



**May
2025**

Flint Hills MLS Statistics



**FLINT HILLS
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Manhattan-Junction City Metropolitan Area Housing Report



Market Overview

Manhattan MSA Home Sales Fell in May

Total home sales in the Manhattan-Junction City metropolitan area fell last month to 153 units, compared to 162 units in May 2024. Total sales volume was \$42.8 million, down from a year earlier.

The median sale price in May was \$261,000, up from \$229,250 a year earlier. Homes that sold in May were typically on the market for 10 days and sold for 100.0% of their list prices.

Manhattan MSA Active Listings Up at End of May

The total number of active listings in the Manhattan-Junction City metropolitan area at the end of May was 341 units, up from 298 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 \$271,900.

During May, a total of 177 contracts were written up from 149 in May 2024. At the end of the month, there were 311 contracts still pending.

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Manhattan-Junction City Metropolitan Area 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		153 -5.6%	162 -5.3%	171 -14.9%	568 -11.8%	644 7.2%	601 -21.2%
Active Listings Change from prior year		341 14.4%	298 2.4%	291 5.4%	N/A	N/A	N/A
Months' Supply Change from prior year		2.6 18.2%	2.2 10.0%	2.0 33.3%	N/A	N/A	N/A
New Listings Change from prior year		226 17.7%	192 -7.7%	208 -17.5%	941 8.5%	867 -2.3%	887 -15.4%
Contracts Written Change from prior year		177 18.8%	149 -3.9%	155 -17.1%	738 -2.6%	758 -2.1%	774 -13.9%
Pending Contracts Change from prior year		311 0.0%	311 -0.6%	313 -21.0%	N/A	N/A	N/A
Sales Volume (1,000s) Change from prior year		42,824 -1.5%	43,467 -0.7%	43,779 -14.5%	155,234 -3.2%	160,414 10.3%	145,419 -18.0%
Average	Sale Price Change from prior year	279,896 4.3%	268,317 4.8%	256,015 0.5%	273,300 9.7%	249,090 2.9%	241,963 4.1%
	List Price of Actives Change from prior year	313,210 -1.5%	318,137 5.6%	301,315 12.8%	N/A	N/A	N/A
	Days on Market Change from prior year	21 -41.7%	36 5.9%	34 61.9%	34 -24.4%	45 7.1%	42 27.3%
	Percent of List Change from prior year	100.3% 1.5%	98.8% -0.8%	99.6% -0.9%	99.1% 0.7%	98.4% -0.3%	98.7% -1.1%
	Percent of Original Change from prior year	99.8% 2.3%	97.6% -0.7%	98.3% -1.8%	98.2% 1.4%	96.8% 0.0%	96.8% -1.9%
Median	Sale Price Change from prior year	261,000 13.8%	229,250 -4.5%	240,000 3.9%	253,634 12.7%	225,000 1.8%	221,000 2.7%
	List Price of Actives Change from prior year	271,900 2.6%	265,000 1.0%	262,500 19.3%	N/A	N/A	N/A
	Days on Market Change from prior year	10 0.0%	10 25.0%	8 60.0%	14 -26.3%	19 35.7%	14 55.6%
	Percent of List Change from prior year	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%
	Percent of Original Change from prior year	100.0% 0.1%	99.9% -0.1%	100.0% 0.0%	99.2% 0.7%	98.5% -0.7%	99.2% -0.8%

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



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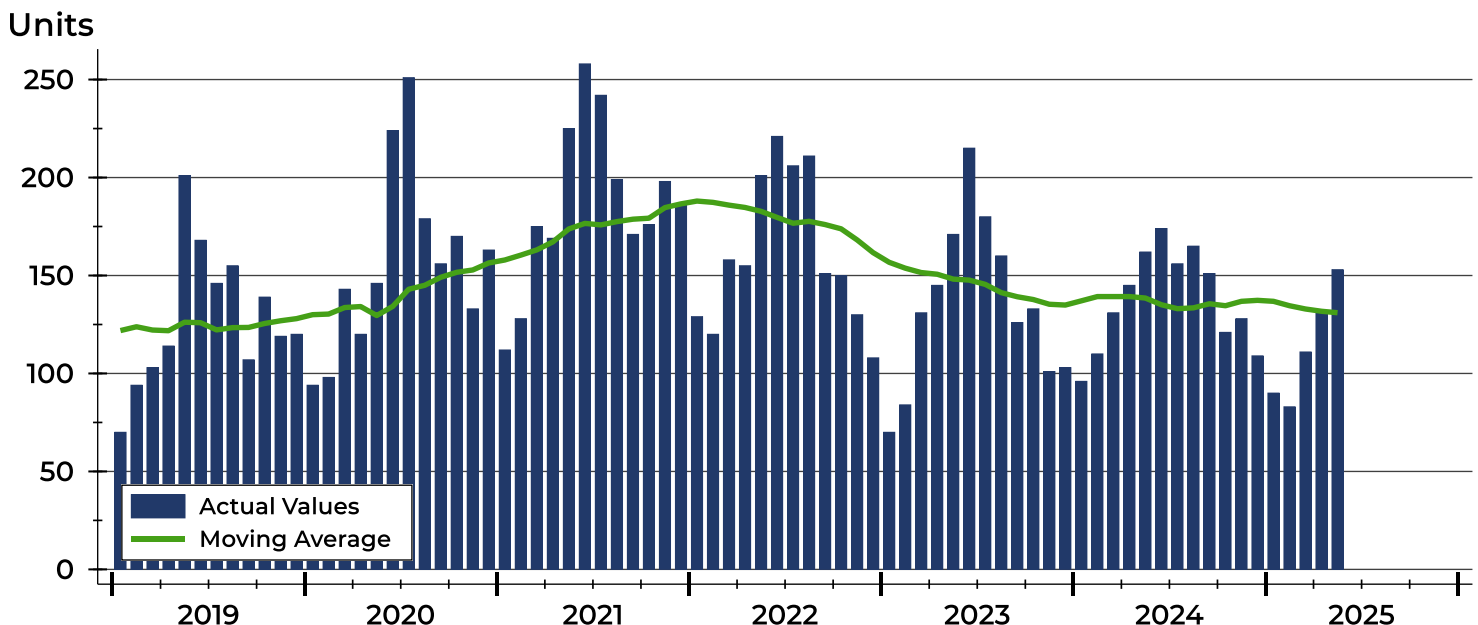
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Summary Statistics for Closed Listings		2025	May 2024	Change	2025	Year-to-Date 2024	Change
Closed Listings		153	162	-5.6%	568	644	-11.8%
Volume (1,000s)		42,824	43,467	-1.5%	155,234	160,414	-3.2%
Months' Supply		2.6	2.2	18.2%	N/A	N/A	N/A
Average	Sale Price	279,896	268,317	4.3%	273,300	249,090	9.7%
	Days on Market	21	36	-41.7%	34	45	-24.4%
	Percent of List	100.3%	98.8%	1.5%	99.1%	98.4%	0.7%
	Percent of Original	99.8%	97.6%	2.3%	98.2%	96.8%	1.4%
Median	Sale Price	261,000	229,250	13.8%	253,634	225,000	12.7%
	Days on Market	10	10	0.0%	14	19	-26.3%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	100.0%	99.9%	0.1%	99.2%	98.5%	0.7%

A total of 153 homes sold in the Manhattan-Junction City metropolitan area in May, down from 162 units in May 2024. Total sales volume fell to \$42.8 million compared to \$43.5 million in the previous year.

The median sales price in May was \$261,000, up 13.8% compared to the prior year. Median days on market was 10 days, down from 14 days in April, but up from 10 in May 2024.

History of Closed Listings





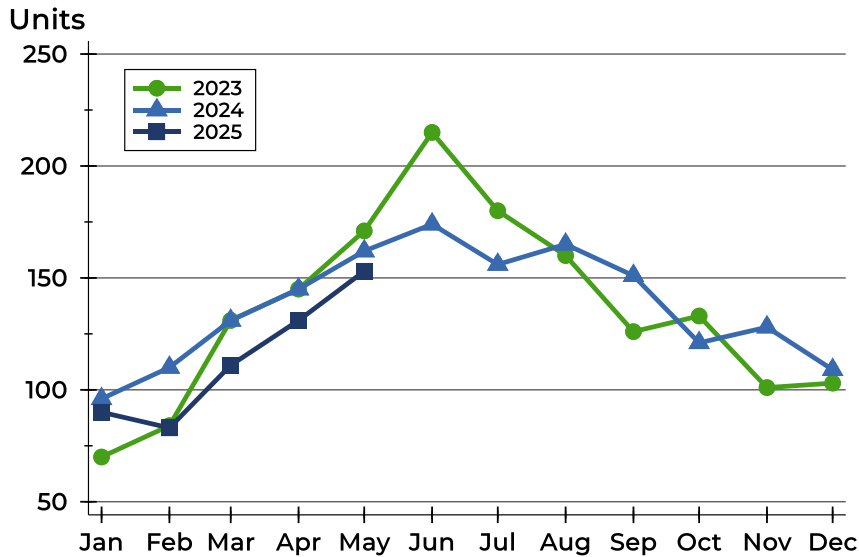
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Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Closed Listings by Month



Month	2023	2024	2025
January	70	96	90
February	84	110	83
March	131	131	111
April	145	145	131
May	171	162	153
June	215	174	
July	180	156	
August	160	165	
September	126	151	
October	133	121	
November	101	128	
December	103	109	

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	0.7%	2.6	27,750	27,750	19	19	186.2%	186.2%	186.2%	186.2%
\$50,000-\$99,999	3	2.0%	3.1	62,667	63,000	32	38	90.1%	90.0%	90.1%	90.0%
\$100,000-\$124,999	5	3.3%	2.9	113,380	110,000	57	34	113.1%	100.0%	111.1%	91.9%
\$125,000-\$149,999	13	8.5%	3.0	136,277	135,000	24	4	100.6%	100.0%	100.4%	100.0%
\$150,000-\$174,999	10	6.5%	2.6	160,070	159,950	7	5	101.5%	100.8%	101.5%	100.8%
\$175,000-\$199,999	11	7.2%	1.7	187,314	187,000	15	4	98.4%	100.6%	98.3%	100.6%
\$200,000-\$249,999	26	17.0%	2.1	223,694	225,000	14	7	98.7%	100.0%	98.2%	100.0%
\$250,000-\$299,999	31	20.3%	2.4	274,940	270,000	22	18	99.4%	100.0%	99.0%	100.0%
\$300,000-\$399,999	36	23.5%	2.8	346,767	347,500	22	10	99.7%	100.0%	98.9%	100.0%
\$400,000-\$499,999	8	5.2%	2.9	446,350	435,500	18	16	99.2%	100.0%	98.9%	99.0%
\$500,000-\$749,999	6	3.9%	3.7	606,167	608,250	17	14	98.4%	98.8%	98.4%	98.8%
\$750,000-\$999,999	3	2.0%	6.7	859,333	860,000	52	5	101.5%	98.9%	98.9%	98.9%
\$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



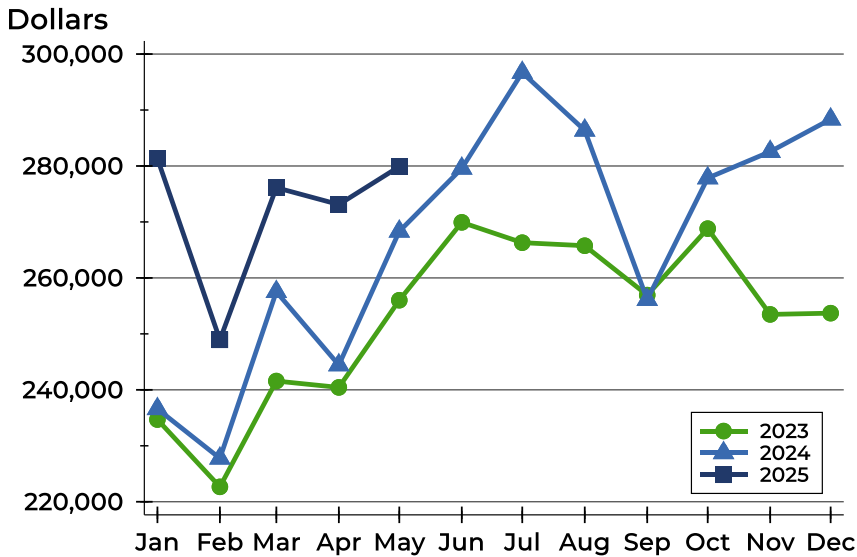
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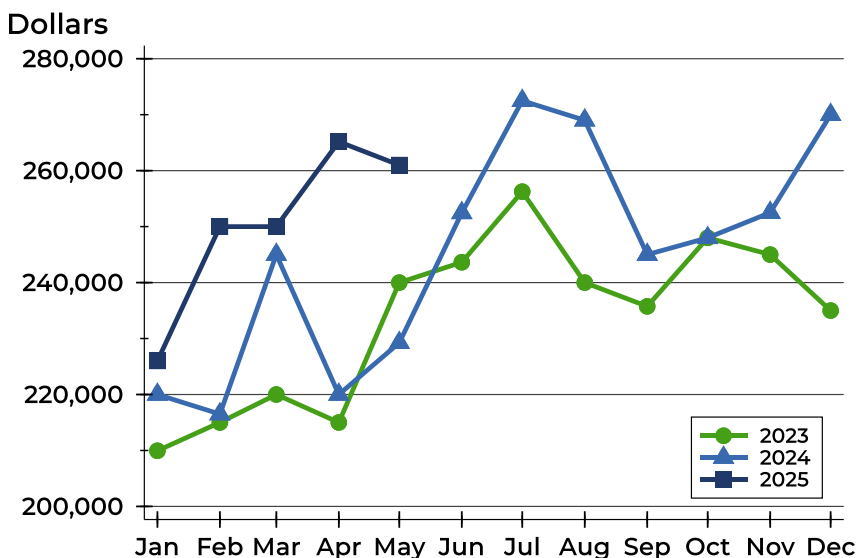
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Average Price



Month	2023	2024	2025
January	234,691	236,603	281,334
February	222,667	227,767	248,936
March	241,571	257,528	276,130
April	240,432	244,431	273,114
May	256,015	268,317	279,896
June	269,933	279,574	
July	266,296	296,690	
August	265,756	286,369	
September	256,932	256,115	
October	268,805	277,846	
November	253,477	282,561	
December	253,702	288,357	

Median Price



Month	2023	2024	2025
January	209,950	220,000	226,000
February	215,000	216,500	250,000
March	220,000	245,000	250,000
April	215,000	219,999	265,175
May	240,000	229,250	261,000
June	243,628	252,450	
July	256,250	272,500	
August	240,000	269,000	
September	235,750	245,000	
October	248,000	248,000	
November	245,000	252,500	
December	235,000	270,000	



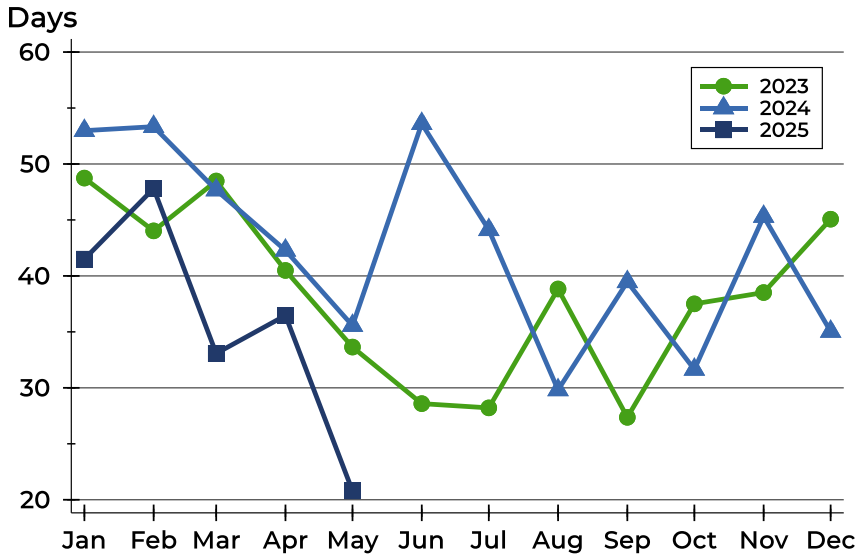
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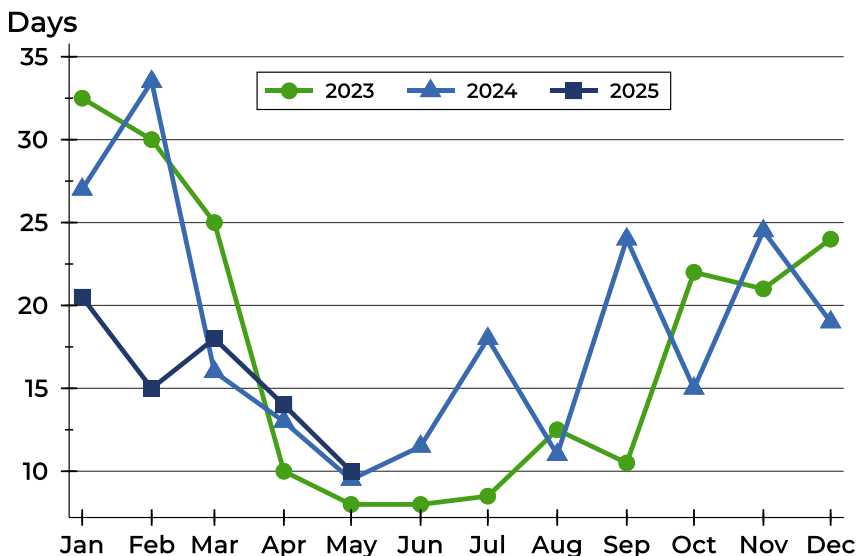
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Average DOM



Month	2023	2024	2025
January	49	53	42
February	44	53	48
March	48	48	33
April	40	42	36
May	34	36	21
June	29	54	
July	28	44	
August	39	30	
September	27	39	
October	38	32	
November	39	45	
December	45	35	

Median DOM



Month	2023	2024	2025
January	33	27	21
February	30	34	15
March	25	16	18
April	10	13	14
May	8	10	10
June	8	12	
July	9	18	
August	13	11	
September	11	24	
October	22	15	
November	21	25	
December	24	19	



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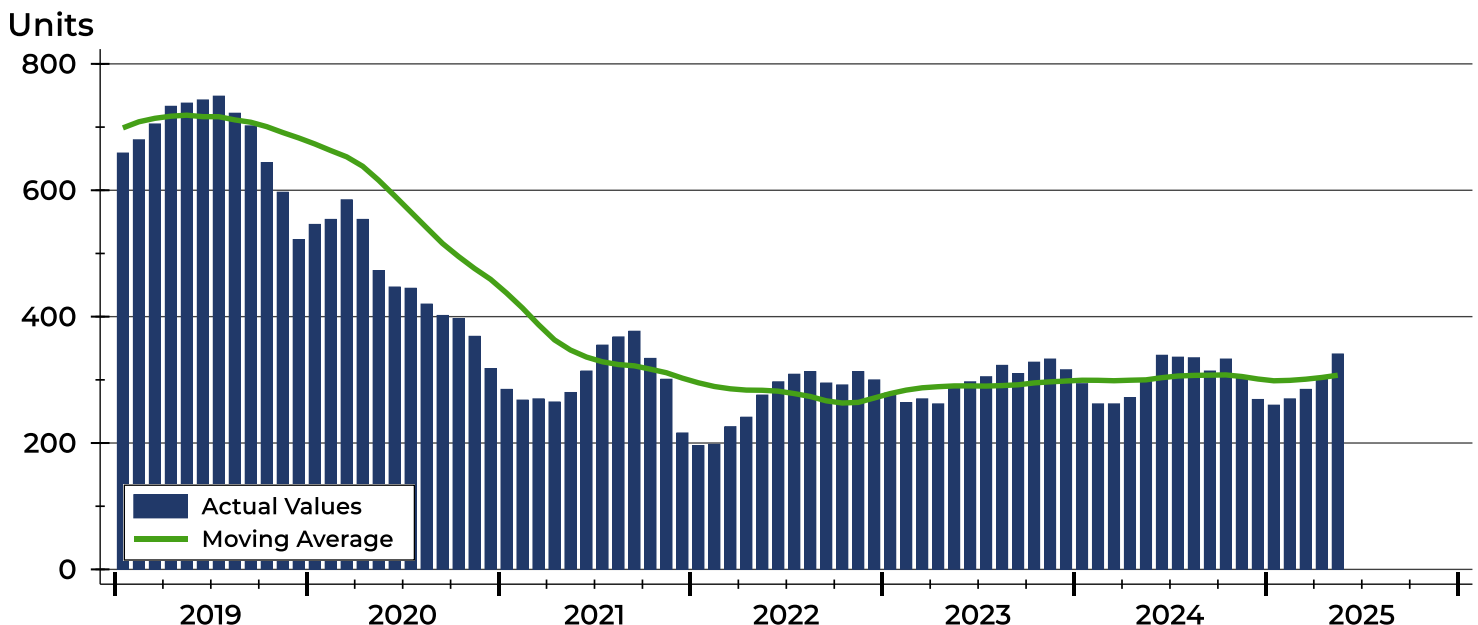
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Summary Statistics for Active Listings		2025	End of May 2024	Change
Active Listings		341	298	14.4%
Volume (1,000s)		106,805	94,805	12.7%
Months' Supply		2.6	2.2	18.2%
Average	List Price	313,210	318,137	-1.5%
	Days on Market	69	74	-6.8%
	Percent of Original	98.0%	97.4%	0.6%
Median	List Price	271,900	265,000	2.6%
	Days on Market	37	48	-22.9%
	Percent of Original	100.0%	100.0%	0.0%

A total of 341 homes were available for sale in the Manhattan-Junction City metropolitan area 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 \$271,900, up 2.6% from 2024. The typical time on market for active listings was 37 days, down from 48 days a year earlier.

History of Active Listings





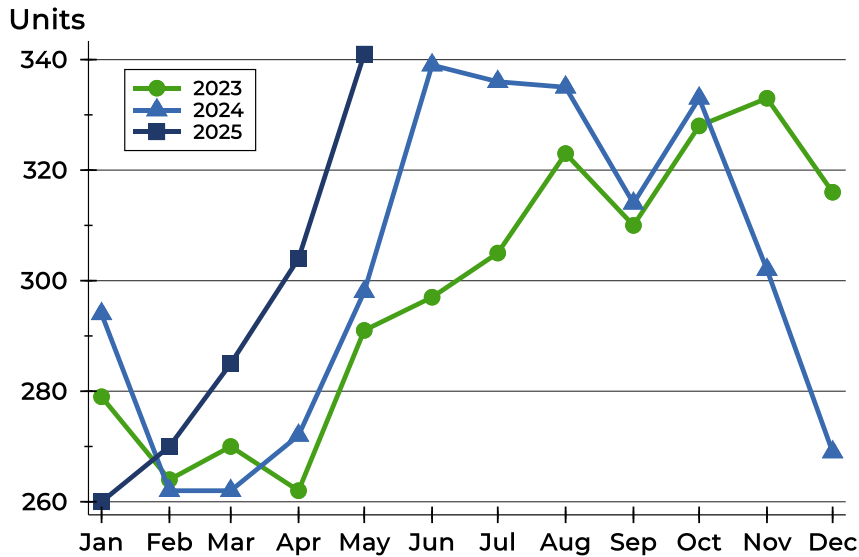
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Manhattan-Junction City Metropolitan Area Active Listings Analysis

Active Listings by Month



Month	2023	2024	2025
January	279	294	260
February	264	262	270
March	270	262	285
April	262	272	304
May	291	298	341
June	297	339	
July	305	336	
August	323	335	
September	310	314	
October	328	333	
November	333	302	
December	316	269	

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	3	0.9%	2.6	41,600	39,900	130	94	90.0%	100.0%
\$50,000-\$99,999	15	4.4%	3.1	83,233	89,900	91	65	94.6%	100.0%
\$100,000-\$124,999	13	3.8%	2.9	115,892	115,000	60	62	95.4%	100.0%
\$125,000-\$149,999	21	6.2%	3.0	133,062	130,000	84	60	96.7%	100.0%
\$150,000-\$174,999	19	5.6%	2.6	161,476	159,000	68	37	96.8%	100.0%
\$175,000-\$199,999	21	6.2%	1.7	188,762	189,900	108	57	98.1%	100.0%
\$200,000-\$249,999	50	14.7%	2.1	227,868	226,500	54	32	98.5%	100.0%
\$250,000-\$299,999	59	17.3%	2.4	273,043	274,900	55	36	99.0%	100.0%
\$300,000-\$399,999	73	21.4%	2.8	342,769	340,000	65	33	99.1%	100.0%
\$400,000-\$499,999	28	8.2%	2.9	439,486	427,450	48	33	98.7%	100.0%
\$500,000-\$749,999	25	7.3%	3.7	628,073	635,000	71	47	98.6%	100.0%
\$750,000-\$999,999	10	2.9%	6.7	891,600	867,500	110	39	95.7%	99.2%
\$1,000,000 and up	4	1.2%	N/A	1,162,500	1,112,500	178	181	91.3%	93.0%



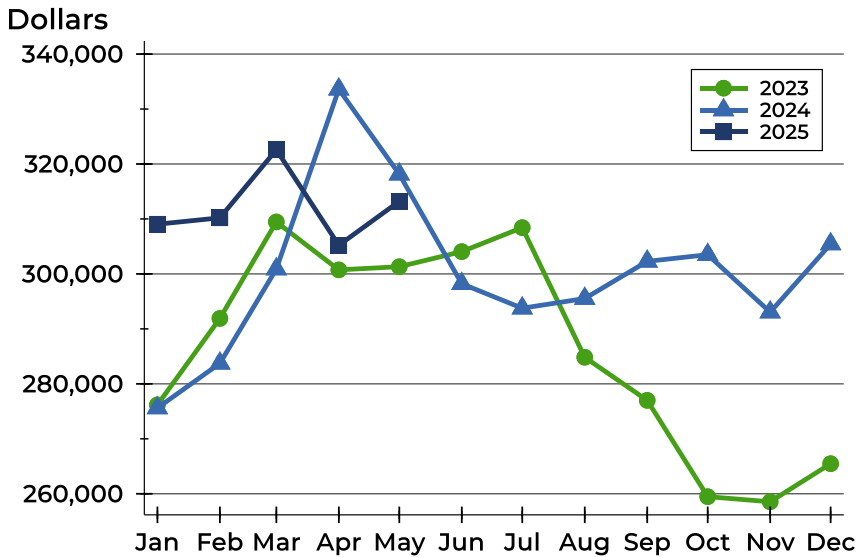
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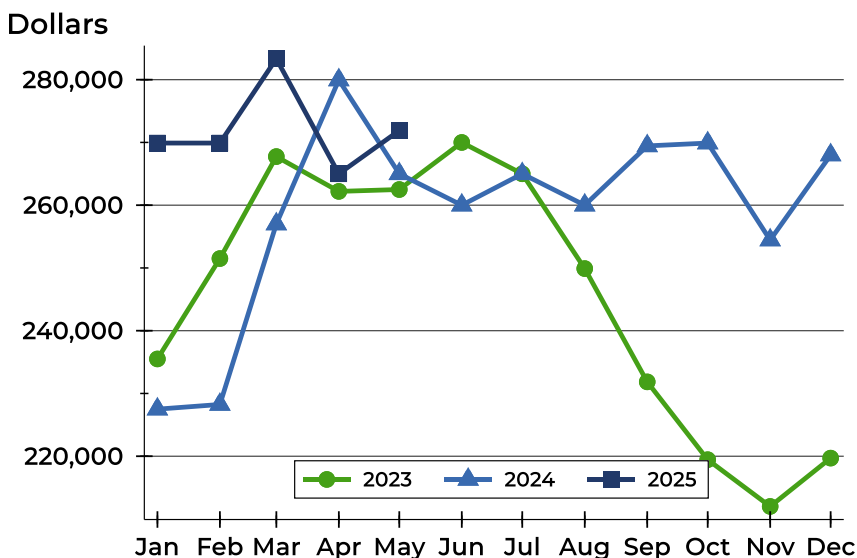
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Average Price



Month	2023	2024	2025
January	276,180	275,611	309,042
February	291,908	283,738	310,206
March	309,461	300,887	322,588
April	300,739	333,595	305,212
May	301,315	318,137	313,210
June	304,058	298,210	
July	308,421	293,763	
August	284,838	295,524	
September	277,000	302,285	
October	259,478	303,503	
November	258,549	293,047	
December	265,481	305,441	

Median Price



Month	2023	2024	2025
January	235,500	227,500	269,900
February	251,500	228,250	269,900
March	267,750	257,000	283,338
April	262,200	279,950	265,000
May	262,500	265,000	271,900
June	270,000	260,000	
July	265,000	265,000	
August	249,900	260,000	
September	231,850	269,450	
October	219,450	269,900	
November	212,000	254,450	
December	219,700	268,000	



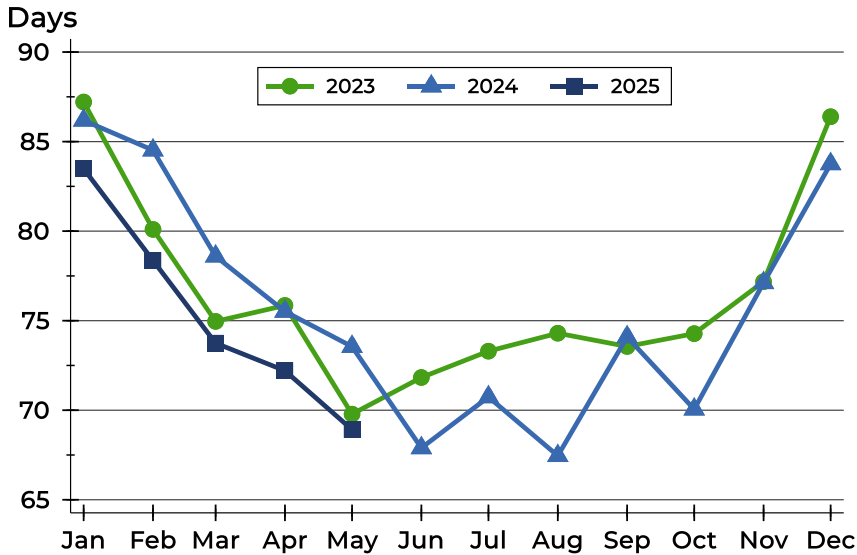
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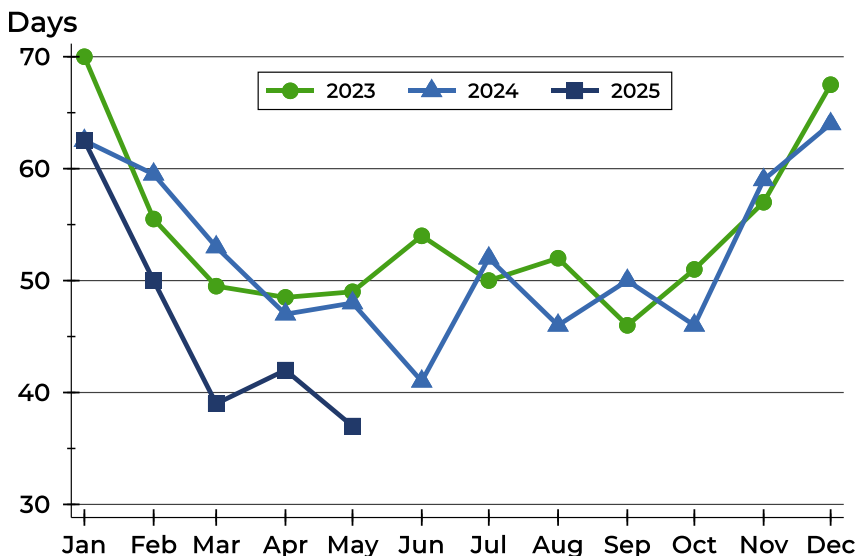
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Average DOM



Month	2023	2024	2025
January	87	86	83
February	80	85	78
March	75	79	74
April	76	76	72
May	70	74	69
June	72	68	
July	73	71	
August	74	67	
September	74	74	
October	74	70	
November	77	77	
December	86	84	

Median DOM



Month	2023	2024	2025
January	70	63	63
February	56	60	50
March	50	53	39
April	49	47	42
May	49	48	37
June	54	41	
July	50	52	
August	52	46	
September	46	50	
October	51	46	
November	57	59	
December	68	64	



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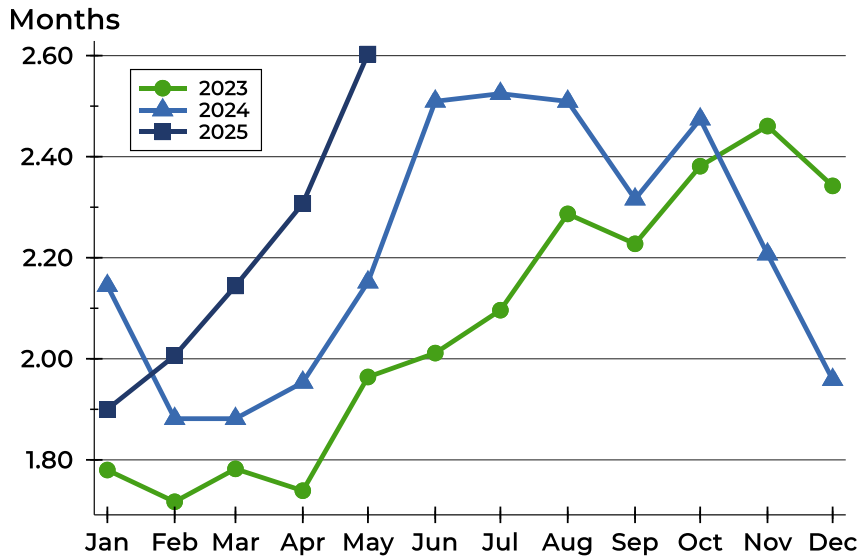
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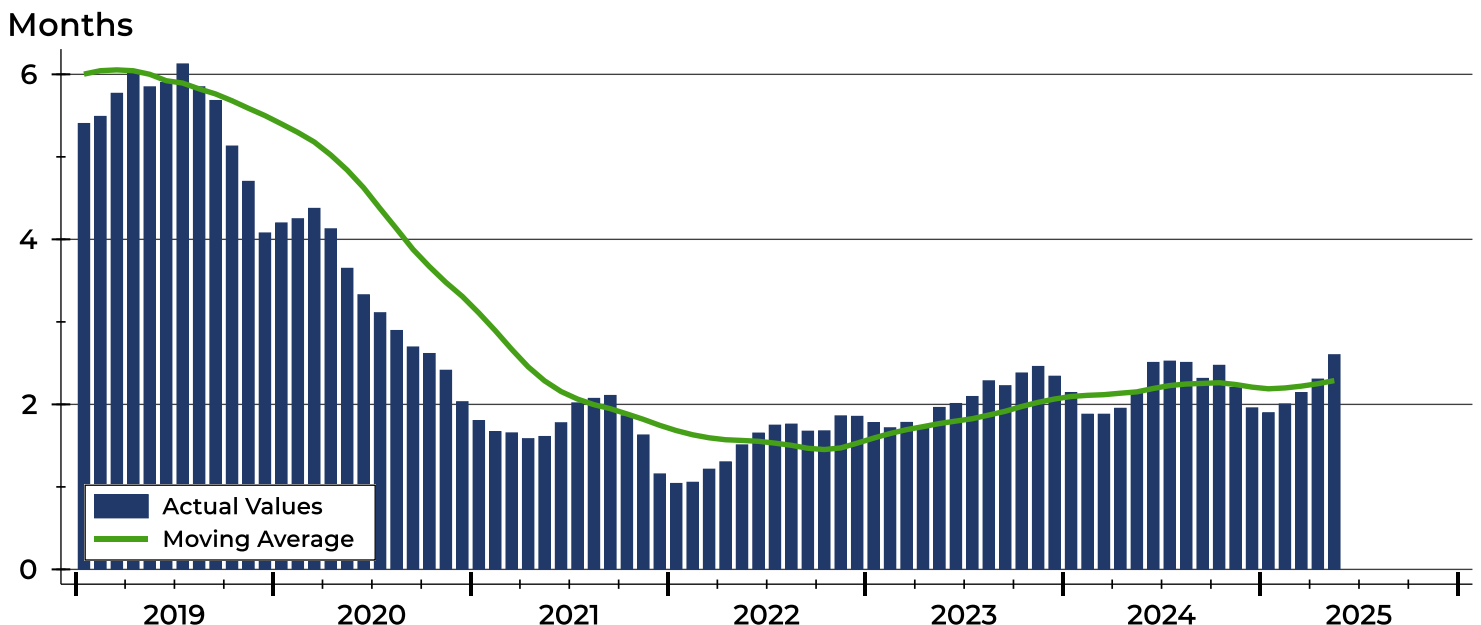
Manhattan-Junction City Metropolitan Area Months' Supply Analysis

Months' Supply by Month



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

History of Month's Supply





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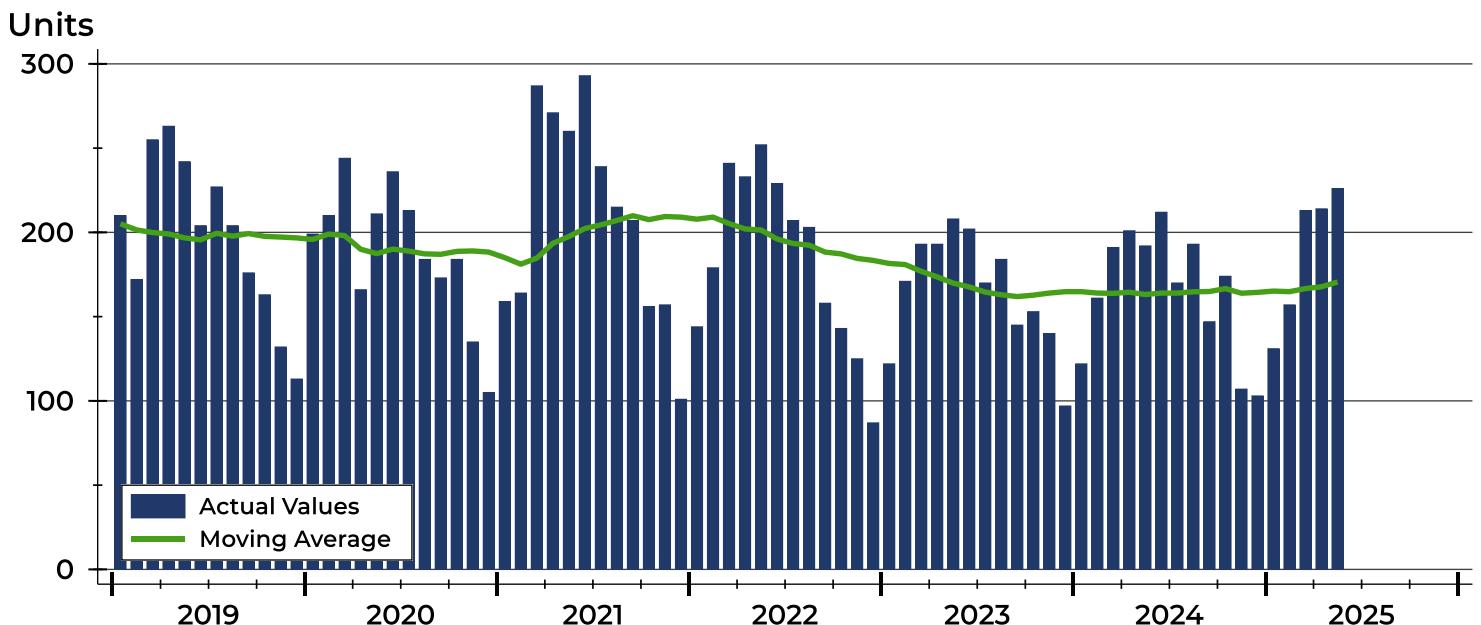
Manhattan-Junction City Metropolitan Area New Listings Analysis

Summary Statistics for New Listings		2025	May 2024	Change
Current Month	New Listings	226	192	17.7%
	Volume (1,000s)	69,222	53,941	28.3%
	Average List Price	306,290	280,945	9.0%
	Median List Price	275,000	259,450	6.0%
Year-to-Date	New Listings	941	867	8.5%
	Volume (1,000s)	281,508	247,714	13.6%
	Average List Price	299,158	285,714	4.7%
	Median List Price	275,000	255,000	7.8%

A total of 226 new listings were added in the Manhattan-Junction City metropolitan area during May, up 17.7% from the same month in 2024. Year-to-date the Manhattan-Junction City metropolitan area has seen 941 new listings.

The median list price of these homes was \$275,000 up from \$259,450 in 2024.

History of New Listings





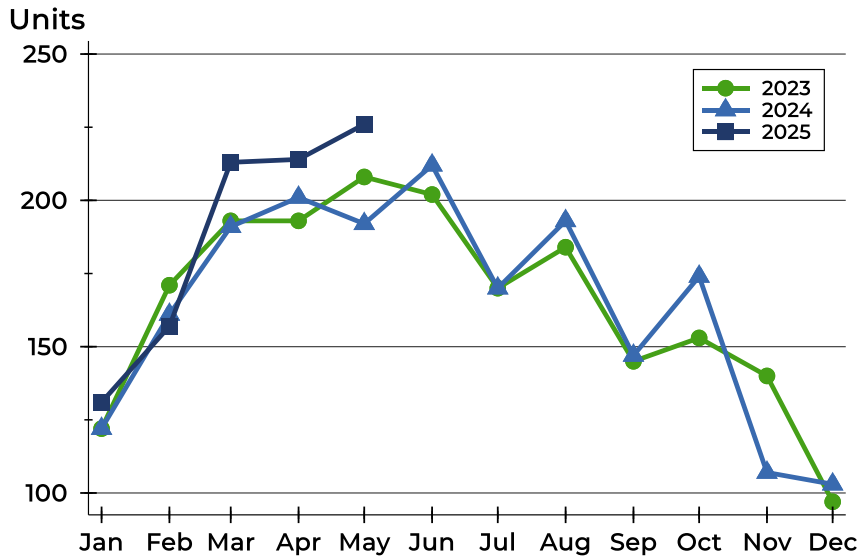
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Manhattan-Junction City Metropolitan Area New Listings Analysis

New Listings by Month



Month	2023	2024	2025
January	122	122	131
February	171	161	157
March	193	191	213
April	193	201	214
May	208	192	226
June	202	212	
July	170	170	
August	184	193	
September	145	147	
October	153	174	
November	140	107	
December	97	103	

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	4	1.8%	82,463	89,925	22	22	100.0%	100.0%
\$100,000-\$124,999	6	2.7%	115,650	117,450	8	6	100.0%	100.0%
\$125,000-\$149,999	11	4.9%	130,345	129,900	13	7	98.1%	100.0%
\$150,000-\$174,999	11	4.9%	158,595	158,750	14	10	99.8%	100.0%
\$175,000-\$199,999	11	4.9%	187,809	189,900	16	15	99.3%	100.0%
\$200,000-\$249,999	42	18.6%	228,831	229,450	14	14	99.5%	100.0%
\$250,000-\$299,999	46	20.4%	272,047	270,950	13	10	99.3%	100.0%
\$300,000-\$399,999	58	25.7%	342,495	339,450	14	11	99.8%	100.0%
\$400,000-\$499,999	21	9.3%	440,305	430,000	14	9	99.8%	100.0%
\$500,000-\$749,999	11	4.9%	654,955	659,000	20	20	99.2%	100.0%
\$750,000-\$999,999	5	2.2%	902,600	885,000	31	33	99.5%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



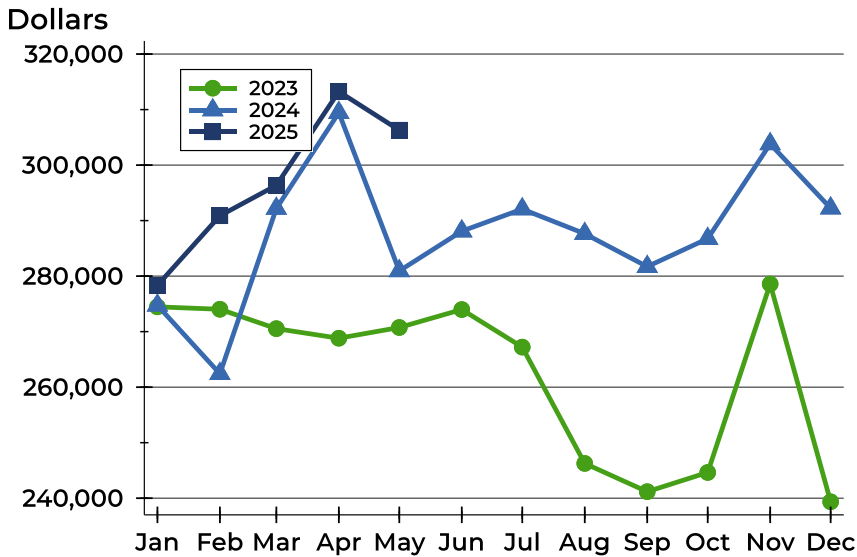
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2025**

Flint Hills MLS Statistics



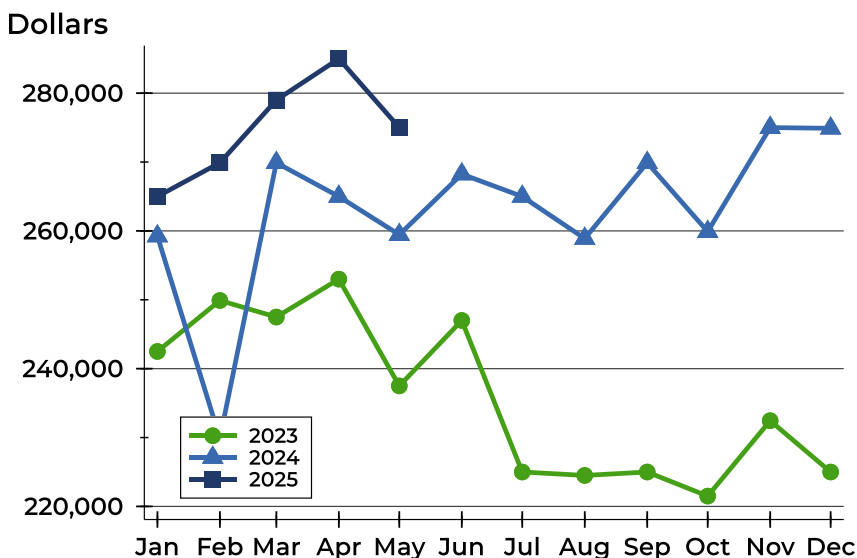
Manhattan-Junction City Metropolitan Area New Listings Analysis

Average Price



Month	2023	2024	2025
January	274,468	274,743	278,346
February	274,033	262,422	290,870
March	270,544	292,178	296,350
April	268,819	309,445	313,243
May	270,750	280,945	306,290
June	273,983	288,101	
July	267,215	292,078	
August	246,263	287,640	
September	241,174	281,707	
October	244,638	286,758	
November	278,586	303,813	
December	239,358	292,241	

Median Price



Month	2023	2024	2025
January	242,500	259,250	265,000
February	249,900	229,900	269,900
March	247,500	269,900	279,000
April	253,000	265,000	285,000
May	237,500	259,450	275,000
June	247,000	268,250	
July	225,000	265,000	
August	224,500	258,900	
September	225,000	269,900	
October	221,500	259,900	
November	232,450	275,000	
December	225,000	274,900	



May
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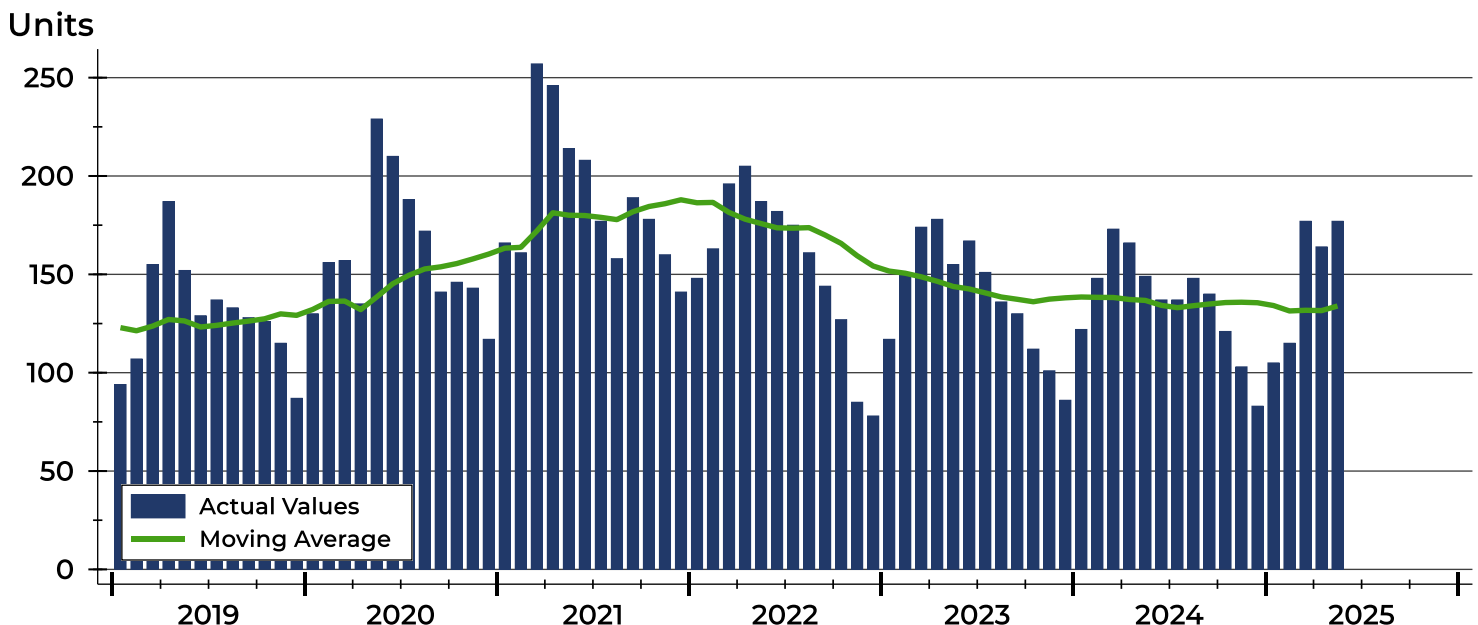
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Summary Statistics for Contracts Written		2025	May 2024	Change	Year-to-Date		
					2025	2024	Change
Contracts Written		177	149	18.8%	738	758	-2.6%
Volume (1,000s)		52,441	42,922	22.2%	213,622	202,240	5.6%
Average	Sale Price	296,275	288,066	2.8%	289,461	266,808	8.5%
	Days on Market	31	56	-44.6%	30	45	-33.3%
	Percent of Original	98.5%	97.6%	0.9%	98.5%	97.5%	1.0%
Median	Sale Price	270,000	250,000	8.0%	274,950	245,000	12.2%
	Days on Market	14	13	7.7%	11	14	-21.4%
	Percent of Original	100.0%	98.5%	1.5%	100.0%	99.0%	1.0%

A total of 177 contracts for sale were written in the Manhattan-Junction City metropolitan area during the month of May, up from 149 in 2024. The median list price of these homes was \$270,000, up from \$250,000 the prior year.

Half of the homes that went under contract in May were on the market less than 14 days, compared to 13 days in May 2024.

History of Contracts Written





**May
2025**

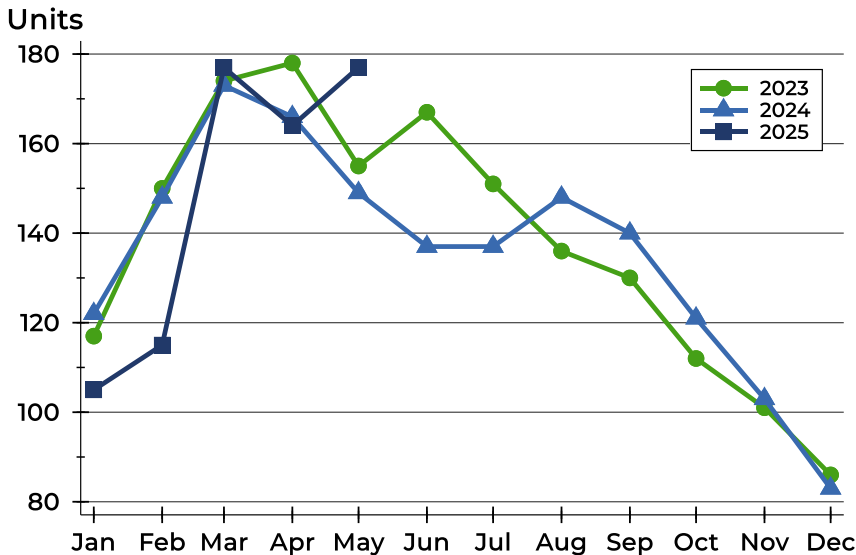
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Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Contracts Written by Month



Month	2023	2024	2025
January	117	122	105
February	150	148	115
March	174	173	177
April	178	166	164
May	155	149	177
June	167	137	
July	151	137	
August	136	148	
September	130	140	
October	112	121	
November	101	103	
December	86	83	

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	5	2.8%	73,970	75,000	41	14	98.0%	100.0%
\$100,000-\$124,999	7	4.0%	113,914	113,000	56	40	97.9%	100.0%
\$125,000-\$149,999	13	7.3%	133,623	130,000	29	24	98.7%	100.0%
\$150,000-\$174,999	11	6.2%	162,191	164,900	69	10	98.9%	100.0%
\$175,000-\$199,999	9	5.1%	188,167	187,500	31	6	98.6%	100.0%
\$200,000-\$249,999	28	15.8%	224,864	224,700	17	9	99.5%	100.0%
\$250,000-\$299,999	29	16.4%	271,421	269,000	22	6	98.0%	100.0%
\$300,000-\$399,999	44	24.9%	340,699	335,000	32	12	98.8%	100.0%
\$400,000-\$499,999	20	11.3%	442,025	437,500	31	23	97.3%	100.0%
\$500,000-\$749,999	6	3.4%	543,333	542,500	20	23	98.0%	98.6%
\$750,000-\$999,999	4	2.3%	865,000	850,000	61	55	100.0%	100.0%
\$1,000,000 and up	1	0.6%	1,340,000	1,340,000	23	23	100.0%	100.0%



**May
2025**

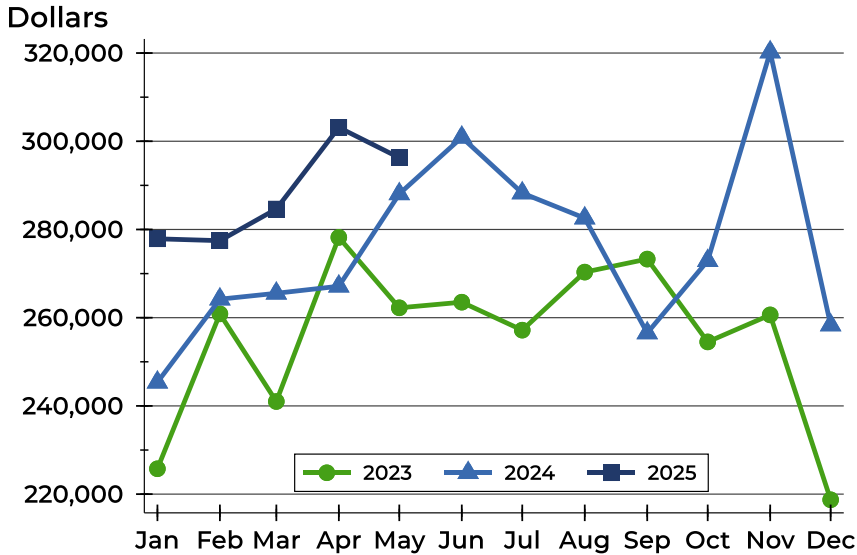
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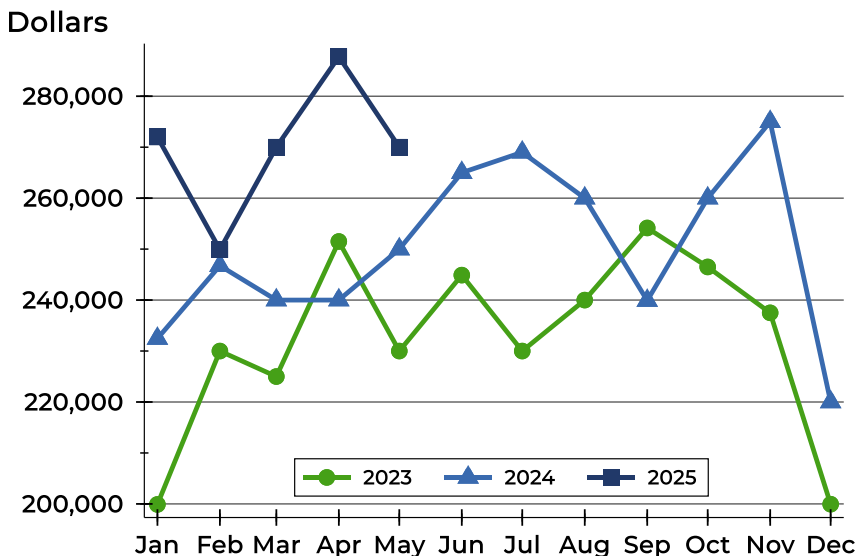
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Average Price



Month	2023	2024	2025
January	225,756	245,360	277,886
February	260,868	264,205	277,460
March	241,001	265,533	284,641
April	278,205	267,139	303,135
May	262,244	288,066	296,275
June	263,522	300,893	
July	257,181	288,258	
August	270,340	282,576	
September	273,292	256,533	
October	254,513	272,917	
November	260,635	320,223	
December	218,724	258,338	

Median Price



Month	2023	2024	2025
January	199,900	232,450	272,000
February	230,000	246,750	249,900
March	225,000	240,000	270,000
April	251,500	240,000	287,750
May	230,000	250,000	270,000
June	244,900	265,000	
July	230,000	269,000	
August	240,000	260,000	
September	254,150	239,900	
October	246,500	260,000	
November	237,500	275,000	
December	199,950	220,000	



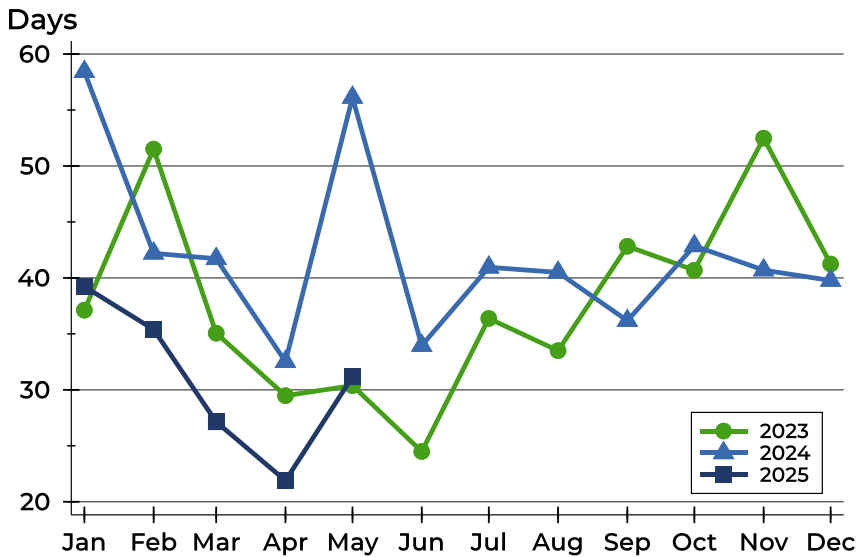
**May
2025**

Flint Hills MLS Statistics



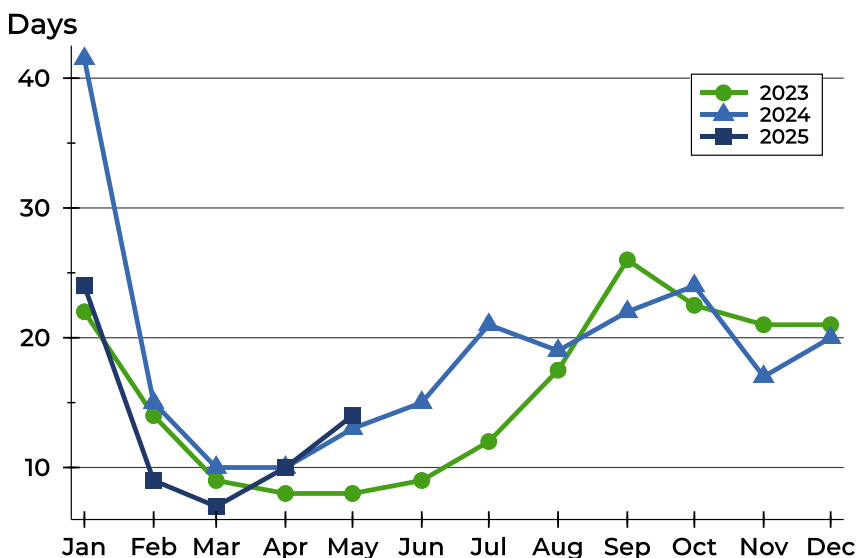
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Average DOM



Month	2023	2024	2025
January	37	58	39
February	52	42	35
March	35	42	27
April	29	33	22
May	30	56	31
June	24	34	
July	36	41	
August	34	40	
September	43	36	
October	41	43	
November	52	41	
December	41	40	

Median DOM



Month	2023	2024	2025
January	22	42	24
February	14	15	9
March	9	10	7
April	8	10	10
May	8	13	14
June	9	15	
July	12	21	
August	18	19	
September	26	22	
October	23	24	
November	21	17	
December	21	20	



May
2025

Flint Hills MLS Statistics



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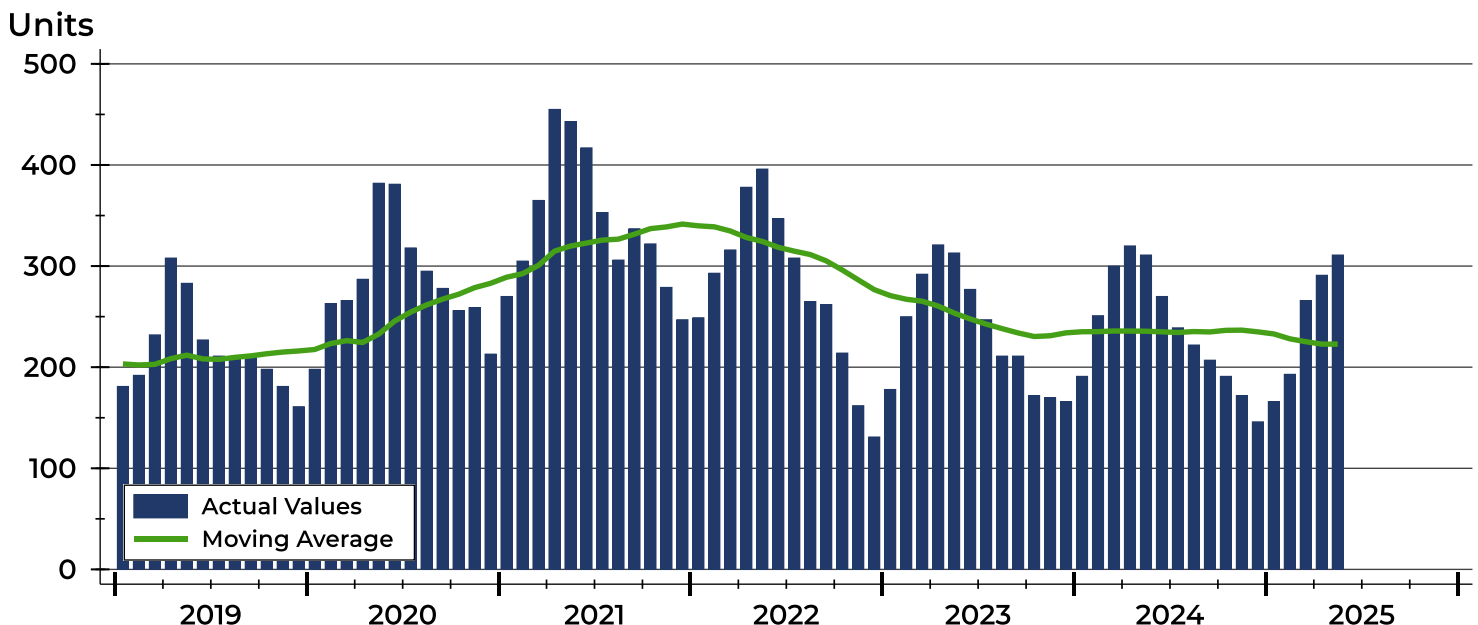
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		2025	End of May 2024	Change
Pending Contracts		311	311	0.0%
Volume (1,000s)		93,906	84,881	10.6%
Average	List Price	301,950	272,928	10.6%
	Days on Market	28	49	-42.9%
	Percent of Original	99.1%	99.1%	0.0%
Median	List Price	288,500	249,900	15.4%
	Days on Market	10	13	-23.1%
	Percent of Original	100.0%	100.0%	0.0%

A total of 311 listings in the Manhattan-Junction City metropolitan area had contracts pending at the end of May, the same number of 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





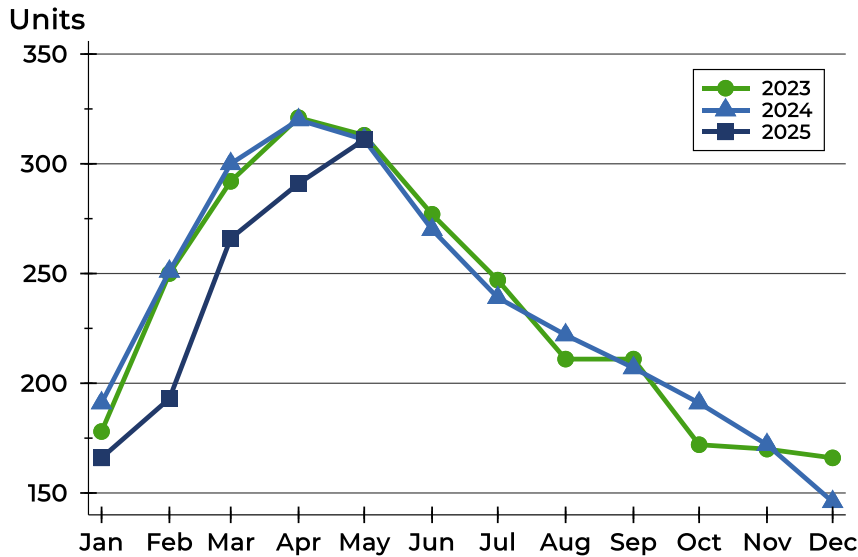
**May
2025**

Flint Hills MLS Statistics



Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Pending Contracts by Month



Month	2023	2024	2025
January	178	191	166
February	250	251	193
March	292	300	266
April	321	320	291
May	313	311	311
June	277	270	
July	247	239	
August	211	222	
September	211	207	
October	172	191	
November	170	172	
December	166	146	

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	0.3%	34,000	34,000	30	30	100.0%	100.0%
\$50,000-\$99,999	8	2.6%	74,394	72,500	52	35	105.0%	100.0%
\$100,000-\$124,999	9	2.9%	111,711	110,000	82	40	95.5%	100.0%
\$125,000-\$149,999	18	5.8%	133,919	131,150	23	11	99.6%	100.0%
\$150,000-\$174,999	16	5.1%	164,169	165,000	63	19	98.1%	100.0%
\$175,000-\$199,999	17	5.5%	186,106	185,000	32	7	99.2%	100.0%
\$200,000-\$249,999	48	15.4%	226,015	224,950	18	7	99.6%	100.0%
\$250,000-\$299,999	54	17.4%	276,557	279,000	19	5	99.5%	100.0%
\$300,000-\$399,999	74	23.8%	341,853	337,000	29	12	98.4%	100.0%
\$400,000-\$499,999	50	16.1%	440,040	432,500	22	9	98.9%	100.0%
\$500,000-\$749,999	12	3.9%	584,483	554,500	19	20	99.0%	100.0%
\$750,000-\$999,999	3	1.0%	878,333	875,000	53	27	100.0%	100.0%
\$1,000,000 and up	1	0.3%	1,340,000	1,340,000	23	23	100.0%	100.0%



**May
2025**

Flint Hills MLS Statistics

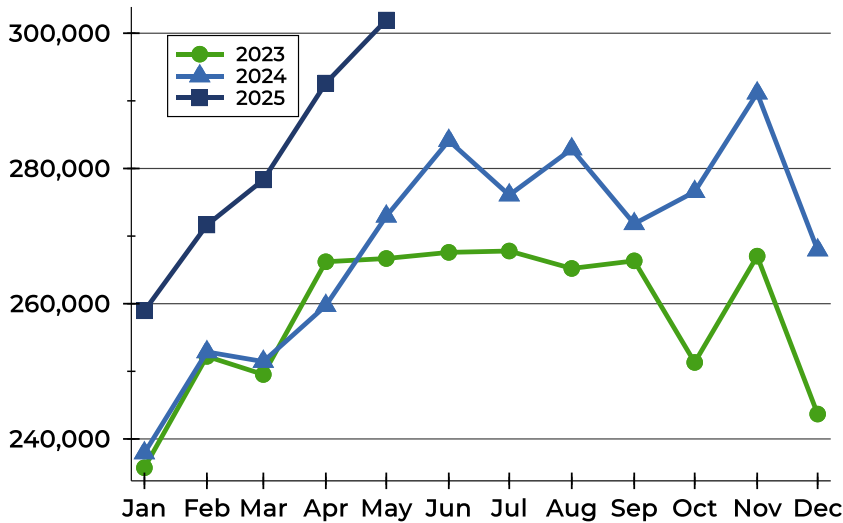


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Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Average Price

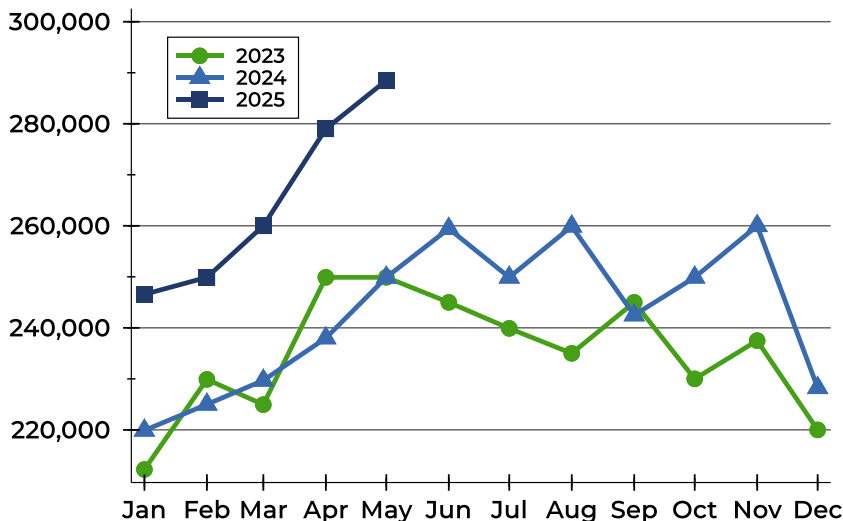
Dollars



Month	2023	2024	2025
January	235,738	237,920	258,954
February	252,214	252,869	271,643
March	249,534	251,446	278,317
April	266,204	259,717	292,631
May	266,687	272,928	301,950
June	267,592	284,120	
July	267,798	276,065	
August	265,212	282,876	
September	266,339	271,814	
October	251,315	276,563	
November	267,037	291,139	
December	243,680	267,930	

Median Price

Dollars



Month	2023	2024	2025
January	212,250	219,900	246,573
February	229,900	225,000	249,900
March	224,950	229,700	260,000
April	249,900	238,000	279,000
May	249,900	249,900	288,500
June	245,000	259,450	
July	239,900	249,900	
August	235,000	259,900	
September	245,000	242,500	
October	230,000	249,900	
November	237,500	260,000	
December	220,000	228,250	



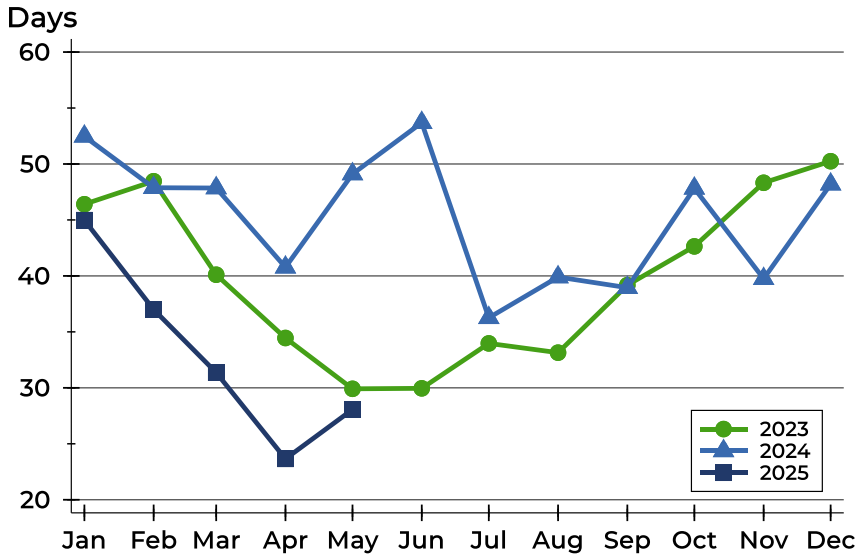
**May
2025**

Flint Hills MLS Statistics



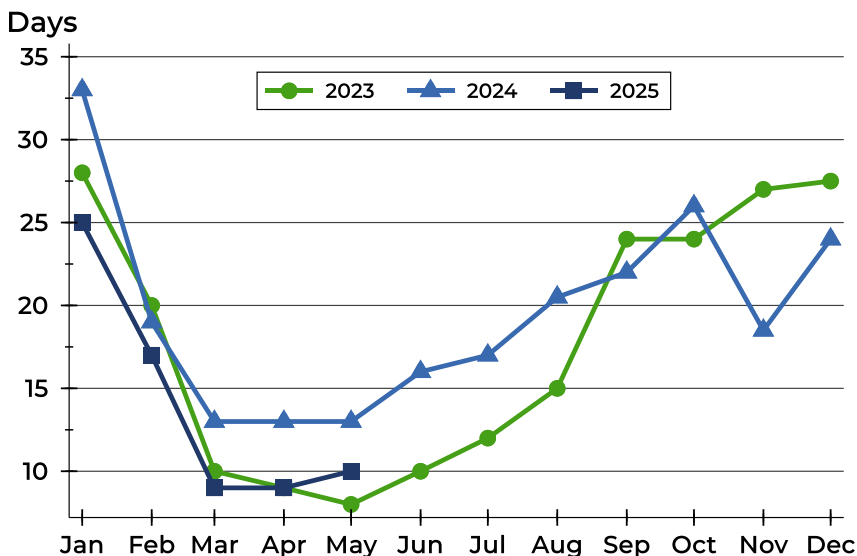
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Average DOM



Month	2023	2024	2025
January	46	52	45
February	48	48	37
March	40	48	31
April	34	41	24
May	30	49	28
June	30	54	
July	34	36	
August	33	40	
September	39	39	
October	43	48	
November	48	40	
December	50	48	

Median DOM



Month	2023	2024	2025
January	28	33	25
February	20	19	17
March	10	13	9
April	9	13	9
May	8	13	10
June	10	16	
July	12	17	
August	15	21	
September	24	22	
October	24	26	
November	27	19	
December	28	24	