b>19</b>	<b>34</b>	<b>35</b>	<b>18</b>	<b>31</b>
Change from prior year	94.7%	-44.1%	13.3%	94.4%	-41.9%	3.3%	
<b>Percent of List</b>	<b>99.3%</b>	<b>100.0%</b>	<b>97.9%</b>	<b>98.8%</b>	<b>100.0%</b>	<b>97.9%</b>	
Change from prior year	-0.7%	2.1%	-0.5%	-1.2%	2.1%	-0.3%	
<b>Percent of Original</b>	<b>97.6%</b>	<b>98.9%</b>	<b>97.1%</b>	<b>97.4%</b>	<b>98.4%</b>	<b>96.9%</b>	
Change from prior year	-1.3%	1.9%	0.0%	-1.0%	1.5%	0.3%	

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



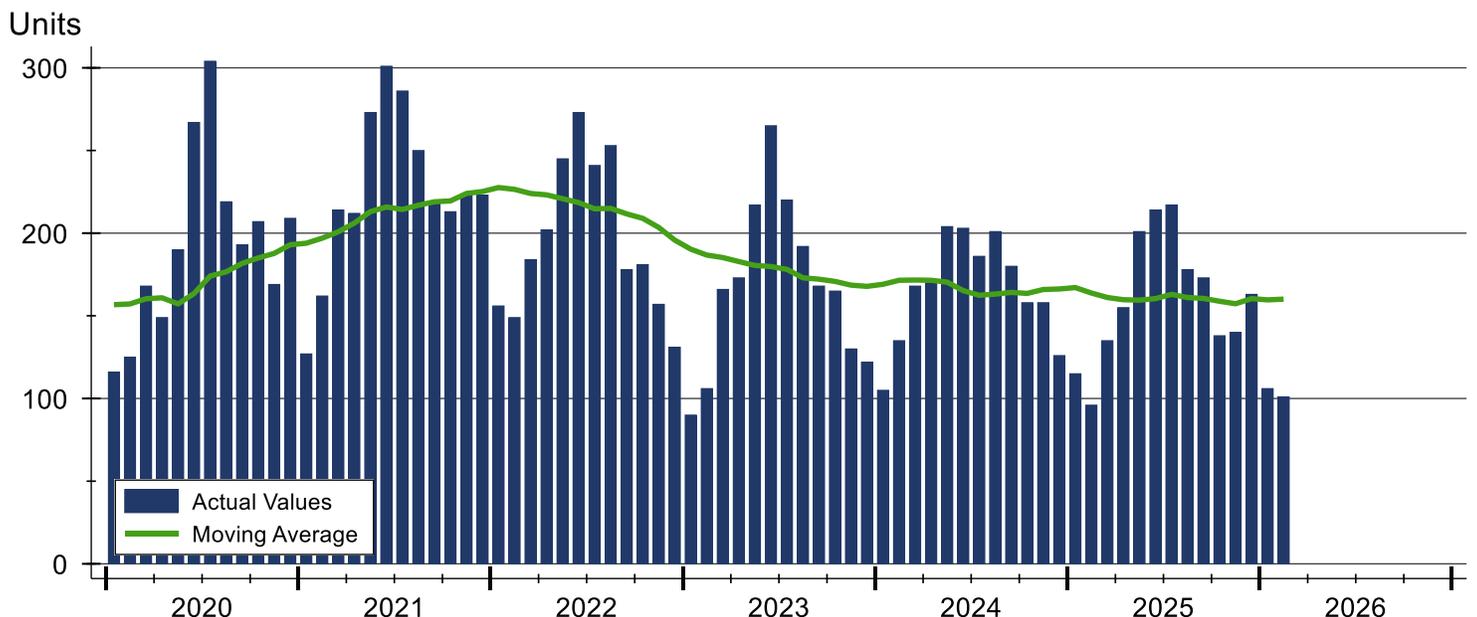
# Flint Hills Association Eight-County Jurisdiction Closed Listings Analysis

Summary Statistics for Closed Listings		2026	February 2025	Change	2026	Year-to-Date 2025	Change
Closed Listings		101	96	5.2%	207	211	-1.9%
Volume (1,000s)		25,375	23,091	9.9%	51,705	53,573	-3.5%
Months' Supply		2.0	1.6	25.0%	N/A	N/A	N/A
Average	Sale Price	251,237	240,527	4.5%	249,785	253,899	-1.6%
	Days on Market	59	50	18.0%	51	46	10.9%
	Percent of List	97.3%	99.4%	-2.1%	97.1%	98.6%	-1.5%
	Percent of Original	94.9%	97.3%	-2.5%	94.6%	96.5%	-2.0%
Median	Sale Price	216,500	236,500	-8.5%	220,000	227,000	-3.1%
	Days on Market	37	19	94.7%	35	18	94.4%
	Percent of List	99.3%	100.0%	-0.7%	98.8%	100.0%	-1.2%
	Percent of Original	97.6%	98.9%	-1.3%	97.4%	98.4%	-1.0%

A total of 101 homes sold in the FHAR eight-county jurisdiction in February, up from 96 units in February 2025. Total sales volume rose to \$25.4 million compared to \$23.1 million in the previous year.

The median sales price in February was \$216,500, down 8.5% compared to the prior year. Median days on market was 37 days, up from 33 days in January, and up from 18 in February 2025.

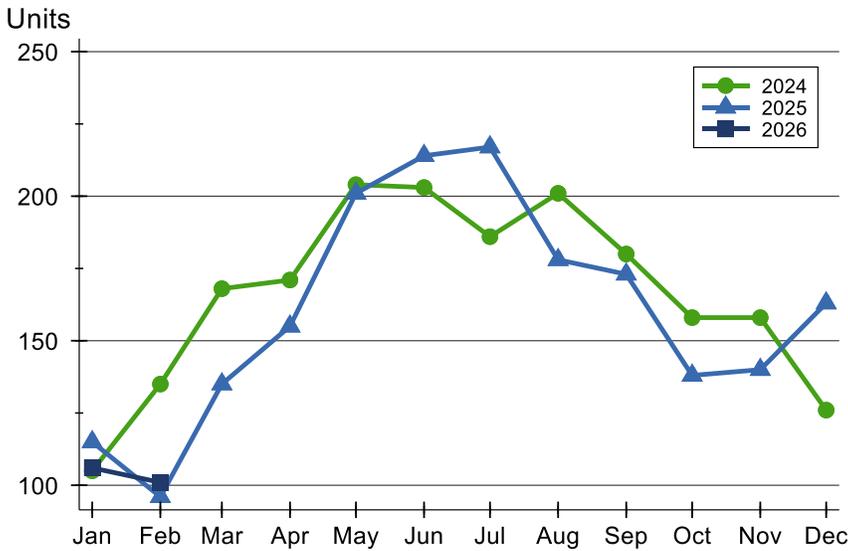
## History of Closed Listings





# Flint Hills Association Eight-County Jurisdiction Closed Listings Analysis

## Closed Listings by Month



Month	2024	2025	2026
<b>January</b>	105	115	<b>106</b>
<b>February</b>	135	96	<b>101</b>
<b>March</b>	168	135	
<b>April</b>	171	155	
<b>May</b>	204	201	
<b>June</b>	203	214	
<b>July</b>	186	217	
<b>August</b>	201	178	
<b>September</b>	180	173	
<b>October</b>	158	138	
<b>November</b>	158	140	
<b>December</b>	126	163	

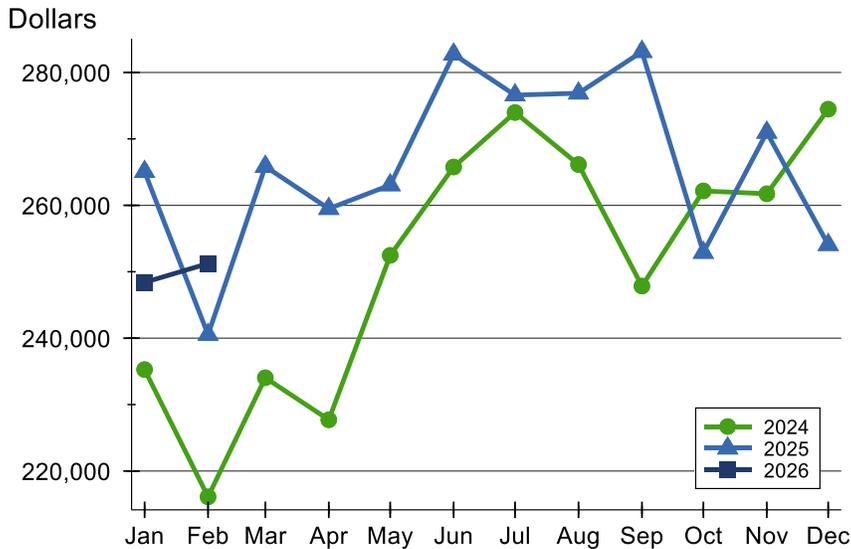
## Closed Listings by Price Range

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	1	1.0%	0.7	22,000	22,000	0	0	88.0%	88.0%	88.0%	88.0%
\$25,000-\$49,999	2	2.0%	4.0	45,600	45,600	158	158	79.6%	79.6%	70.6%	70.6%
\$50,000-\$99,999	7	6.9%	2.6	74,643	75,000	28	25	88.8%	89.2%	82.5%	85.8%
\$100,000-\$124,999	4	4.0%	1.4	113,250	115,250	57	57	97.2%	99.0%	96.3%	99.0%
\$125,000-\$149,999	6	5.9%	1.3	133,667	130,500	81	60	95.6%	96.0%	92.3%	94.6%
\$150,000-\$174,999	7	6.9%	2.5	162,886	165,000	71	46	98.4%	100.0%	96.3%	97.3%
\$175,000-\$199,999	10	9.9%	1.5	181,040	179,000	57	69	98.1%	100.0%	94.5%	98.1%
\$200,000-\$249,999	26	25.7%	1.6	221,527	215,750	38	16	98.4%	100.0%	96.2%	98.4%
\$250,000-\$299,999	14	13.9%	1.6	269,700	267,500	48	10	99.2%	99.5%	97.3%	98.6%
\$300,000-\$399,999	10	9.9%	2.3	341,840	341,750	93	51	99.9%	100.0%	98.9%	99.8%
\$400,000-\$499,999	8	7.9%	2.3	437,907	426,450	80	88	99.1%	98.8%	97.6%	97.0%
\$500,000-\$749,999	4	4.0%	2.7	633,500	644,500	80	74	97.8%	97.1%	97.8%	99.3%
\$750,000-\$999,999	2	2.0%	3.3	771,250	771,250	38	38	99.5%	99.5%	99.5%	99.5%
\$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



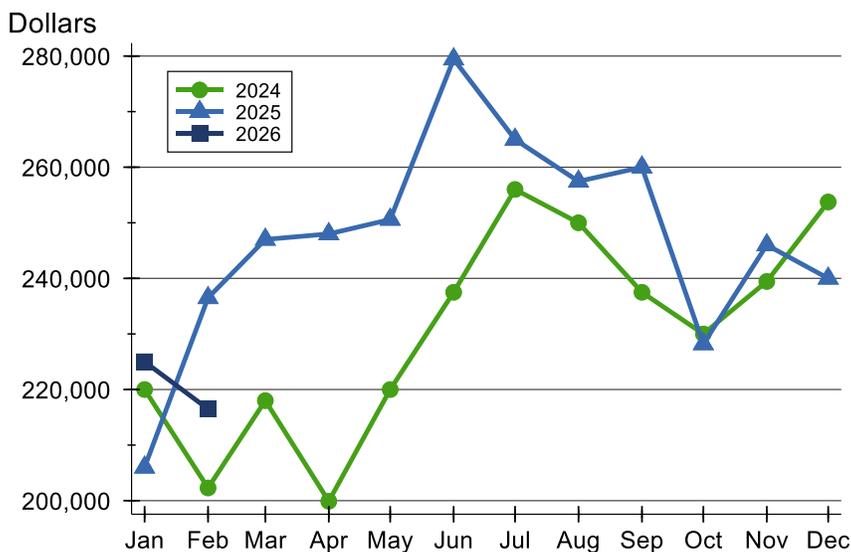
# Flint Hills Association Eight-County Jurisdiction Closed Listings Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	235,273	265,061	<b>248,400</b>
<b>February</b>	216,116	240,527	<b>251,237</b>
<b>March</b>	234,045	265,842	
<b>April</b>	227,713	259,498	
<b>May</b>	252,466	263,061	
<b>June</b>	265,770	282,732	
<b>July</b>	273,982	276,592	
<b>August</b>	266,145	276,875	
<b>September</b>	247,840	283,133	
<b>October</b>	262,171	252,889	
<b>November</b>	261,740	270,975	
<b>December</b>	274,473	254,066	

## Median Price

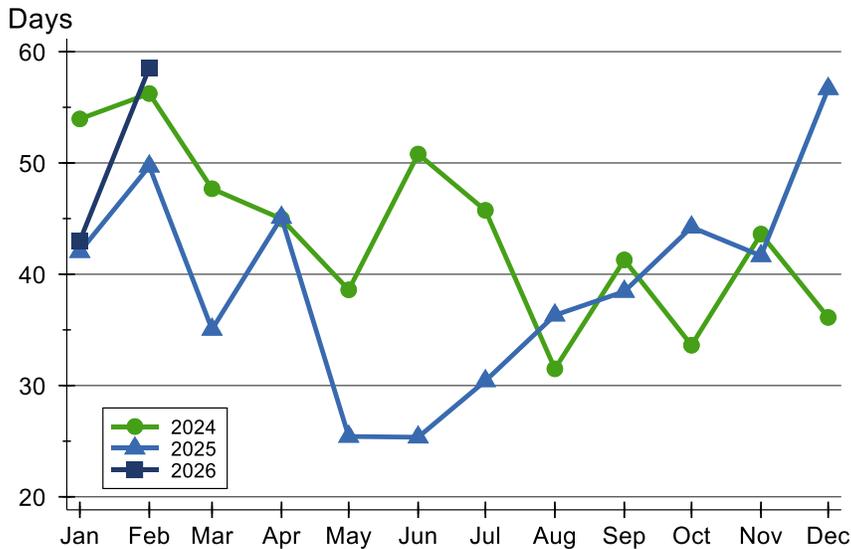


Month	2024	2025	2026
<b>January</b>	220,000	206,000	<b>225,000</b>
<b>February</b>	202,291	236,500	<b>216,500</b>
<b>March</b>	218,000	247,000	
<b>April</b>	199,900	248,000	
<b>May</b>	220,000	250,600	
<b>June</b>	237,500	279,450	
<b>July</b>	256,000	265,000	
<b>August</b>	250,000	257,450	
<b>September</b>	237,500	260,000	
<b>October</b>	230,000	228,200	
<b>November</b>	239,450	246,000	
<b>December</b>	253,750	240,000	



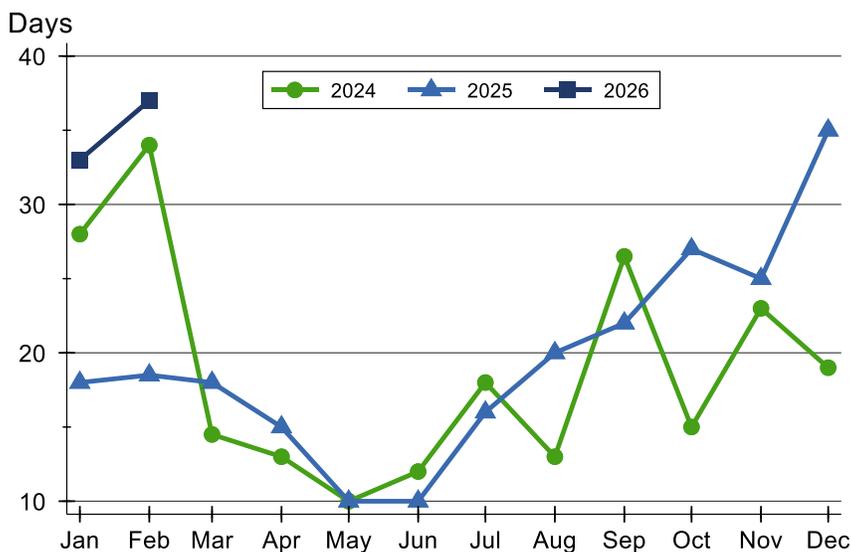
# Flint Hills Association Eight-County Jurisdiction Closed Listings Analysis

## Average DOM



Month	2024	2025	2026
January	54	42	<b>43</b>
February	56	50	<b>59</b>
March	48	35	
April	45	45	
May	39	25	
June	51	25	
July	46	30	
August	32	36	
September	41	38	
October	34	44	
November	44	42	
December	36	57	

## Median DOM



Month	2024	2025	2026
January	28	18	<b>33</b>
February	34	19	<b>37</b>
March	15	18	
April	13	15	
May	10	10	
June	12	10	
July	18	16	
August	13	20	
September	27	22	
October	15	27	
November	23	25	
December	19	35	



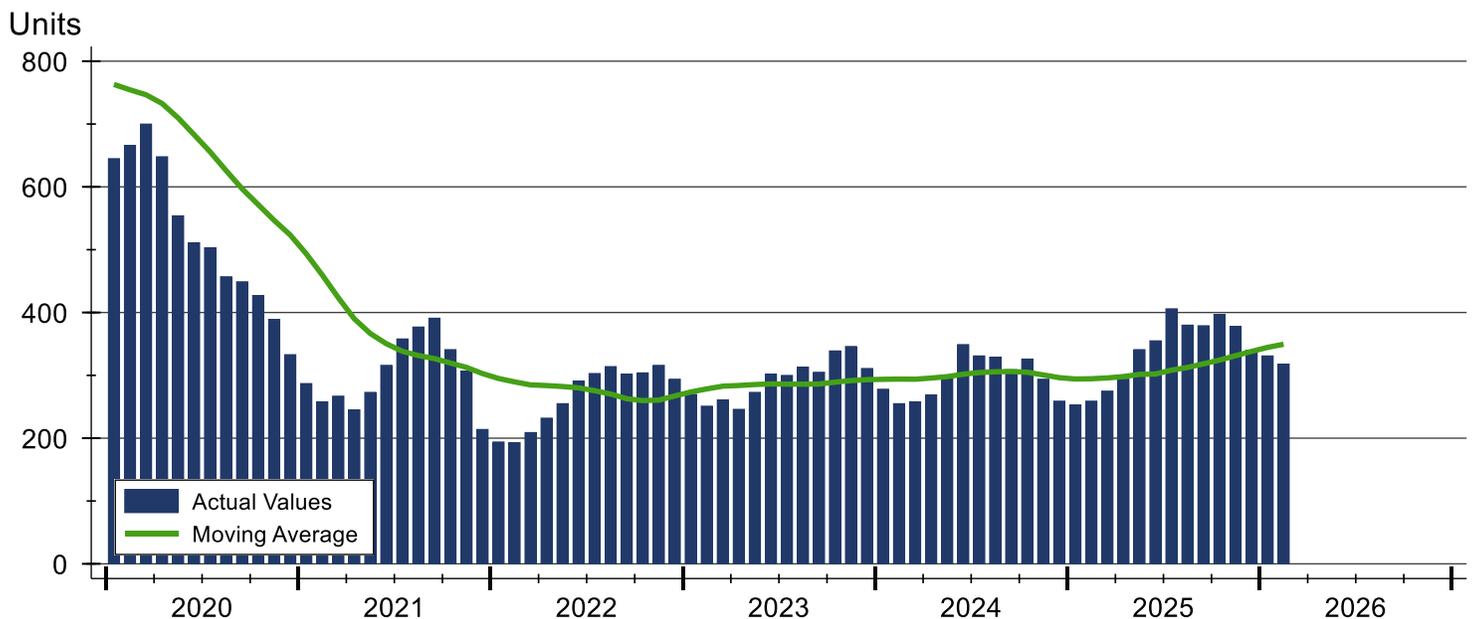
# Flint Hills Association Eight-County Jurisdiction Active Listings Analysis

Summary Statistics for Active Listings		2026	End of February 2025	Change
Active Listings		318	259	22.8%
Volume (1,000s)		98,390	80,290	22.5%
Months' Supply		2.0	1.6	25.0%
Average	List Price	309,402	310,001	-0.2%
	Days on Market	61	79	-22.8%
	Percent of Original	97.7%	98.4%	-0.7%
Median	List Price	269,250	275,000	-2.1%
	Days on Market	18	43	-58.1%
	Percent of Original	100.0%	100.0%	0.0%

A total of 318 homes were available for sale in the FHAR eight-county jurisdiction at the end of February. This represents a 2.0 months' supply of active listings.

The median list price of homes on the market at the end of February was \$269,250, down 2.1% from 2025. The typical time on market for active listings was 18 days, down from 43 days a year earlier.

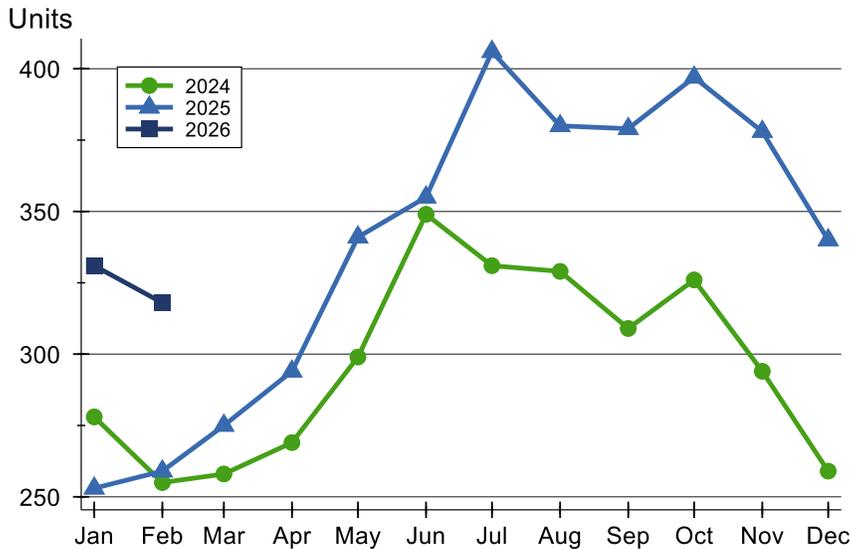
## History of Active Listings





# Flint Hills Association Eight-County Jurisdiction Active Listings Analysis

## Active Listings by Month



Month	2024	2025	2026
<b>January</b>	278	253	<b>331</b>
<b>February</b>	255	259	<b>318</b>
<b>March</b>	258	275	
<b>April</b>	269	294	
<b>May</b>	299	341	
<b>June</b>	349	355	
<b>July</b>	331	406	
<b>August</b>	329	380	
<b>September</b>	309	379	
<b>October</b>	326	397	
<b>November</b>	294	378	
<b>December</b>	259	340	

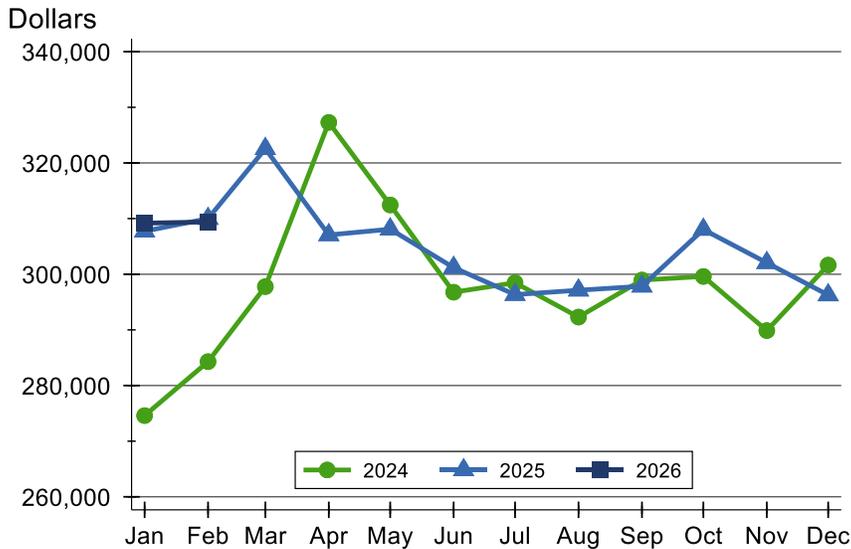
## Active Listings by Price Range

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	1	0.3%	0.7	23,000	23,000	5	5	100.0%	100.0%
\$25,000-\$49,999	9	2.8%	4.0	42,122	39,900	92	98	90.9%	100.0%
\$50,000-\$99,999	20	6.3%	2.6	78,200	82,500	73	12	93.3%	100.0%
\$100,000-\$124,999	9	2.8%	1.4	111,100	110,000	84	41	96.1%	100.0%
\$125,000-\$149,999	14	4.4%	1.3	135,271	133,950	72	31	95.3%	100.0%
\$150,000-\$174,999	25	7.9%	2.5	160,582	159,950	78	42	98.1%	100.0%
\$175,000-\$199,999	19	6.0%	1.5	188,247	189,900	38	7	98.7%	100.0%
\$200,000-\$249,999	46	14.5%	1.6	231,370	235,000	90	52	97.5%	100.0%
\$250,000-\$299,999	44	13.8%	1.6	277,472	279,000	34	13	99.2%	100.0%
\$300,000-\$399,999	71	22.3%	2.3	343,241	342,500	45	16	98.8%	100.0%
\$400,000-\$499,999	29	9.1%	2.3	436,017	429,000	73	8	99.3%	100.0%
\$500,000-\$749,999	19	6.0%	2.7	597,158	585,000	45	6	97.8%	100.0%
\$750,000-\$999,999	5	1.6%	3.3	801,980	785,000	27	9	100.0%	100.0%
\$1,000,000 and up	7	2.2%	N/A	1,530,929	1,340,000	89	54	95.1%	100.0%



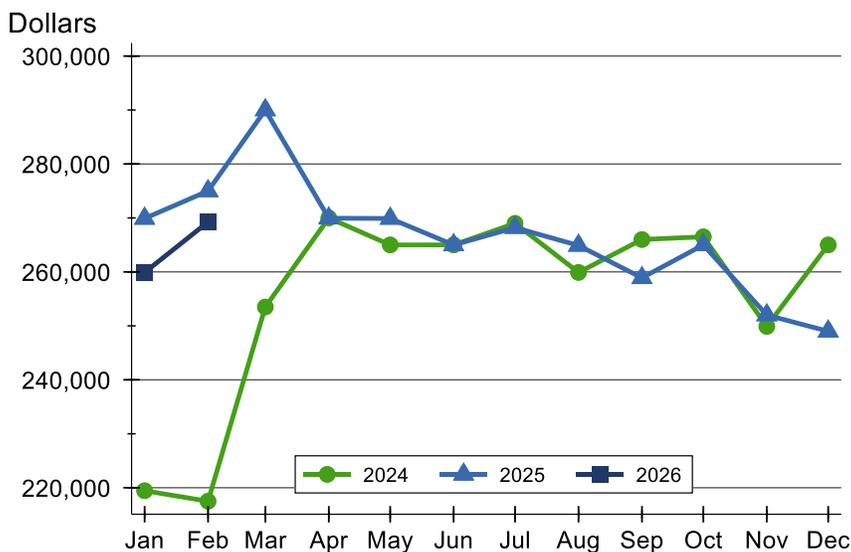
# Flint Hills Association Eight-County Jurisdiction Active Listings Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	274,597	307,731	<b>309,181</b>
<b>February</b>	284,295	310,001	<b>309,402</b>
<b>March</b>	297,773	322,564	
<b>April</b>	327,282	307,066	
<b>May</b>	312,450	308,103	
<b>June</b>	296,772	301,196	
<b>July</b>	298,472	296,340	
<b>August</b>	292,303	297,128	
<b>September</b>	298,961	297,841	
<b>October</b>	299,603	308,040	
<b>November</b>	289,877	302,062	
<b>December</b>	301,650	296,266	

## Median Price

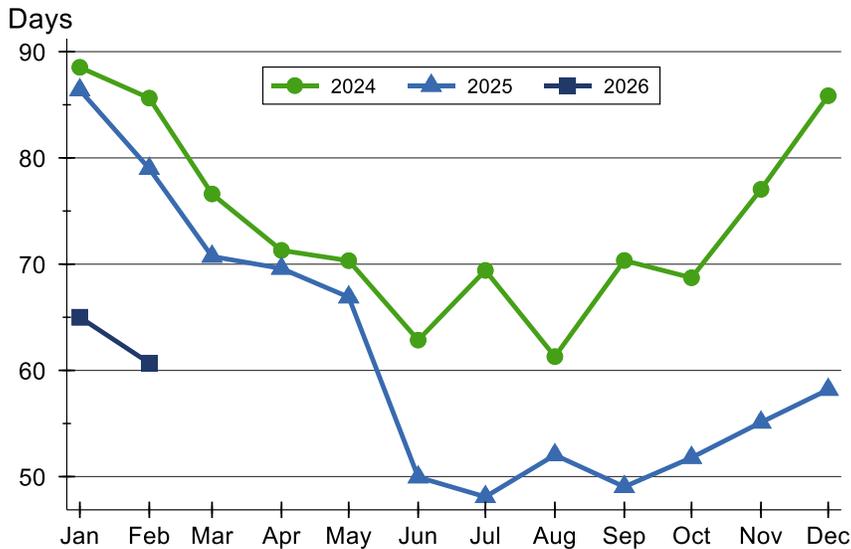


Month	2024	2025	2026
<b>January</b>	219,450	269,900	<b>259,900</b>
<b>February</b>	217,500	275,000	<b>269,250</b>
<b>March</b>	253,500	290,000	
<b>April</b>	270,000	269,950	
<b>May</b>	265,000	269,900	
<b>June</b>	265,000	265,000	
<b>July</b>	269,000	268,200	
<b>August</b>	259,900	264,900	
<b>September</b>	266,000	258,900	
<b>October</b>	266,500	265,000	
<b>November</b>	249,900	252,000	
<b>December</b>	265,000	249,000	



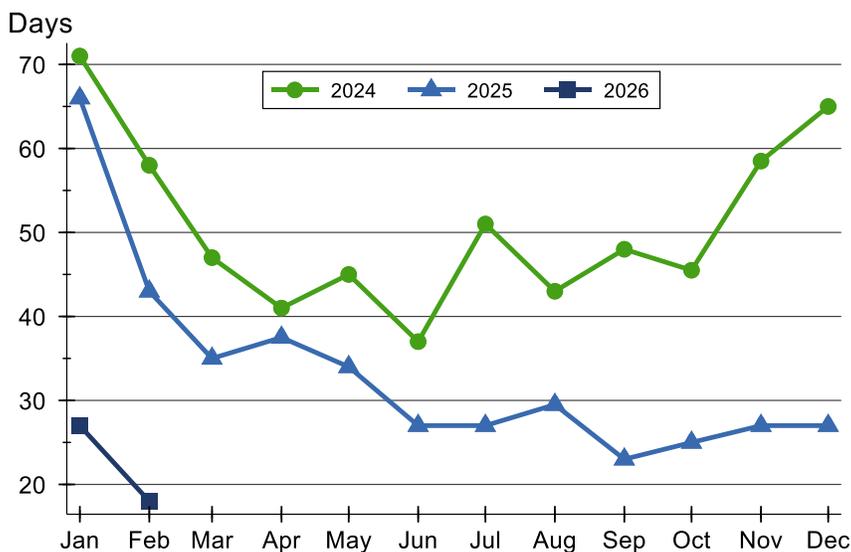
# Flint Hills Association Eight-County Jurisdiction Active Listings Analysis

## Average DOM



Month	2024	2025	2026
January	89	86	<b>65</b>
February	86	79	<b>61</b>
March	77	71	
April	71	70	
May	70	67	
June	63	50	
July	69	48	
August	61	52	
September	70	49	
October	69	52	
November	77	55	
December	86	58	

## Median DOM

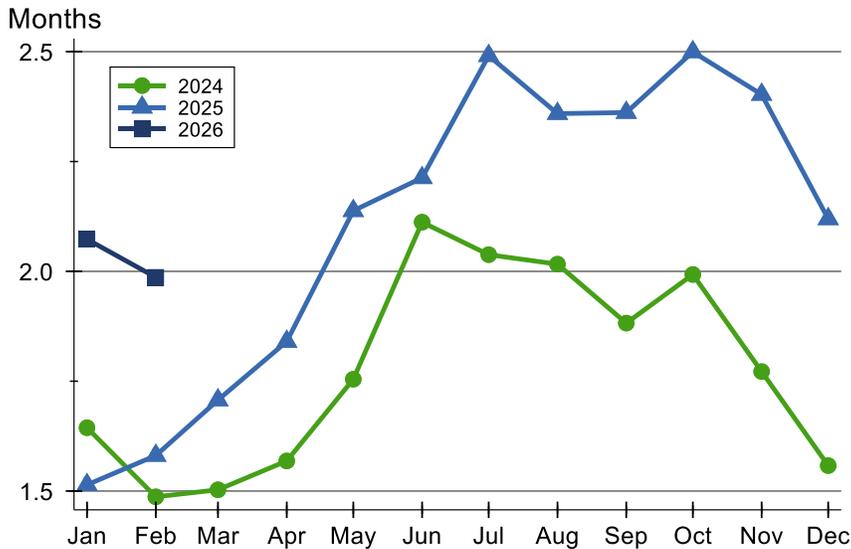


Month	2024	2025	2026
January	71	66	<b>27</b>
February	58	43	<b>18</b>
March	47	35	
April	41	38	
May	45	34	
June	37	27	
July	51	27	
August	43	30	
September	48	23	
October	46	25	
November	59	27	
December	65	27	



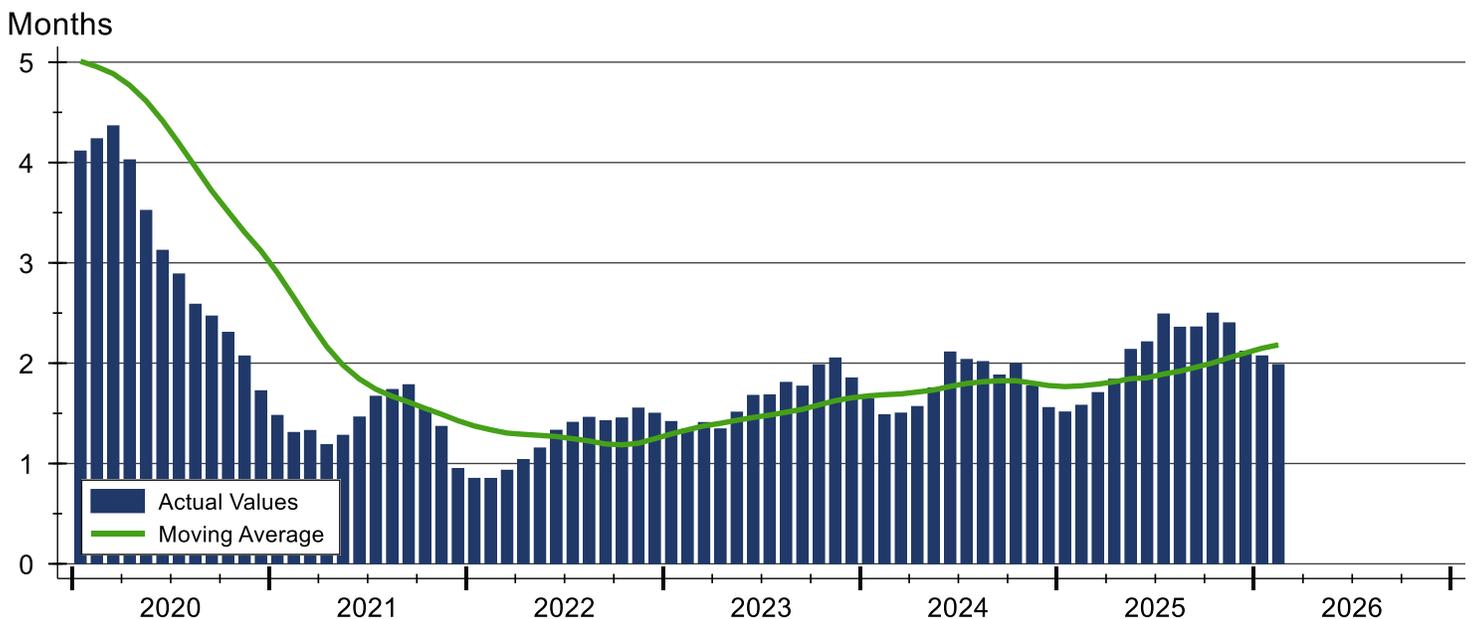
# Flint Hills Association Eight-County Jurisdiction Months' Supply Analysis

## Months' Supply by Month



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

## History of Month's Supply





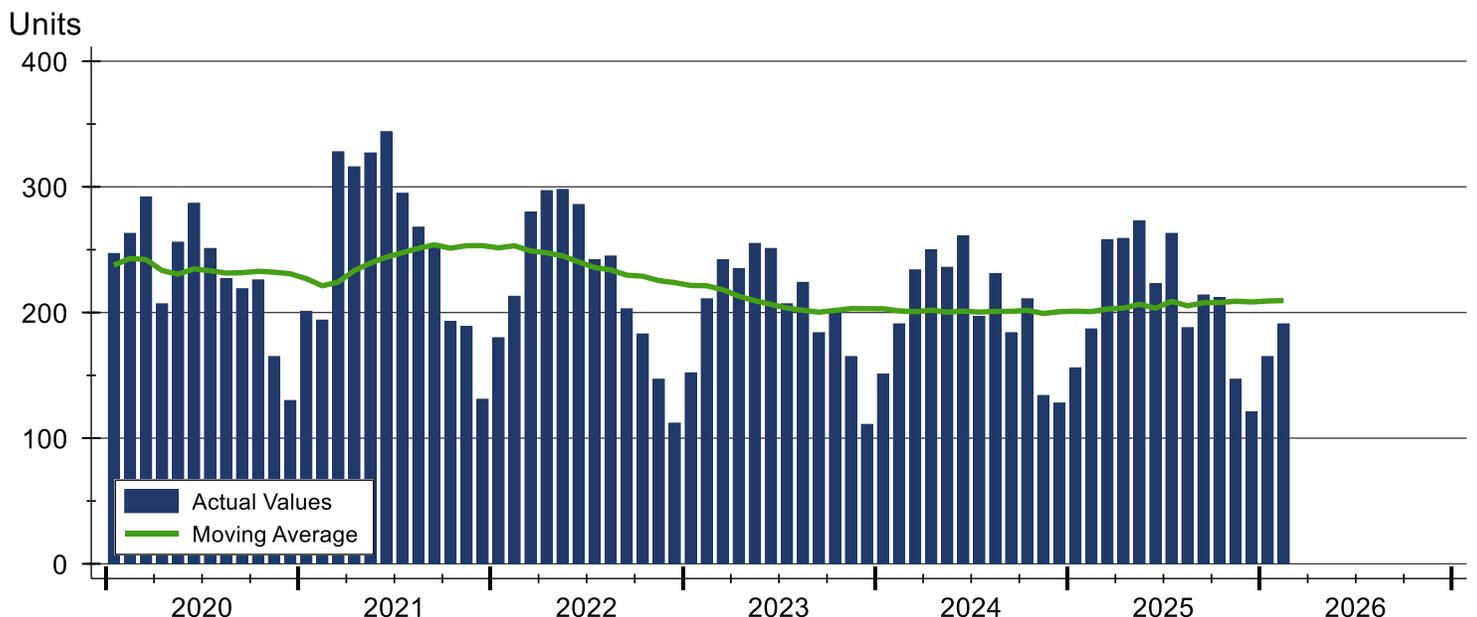
# Flint Hills Association Eight-County Jurisdiction New Listings Analysis

Summary Statistics for New Listings		2026	February 2025	Change
Current Month	New Listings	<b>191</b>	187	2.1%
	Volume (1,000s)	<b>55,981</b>	51,968	7.7%
	Average List Price	<b>293,095</b>	277,904	5.5%
	Median List Price	<b>274,900</b>	250,000	10.0%
Year-to-Date	New Listings	<b>356</b>	343	3.8%
	Volume (1,000s)	<b>102,675</b>	94,490	8.7%
	Average List Price	<b>288,413</b>	275,480	4.7%
	Median List Price	<b>263,750</b>	255,000	3.4%

A total of 191 new listings were added in the FHAR eight-county jurisdiction during February, up 2.1% from the same month in 2025. Year-to-date the FHAR eight-county jurisdiction has seen 356 new listings.

The median list price of these homes was \$274,900 up from \$250,000 in 2025.

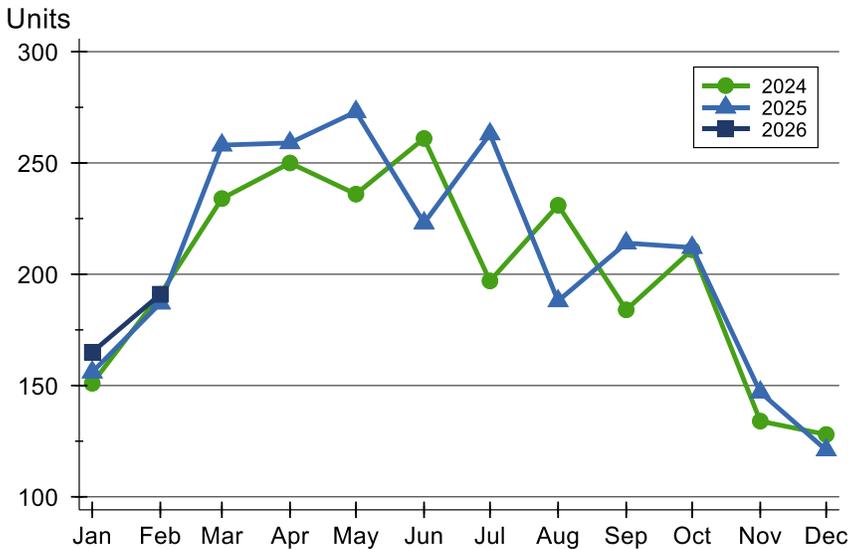
## History of New Listings





# Flint Hills Association Eight-County Jurisdiction New Listings Analysis

## New Listings by Month



Month	2024	2025	2026
<b>January</b>	151	156	<b>165</b>
<b>February</b>	191	187	<b>191</b>
<b>March</b>	234	258	
<b>April</b>	250	259	
<b>May</b>	236	273	
<b>June</b>	261	223	
<b>July</b>	197	263	
<b>August</b>	231	188	
<b>September</b>	184	214	
<b>October</b>	211	212	
<b>November</b>	134	147	
<b>December</b>	128	121	

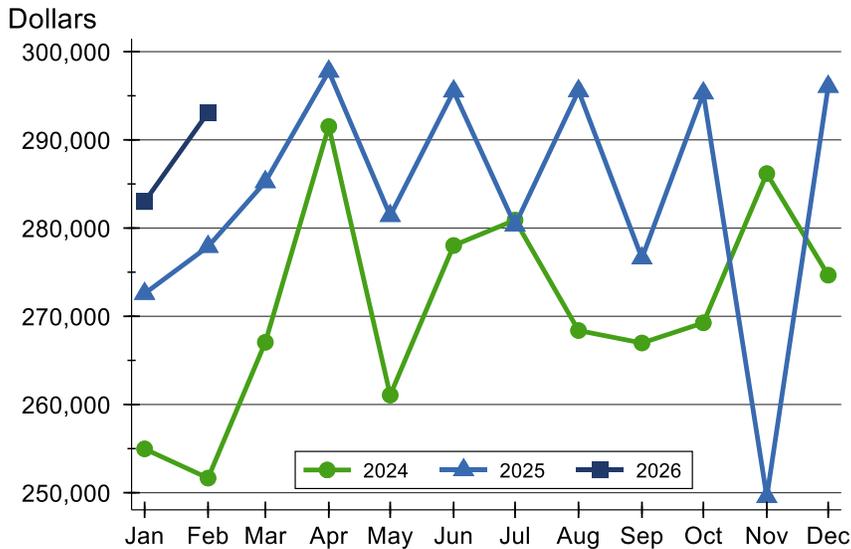
## New Listings by Price Range

Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.5%	23,000	23,000	5	5	100.0%	100.0%
\$25,000-\$49,999	3	1.6%	38,000	39,500	9	13	96.0%	100.0%
\$50,000-\$99,999	9	4.7%	76,239	79,750	13	12	96.8%	100.0%
\$100,000-\$124,999	3	1.6%	108,300	105,000	16	10	100.3%	100.0%
\$125,000-\$149,999	11	5.8%	136,754	139,999	10	9	99.4%	100.0%
\$150,000-\$174,999	7	3.7%	161,714	162,000	6	5	100.0%	100.0%
\$175,000-\$199,999	15	7.9%	185,913	185,000	6	5	99.7%	100.0%
\$200,000-\$249,999	29	15.2%	229,786	230,000	15	9	99.5%	100.0%
\$250,000-\$299,999	39	20.4%	275,638	278,999	9	5	99.8%	100.0%
\$300,000-\$399,999	36	18.8%	344,956	349,950	9	6	99.3%	100.0%
\$400,000-\$499,999	21	11.0%	438,814	430,000	11	8	99.8%	100.0%
\$500,000-\$749,999	14	7.3%	577,929	567,450	5	5	100.0%	100.0%
\$750,000-\$999,999	3	1.6%	756,633	750,000	11	5	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



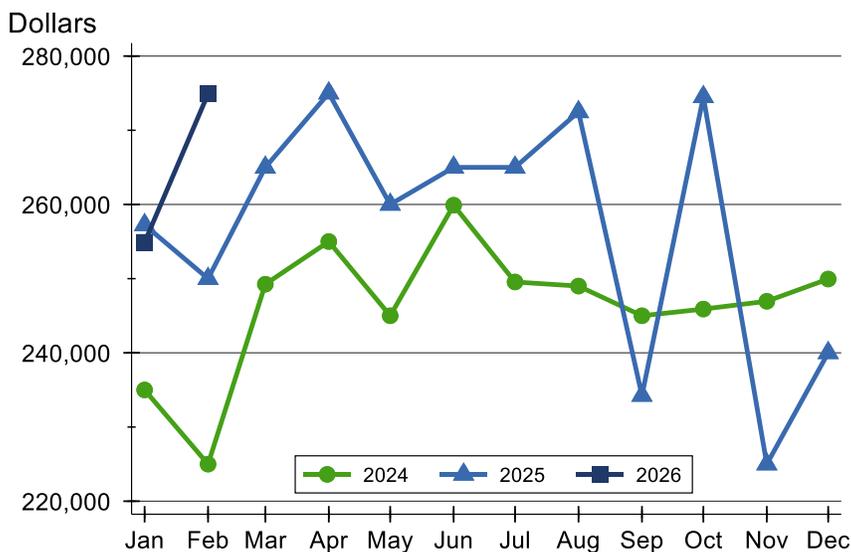
# Flint Hills Association Eight-County Jurisdiction New Listings Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	254,968	272,574	<b>282,993</b>
<b>February</b>	251,656	277,904	<b>293,095</b>
<b>March</b>	267,051	285,235	
<b>April</b>	291,518	297,764	
<b>May</b>	261,064	281,403	
<b>June</b>	278,027	295,518	
<b>July</b>	280,908	280,332	
<b>August</b>	268,386	295,558	
<b>September</b>	266,975	276,587	
<b>October</b>	269,256	295,296	
<b>November</b>	286,179	249,534	
<b>December</b>	274,659	296,043	

## Median Price



Month	2024	2025	2026
<b>January</b>	235,000	257,250	<b>254,900</b>
<b>February</b>	225,000	250,000	<b>274,900</b>
<b>March</b>	249,250	265,000	
<b>April</b>	255,000	275,000	
<b>May</b>	245,000	260,000	
<b>June</b>	259,900	265,000	
<b>July</b>	249,550	265,000	
<b>August</b>	249,000	272,475	
<b>September</b>	245,000	234,250	
<b>October</b>	245,900	274,500	
<b>November</b>	246,950	225,000	
<b>December</b>	249,950	240,000	



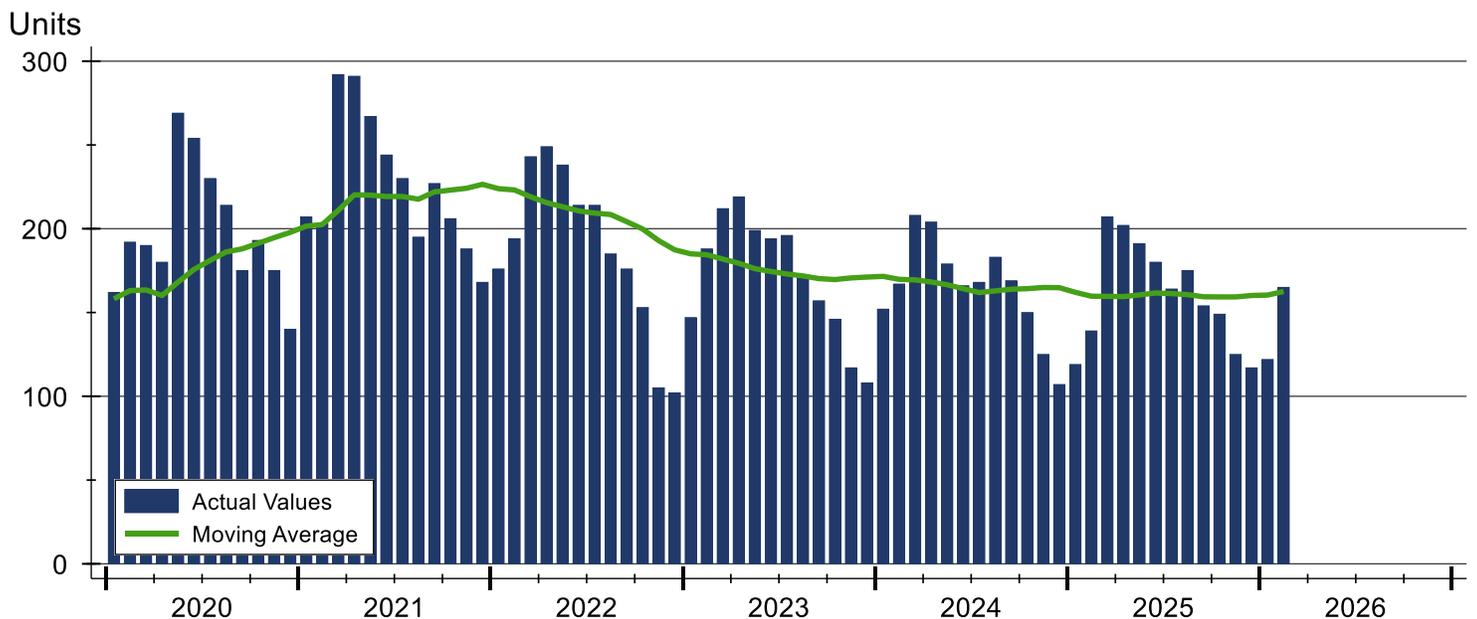
# Flint Hills Association Eight-County Jurisdiction Contracts Written Analysis

Summary Statistics for Contracts Written		2026	February 2025	Change	2026	Year-to-Date 2025	Change
Contracts Written		<b>165</b>	139	18.7%	<b>287</b>	258	11.2%
Volume (1,000s)		<b>47,927</b>	36,442	31.5%	<b>79,634</b>	68,498	16.3%
Average	Sale Price	<b>290,465</b>	262,176	10.8%	<b>277,470</b>	265,495	4.5%
	Days on Market	<b>55</b>	41	34.1%	<b>53</b>	41	29.3%
	Percent of Original	<b>98.4%</b>	97.3%	1.1%	<b>97.2%</b>	97.3%	-0.1%
Median	Sale Price	<b>255,000</b>	240,000	6.3%	<b>249,900</b>	249,000	0.4%
	Days on Market	<b>20</b>	13	53.8%	<b>25</b>	18	38.9%
	Percent of Original	<b>100.0%</b>	98.6%	1.4%	<b>100.0%</b>	98.8%	1.2%

A total of 165 contracts for sale were written in the FHAR eight-county jurisdiction during the month of February, up from 139 in 2025. The median list price of these homes was \$255,000, up from \$240,000 the prior year.

Half of the homes that went under contract in February were on the market less than 20 days, compared to 13 days in February 2025.

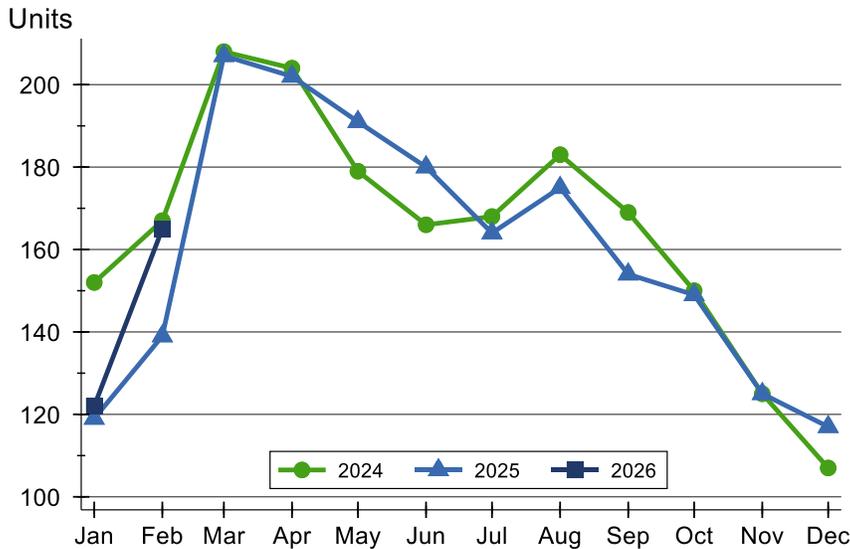
## History of Contracts Written





# Flint Hills Association Eight-County Jurisdiction Contracts Written Analysis

## Contracts Written by Month



Month	2024	2025	2026
<b>January</b>	152	119	<b>122</b>
<b>February</b>	167	139	<b>165</b>
<b>March</b>	208	207	
<b>April</b>	204	202	
<b>May</b>	179	191	
<b>June</b>	166	180	
<b>July</b>	168	164	
<b>August</b>	183	175	
<b>September</b>	169	154	
<b>October</b>	150	149	
<b>November</b>	125	125	
<b>December</b>	107	117	

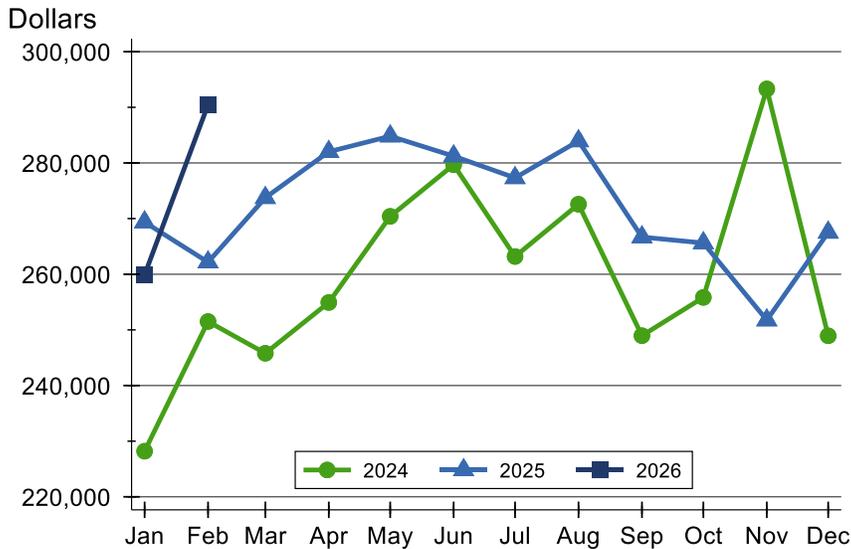
## Contracts Written by Price Range

Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	1	0.6%	25,000	25,000	0	0	88.0%	88.0%
\$50,000-\$99,999	4	2.4%	67,388	69,825	119	123	82.5%	82.8%
\$100,000-\$124,999	5	3.0%	115,530	115,000	117	38	89.9%	96.5%
\$125,000-\$149,999	11	6.7%	139,618	140,000	22	13	97.2%	100.0%
\$150,000-\$174,999	8	4.8%	159,113	160,700	37	12	99.3%	100.0%
\$175,000-\$199,999	21	12.7%	187,681	189,900	53	28	98.1%	100.0%
\$200,000-\$249,999	24	14.5%	229,075	232,450	72	35	97.7%	100.0%
\$250,000-\$299,999	37	22.4%	273,574	269,000	45	10	99.5%	100.0%
\$300,000-\$399,999	24	14.5%	343,921	344,900	69	20	102.9%	100.0%
\$400,000-\$499,999	17	10.3%	437,200	430,000	48	34	98.2%	99.7%
\$500,000-\$749,999	11	6.7%	591,723	569,900	42	14	98.9%	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	2	1.2%	1,244,500	1,244,500	46	46	96.6%	96.6%



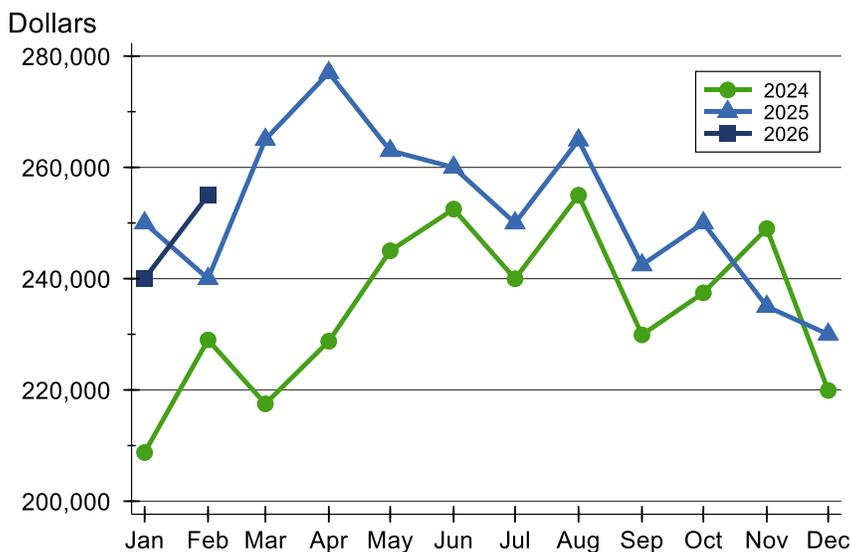
# Flint Hills Association Eight-County Jurisdiction Contracts Written Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	228,199	269,372	<b>259,895</b>
<b>February</b>	251,506	262,176	<b>290,465</b>
<b>March</b>	245,791	273,753	
<b>April</b>	254,926	282,012	
<b>May</b>	270,405	284,813	
<b>June</b>	279,673	281,229	
<b>July</b>	263,186	277,328	
<b>August</b>	272,584	283,946	
<b>September</b>	248,959	266,680	
<b>October</b>	255,836	265,618	
<b>November</b>	293,303	251,756	
<b>December</b>	248,939	267,514	

## Median Price

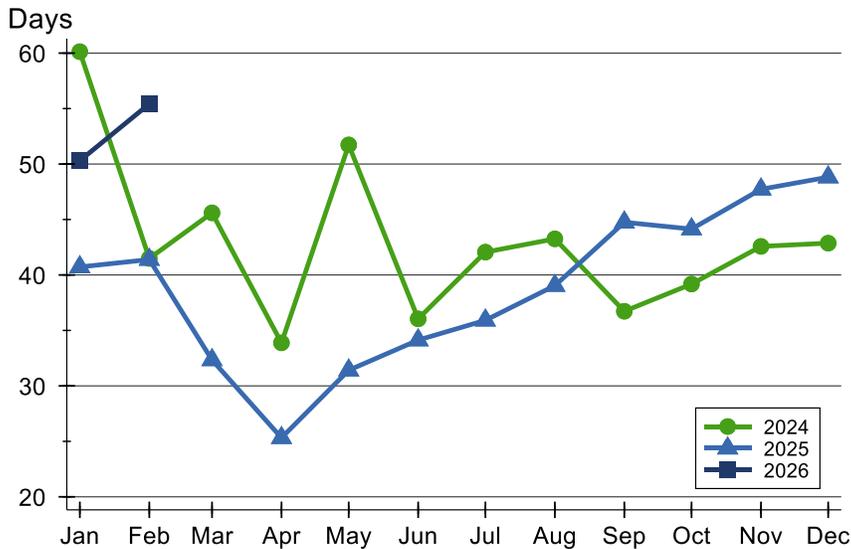


Month	2024	2025	2026
<b>January</b>	208,750	250,000	<b>240,000</b>
<b>February</b>	229,000	240,000	<b>255,000</b>
<b>March</b>	217,500	265,000	
<b>April</b>	228,750	277,000	
<b>May</b>	245,000	263,000	
<b>June</b>	252,500	260,000	
<b>July</b>	239,975	250,000	
<b>August</b>	255,000	264,900	
<b>September</b>	229,900	242,450	
<b>October</b>	237,450	250,000	
<b>November</b>	249,000	235,000	
<b>December</b>	219,900	230,000	



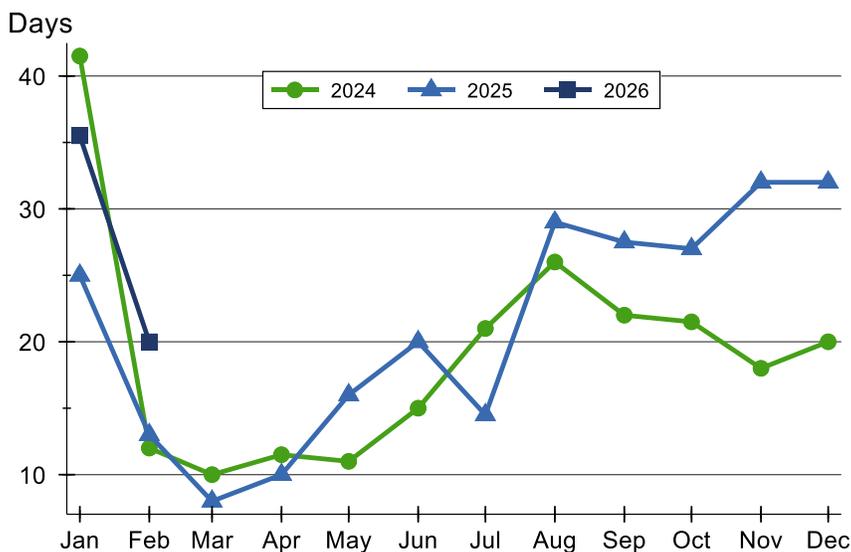
# Flint Hills Association Eight-County Jurisdiction Contracts Written Analysis

## Average DOM



Month	2024	2025	2026
January	60	41	<b>50</b>
February	41	41	<b>55</b>
March	46	32	
April	34	25	
May	52	31	
June	36	34	
July	42	36	
August	43	39	
September	37	45	
October	39	44	
November	43	48	
December	43	49	

## Median DOM



Month	2024	2025	2026
January	42	25	<b>36</b>
February	12	13	<b>20</b>
March	10	8	
April	12	10	
May	11	16	
June	15	20	
July	21	15	
August	26	29	
September	22	28	
October	22	27	
November	18	32	
December	20	32	



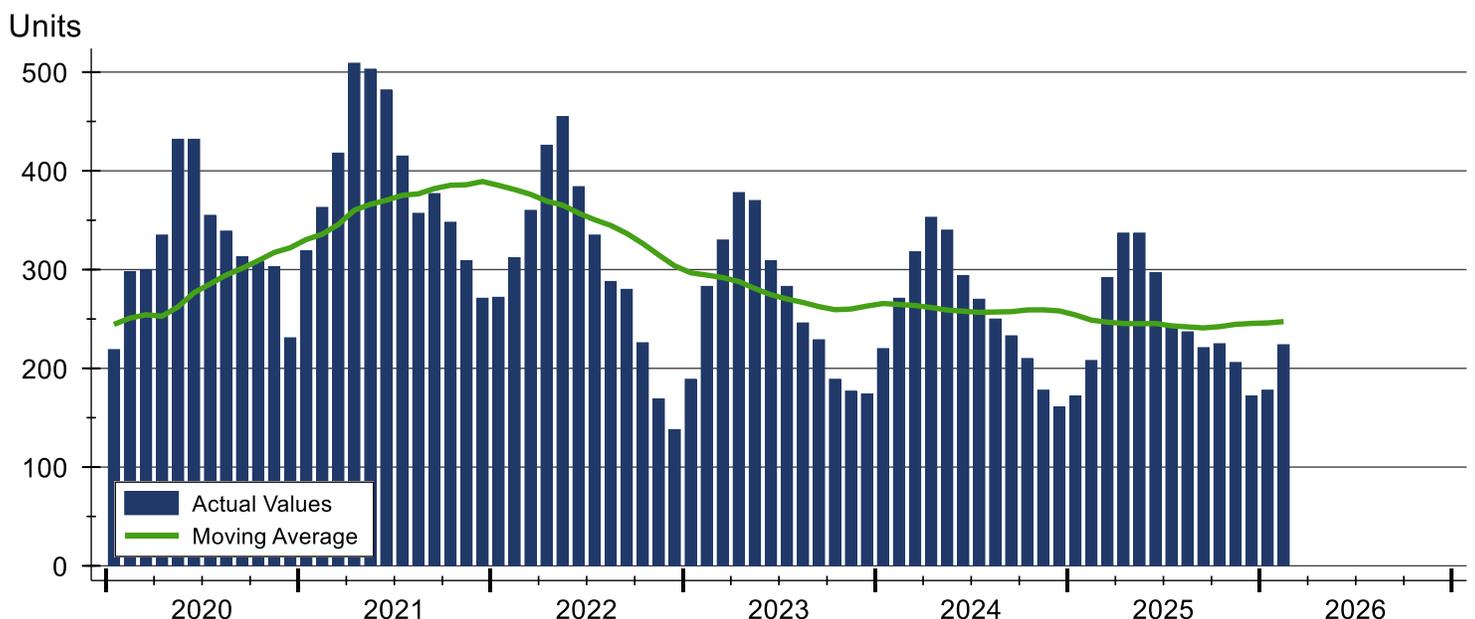
# Flint Hills Association Eight-County Jurisdiction Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of February		
		2026	2025	Change
Pending Contracts		<b>224</b>	208	7.7%
Volume (1,000s)		<b>64,022</b>	55,192	16.0%
Average	List Price	<b>285,811</b>	265,345	7.7%
	Days on Market	<b>53</b>	41	29.3%
	Percent of Original	<b>98.5%</b>	99.1%	-0.6%
Median	List Price	<b>255,000</b>	248,450	2.6%
	Days on Market	<b>20</b>	20	0.0%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 224 listings in the FHAR eight-county jurisdiction had contracts pending at the end of February, up from 208 contracts pending at the end of February 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.

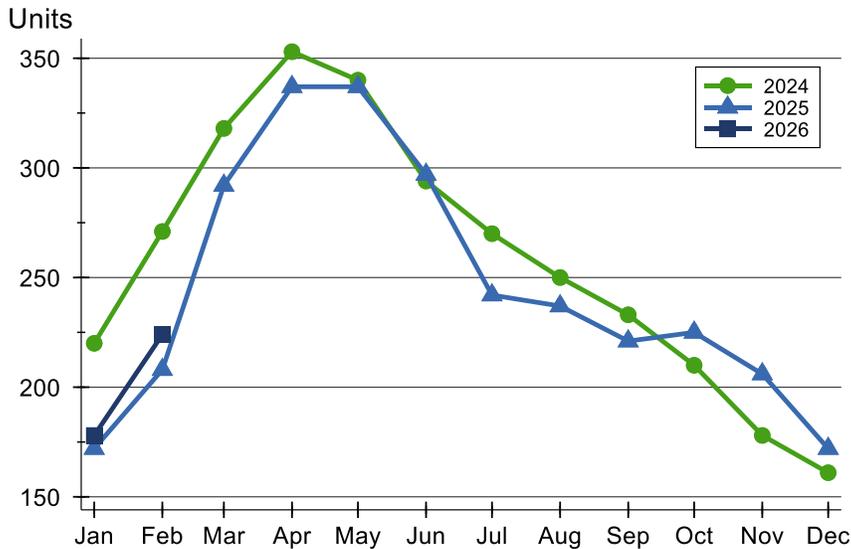
## History of Pending Contracts





# Flint Hills Association Eight-County Jurisdiction Pending Contracts Analysis

## Pending Contracts by Month



Month	2024	2025	2026
January	220	172	<b>178</b>
February	271	208	<b>224</b>
March	318	292	
April	353	337	
May	340	337	
June	294	297	
July	270	242	
August	250	237	
September	233	221	
October	210	225	
November	178	206	
December	161	172	

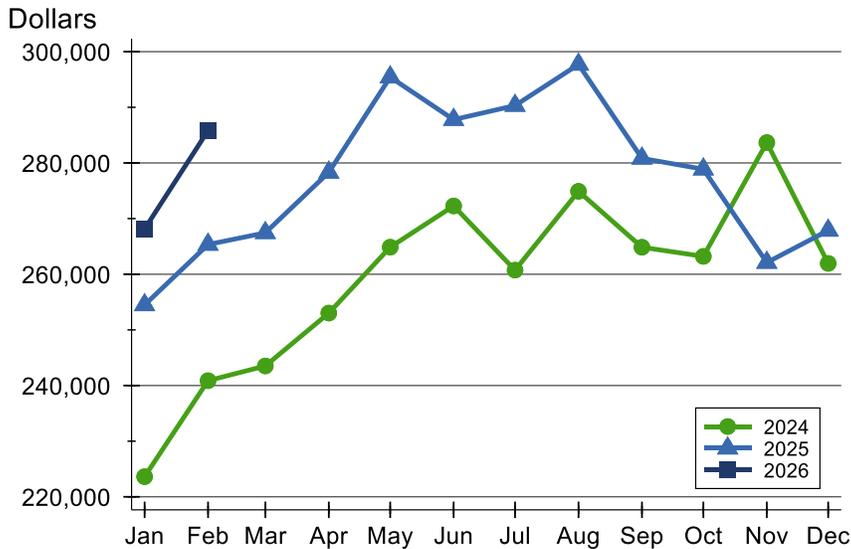
## Pending Contracts by Price Range

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	6	2.7%	74,075	77,375	68	32	89.4%	97.1%
\$100,000-\$124,999	8	3.6%	112,194	108,900	103	50	93.2%	98.2%
\$125,000-\$149,999	15	6.7%	137,013	135,000	33	17	99.1%	100.0%
\$150,000-\$174,999	10	4.5%	161,230	161,750	38	11	99.4%	100.0%
\$175,000-\$199,999	26	11.6%	185,531	185,000	58	29	97.5%	98.7%
\$200,000-\$249,999	36	16.1%	226,560	225,000	51	20	97.5%	100.0%
\$250,000-\$299,999	46	20.5%	273,601	270,000	45	12	99.3%	100.0%
\$300,000-\$399,999	36	16.1%	348,122	349,950	68	28	101.3%	100.0%
\$400,000-\$499,999	25	11.2%	442,895	449,500	50	9	98.6%	100.0%
\$500,000-\$749,999	14	6.3%	590,496	574,250	41	15	98.7%	100.0%
\$750,000-\$999,999	2	0.9%	787,450	787,450	5	5	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



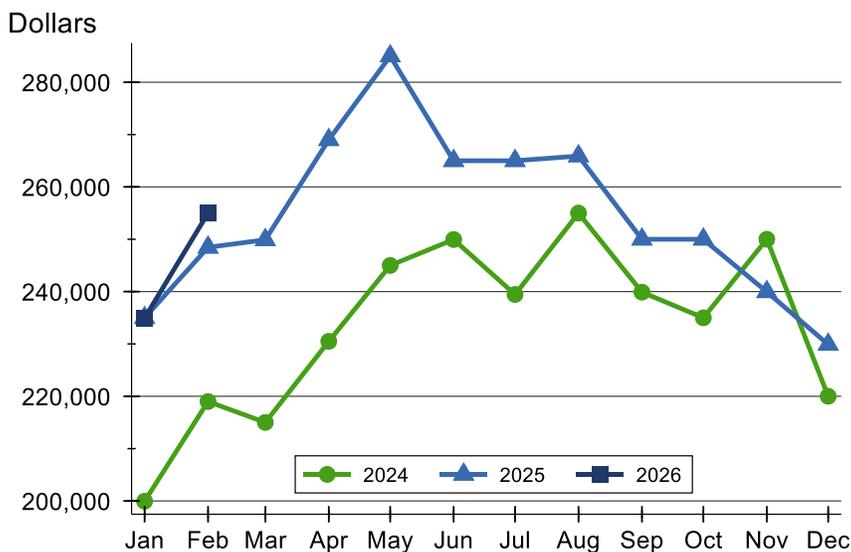
# Flint Hills Association Eight-County Jurisdiction Pending Contracts Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	223,621	254,479	<b>268,148</b>
<b>February</b>	240,875	265,345	<b>285,811</b>
<b>March</b>	243,523	267,447	
<b>April</b>	253,022	278,311	
<b>May</b>	264,866	295,428	
<b>June</b>	272,279	287,789	
<b>July</b>	260,740	290,318	
<b>August</b>	274,905	297,705	
<b>September</b>	264,854	280,829	
<b>October</b>	263,210	278,878	
<b>November</b>	283,666	262,101	
<b>December</b>	261,951	267,868	

## Median Price

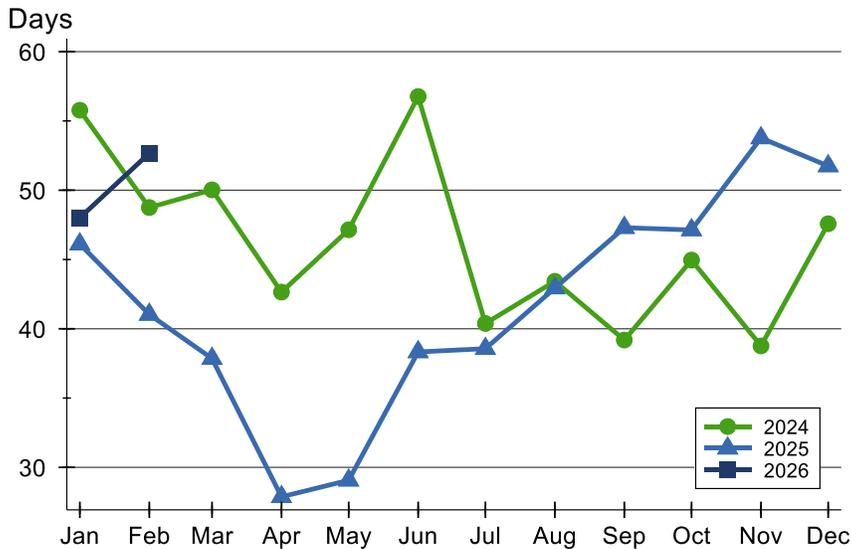


Month	2024	2025	2026
<b>January</b>	199,950	235,000	<b>234,950</b>
<b>February</b>	219,000	248,450	<b>255,000</b>
<b>March</b>	215,000	249,900	
<b>April</b>	230,500	269,000	
<b>May</b>	245,000	285,000	
<b>June</b>	249,950	265,000	
<b>July</b>	239,450	265,000	
<b>August</b>	255,000	265,900	
<b>September</b>	239,900	250,000	
<b>October</b>	235,000	250,000	
<b>November</b>	250,000	239,950	
<b>December</b>	220,000	229,900	



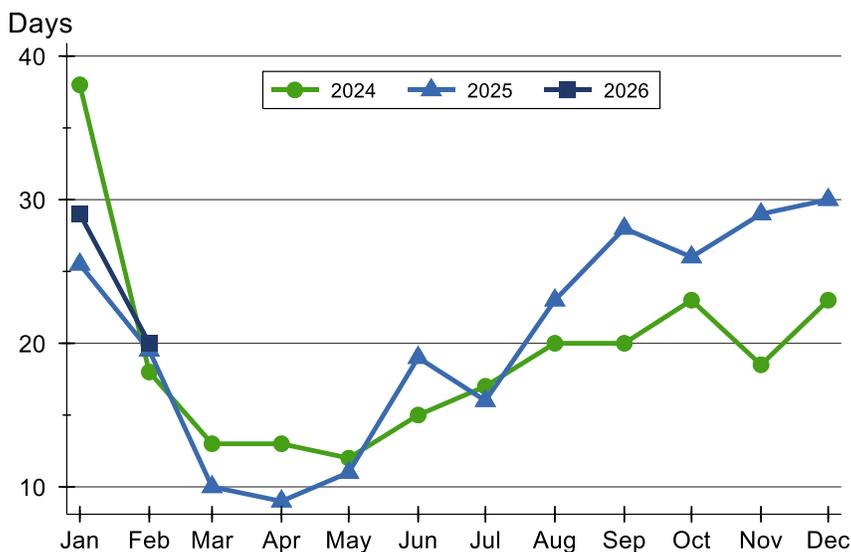
# Flint Hills Association Eight-County Jurisdiction Pending Contracts Analysis

## Average DOM



Month	2024	2025	2026
January	56	46	<b>48</b>
February	49	41	<b>53</b>
March	50	38	
April	43	28	
May	47	29	
June	57	38	
July	40	39	
August	43	43	
September	39	47	
October	45	47	
November	39	54	
December	48	52	

## Median DOM



Month	2024	2025	2026
January	38	26	<b>29</b>
February	18	20	<b>20</b>
March	13	10	
April	13	9	
May	12	11	
June	15	19	
July	17	16	
August	20	23	
September	20	28	
October	23	26	
November	19	29	
December	23	30	