



**June  
2026**

# Flint Hills MLS Statistics



**FLINT HILLS  
ASSOCIATION  
OF REALTORS®**

## Manhattan-Junction City Metropolitan Area Housing Report



### Market Overview

#### Manhattan MSA Home Sales Rose in June

Total home sales in the Manhattan-Junction City metropolitan area rose by 7.6% last month to 198 units, compared to 184 units in June 2025. Total sales volume was \$63.6 million, up 17.1% from a year earlier.

The median sale price in June was \$300,500, up from \$288,750 a year earlier. Homes that sold in June were typically on the market for 12 days and sold for 100.0% of their list prices.

#### Manhattan MSA Active Listings Up at End of June

The total number of active listings in the Manhattan-Junction City metropolitan area at the end of June was 306 units, up from 278 at the same point in 2025. This represents a 2.2 months' supply of homes available for sale. The median list price of homes on the market at the end of June was \$299,950.

During June, a total of 130 contracts were written down from 151 in June 2025. At the end of the month, there were 221 contracts still pending.

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### 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](mailto:ae@flinthillsrealtors.net)  
[www.flinthillsrealtors.net](http://www.flinthillsrealtors.net)



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# Flint Hills MLS Statistics



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## Manhattan-Junction City Metropolitan Area Summary Statistics

June MLS Statistics Three-year History		Current Month			Year-to-Date		
		2026	2025	2024	2026	2025	2024
<b>Home Sales</b>		<b>198</b>	<b>184</b>	<b>174</b>	<b>818</b>	<b>760</b>	<b>819</b>
Change from prior year		7.6%	5.7%	-19.4%	7.6%	-7.2%	0.1%
<b>Active Listings</b>		<b>306</b>	<b>278</b>	<b>271</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		10.1%	2.6%	18.3%			
<b>Months' Supply</b>		<b>2.2</b>	<b>2.1</b>	<b>2.0</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		4.8%	5.0%	33.3%			
<b>New Listings</b>		<b>184</b>	<b>180</b>	<b>212</b>	<b>1,169</b>	<b>1,130</b>	<b>1,088</b>
Change from prior year		2.2%	-15.1%	4.4%	3.5%	3.9%	-0.4%
<b>Contracts Written</b>		<b>130</b>	<b>151</b>	<b>138</b>	<b>916</b>	<b>872</b>	<b>898</b>
Change from prior year		-13.9%	9.4%	-17.4%	5.0%	-2.9%	-4.8%
<b>Pending Contracts</b>		<b>221</b>	<b>251</b>	<b>250</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-12.0%	0.4%	-2.7%			
<b>Sales Volume (1,000s)</b>		<b>63,605</b>	<b>54,312</b>	<b>48,646</b>	<b>244,740</b>	<b>211,984</b>	<b>209,245</b>
Change from prior year		17.1%	11.6%	-16.4%	15.5%	1.3%	2.6%
Average	<b>Sale Price</b>	<b>321,238</b>	<b>295,174</b>	<b>279,574</b>	<b>299,194</b>	<b>278,927</b>	<b>255,488</b>
	Change from prior year	8.8%	5.6%	3.8%	7.3%	9.2%	2.5%
	<b>List Price of Actives</b>	<b>356,946</b>	<b>318,315</b>	<b>309,130</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	12.1%	3.0%	-3.0%			
	<b>Days on Market</b>	<b>28</b>	<b>24</b>	<b>54</b>	<b>36</b>	<b>31</b>	<b>47</b>
Change from prior year	16.7%	-55.6%	86.2%	16.1%	-34.0%	23.7%	
<b>Percent of List</b>	<b>99.1%</b>	<b>98.7%</b>	<b>98.9%</b>	<b>98.6%</b>	<b>99.0%</b>	<b>98.5%</b>	
Change from prior year	0.4%	-0.2%	-0.2%	-0.4%	0.5%	-0.3%	
<b>Percent of Original</b>	<b>98.1%</b>	<b>97.5%</b>	<b>98.0%</b>	<b>97.2%</b>	<b>98.0%</b>	<b>97.1%</b>	
Change from prior year	0.6%	-0.5%	-0.2%	-0.8%	0.9%	-0.1%	
Median	<b>Sale Price</b>	<b>300,500</b>	<b>288,750</b>	<b>252,450</b>	<b>270,000</b>	<b>263,375</b>	<b>230,000</b>
	Change from prior year	4.1%	14.4%	4.0%	2.5%	14.5%	0.9%
	<b>List Price of Actives</b>	<b>299,950</b>	<b>274,900</b>	<b>275,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	9.1%	0.0%	-6.8%			
	<b>Days on Market</b>	<b>12</b>	<b>9</b>	<b>12</b>	<b>15</b>	<b>12</b>	<b>16</b>
Change from prior year	33.3%	-25.0%	50.0%	25.0%	-25.0%	23.1%	
<b>Percent of List</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	
<b>Percent of Original</b>	<b>99.8%</b>	<b>99.5%</b>	<b>99.9%</b>	<b>98.8%</b>	<b>99.3%</b>	<b>98.7%</b>	
Change from prior year	0.3%	-0.4%	-0.1%	-0.5%	0.6%	-1.2%	

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



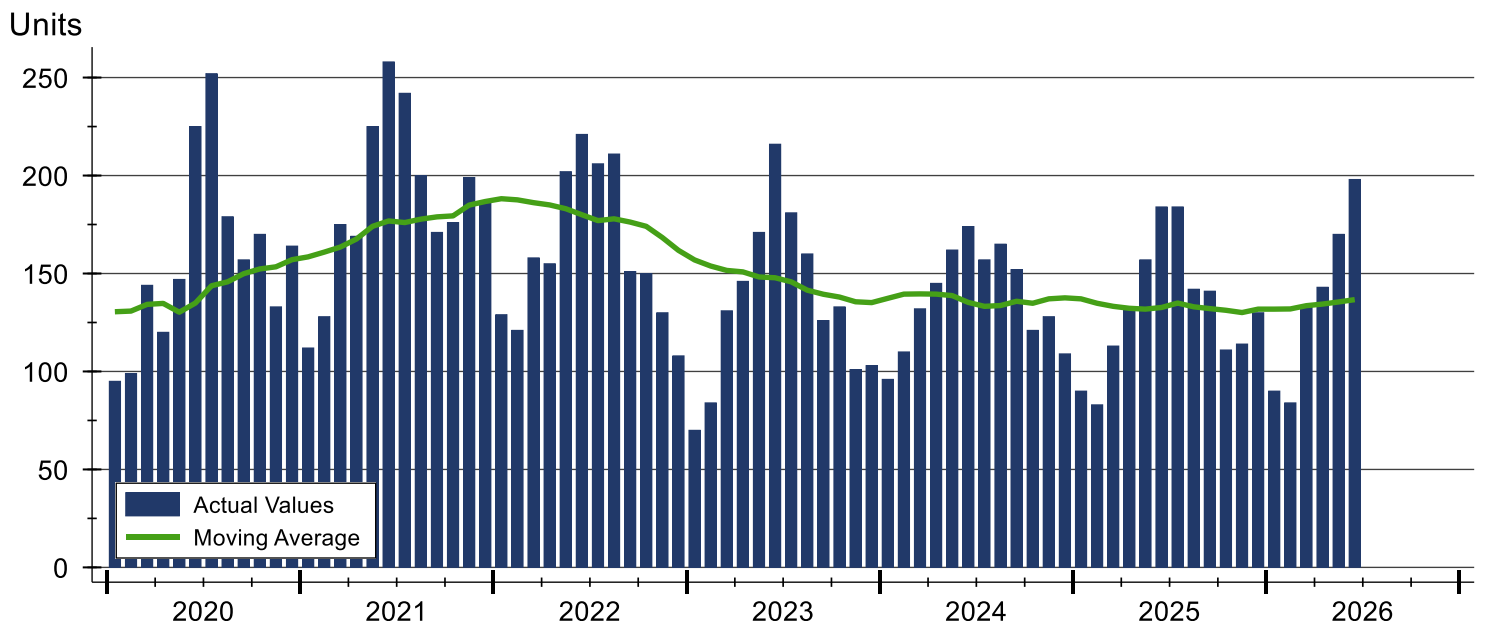
# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Summary Statistics for Closed Listings		2026	June 2025	Change	2026	Year-to-Date 2025	Change
Closed Listings		198	184	7.6%	818	760	7.6%
Volume (1,000s)		63,605	54,312	17.1%	244,740	211,984	15.5%
Months' Supply		2.2	2.1	4.8%	N/A	N/A	N/A
Average	Sale Price	321,238	295,174	8.8%	299,194	278,927	7.3%
	Days on Market	28	24	16.7%	36	31	16.1%
	Percent of List	99.1%	98.7%	0.4%	98.6%	99.0%	-0.4%
	Percent of Original	98.1%	97.5%	0.6%	97.2%	98.0%	-0.8%
Median	Sale Price	300,500	288,750	4.1%	270,000	263,375	2.5%
	Days on Market	12	9	33.3%	15	12	25.0%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	99.8%	99.5%	0.3%	98.8%	99.3%	-0.5%

A total of 198 homes sold in the Manhattan-Junction City metropolitan area in June, up from 184 units in June 2025. Total sales volume rose to \$63.6 million compared to \$54.3 million in the previous year.

The median sales price in June was \$300,500, up 4.1% compared to the prior year. Median days on market was 12 days, up from 10 days in May, and up from 9 in June 2025.

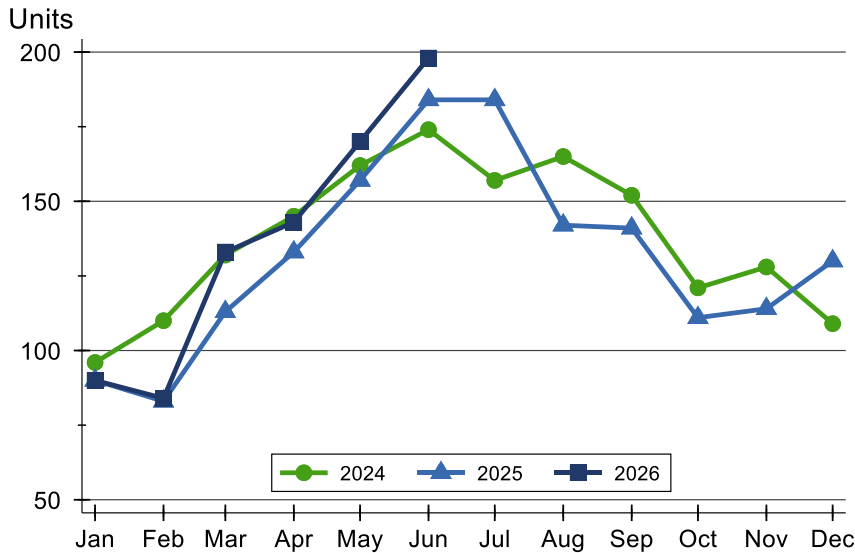
## History of Closed Listings





# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

## Closed Listings by Month



Month	2024	2025	2026
January	96	90	90
February	110	83	84
March	132	113	133
April	145	133	143
May	162	157	170
June	174	184	198
July	157	184	
August	165	142	
September	152	141	
October	121	111	
November	128	114	
December	109	130	

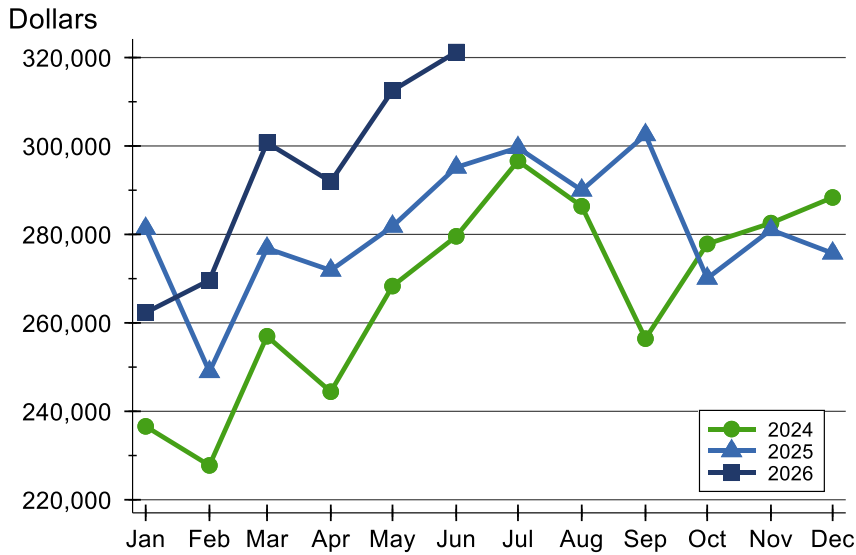
## Closed Listings by Price Range

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	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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	2	1.0%	4.8	69,500	69,500	18	18	89.4%	89.4%	89.4%	89.4%
\$100,000-\$124,999	1	0.5%	2.8	110,000	110,000	3	3	100.0%	100.0%	100.0%	100.0%
\$125,000-\$149,999	9	4.5%	1.7	140,811	142,000	73	26	93.3%	93.1%	88.8%	92.8%
\$150,000-\$174,999	11	5.6%	1.5	163,355	165,000	15	4	98.8%	100.0%	98.3%	100.0%
\$175,000-\$199,999	14	7.1%	1.0	186,446	186,250	38	18	101.0%	99.8%	100.3%	99.2%
\$200,000-\$249,999	24	12.1%	1.6	223,996	222,200	42	7	99.9%	100.0%	98.5%	100.0%
\$250,000-\$299,999	37	18.7%	2.1	274,593	276,500	23	12	99.6%	100.0%	98.8%	100.0%
\$300,000-\$399,999	62	31.3%	2.7	345,048	345,000	19	9	99.6%	100.0%	99.4%	100.0%
\$400,000-\$499,999	18	9.1%	3.1	433,744	420,000	21	13	99.4%	99.5%	98.2%	98.3%
\$500,000-\$749,999	18	9.1%	1.1	588,356	583,500	46	31	98.1%	98.1%	95.7%	95.7%
\$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	2	1.0%	17.1	1,177,500	1,177,500	17	17	96.7%	96.7%	96.7%	96.7%



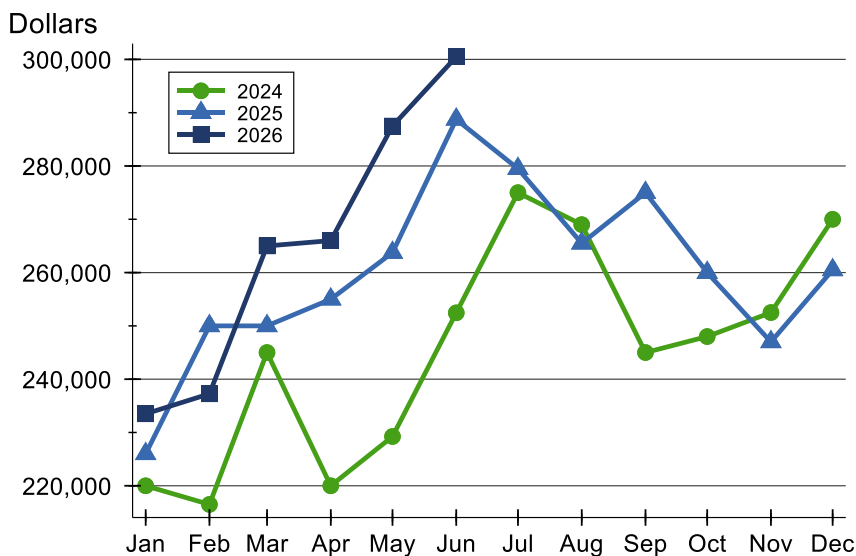
## Manhattan-Junction City Metropolitan Area Closed Listings Analysis

### Average Price



Month	2024	2025	2026
January	236,603	281,334	<b>262,316</b>
February	227,767	248,936	<b>269,636</b>
March	256,978	276,844	<b>300,737</b>
April	244,431	271,879	<b>291,948</b>
May	268,317	281,828	<b>312,535</b>
June	279,574	295,174	<b>321,238</b>
July	296,615	299,609	
August	286,369	289,984	
September	256,437	302,515	
October	277,846	270,068	
November	282,561	281,044	
December	288,357	275,748	

### Median Price

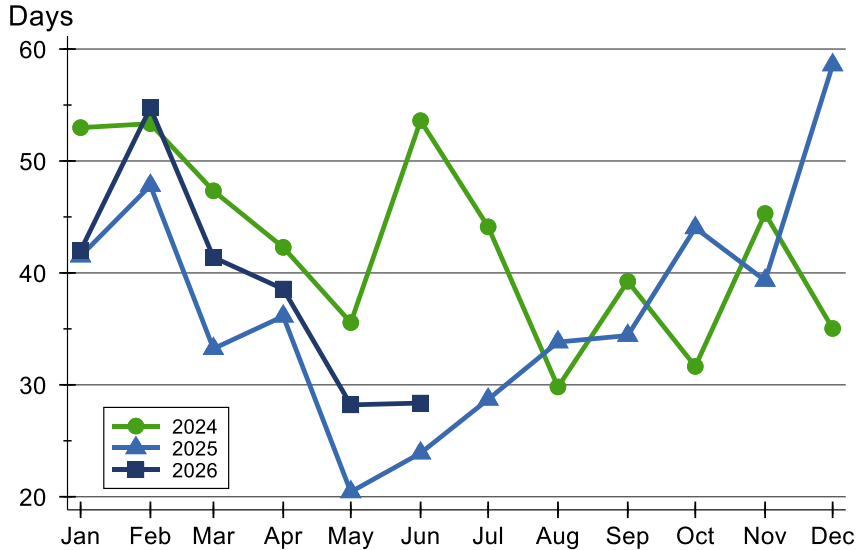


Month	2024	2025	2026
January	220,000	226,000	<b>233,500</b>
February	216,500	250,000	<b>237,250</b>
March	245,000	250,000	<b>265,000</b>
April	219,999	255,000	<b>266,000</b>
May	229,250	263,750	<b>287,500</b>
June	252,450	288,750	<b>300,500</b>
July	275,000	279,500	
August	269,000	265,500	
September	245,000	275,000	
October	248,000	260,000	
November	252,500	247,000	
December	270,000	260,500	



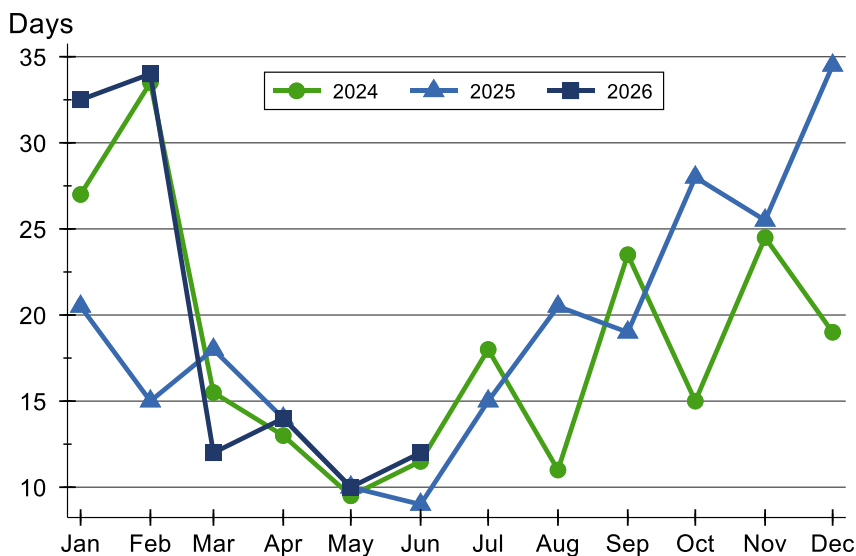
# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

## Average DOM



Month	2024	2025	2026
January	53	42	<b>42</b>
February	53	48	<b>55</b>
March	47	33	<b>41</b>
April	42	36	<b>39</b>
May	36	20	<b>28</b>
June	54	24	<b>28</b>
July	44	29	
August	30	34	
September	39	34	
October	32	44	
November	45	39	
December	35	59	

## Median DOM



Month	2024	2025	2026
January	27	21	<b>33</b>
February	34	15	<b>34</b>
March	16	18	<b>12</b>
April	13	14	<b>14</b>
May	10	10	<b>10</b>
June	12	9	<b>12</b>
July	18	15	
August	11	21	
September	24	19	
October	15	28	
November	25	26	
December	19	35	



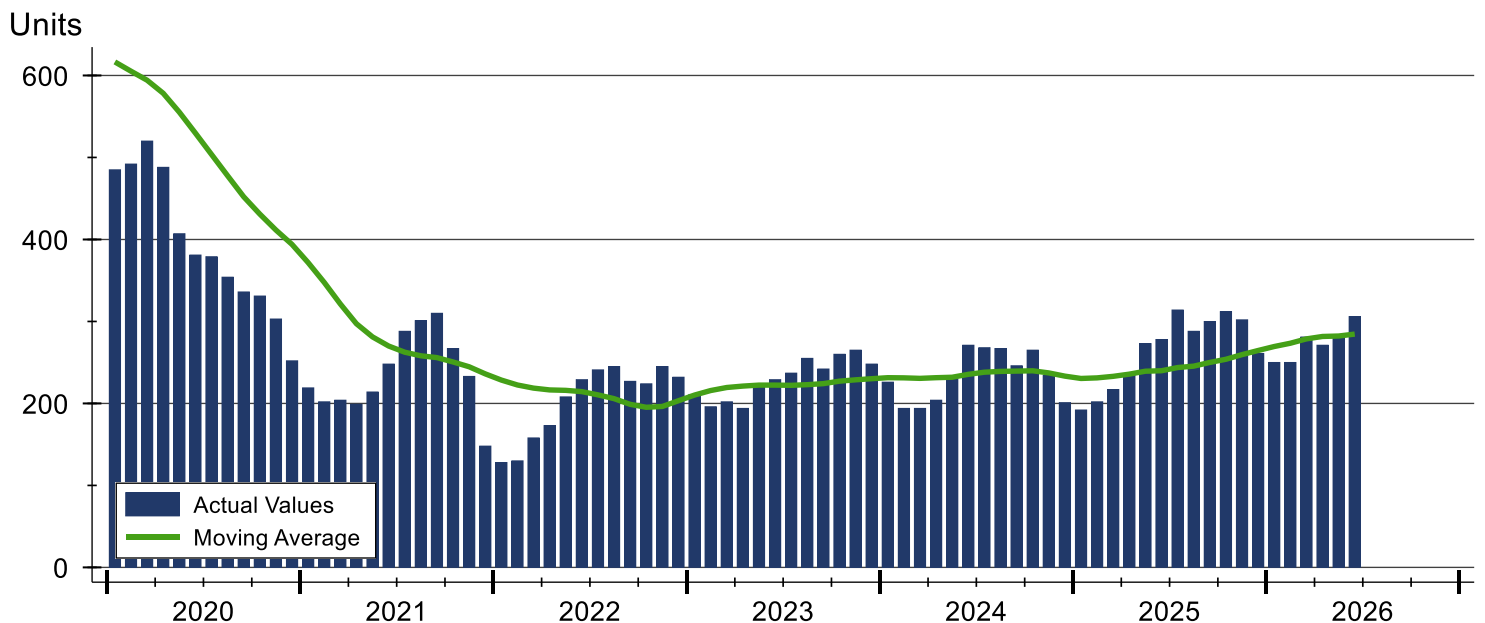
# Manhattan-Junction City Metropolitan Area Active Listings Analysis

Summary Statistics for Active Listings		2026	End of June 2025	Change
Active Listings		306	278	10.1%
Volume (1,000s)		109,225	88,492	23.4%
Months' Supply		2.2	2.1	4.8%
Average	List Price	356,946	318,315	12.1%
	Days on Market	48	48	0.0%
	Percent of Original	98.0%	97.7%	0.3%
Median	List Price	299,950	274,900	9.1%
	Days on Market	26	27	-3.7%
	Percent of Original	100.0%	100.0%	0.0%

A total of 306 homes were available for sale in the Manhattan-Junction City metropolitan area at the end of June. This represents a 2.2 months' supply of active listings.

The median list price of homes on the market at the end of June was \$299,950, up 9.1% from 2025. The typical time on market for active listings was 26 days, down from 26 days a year earlier.

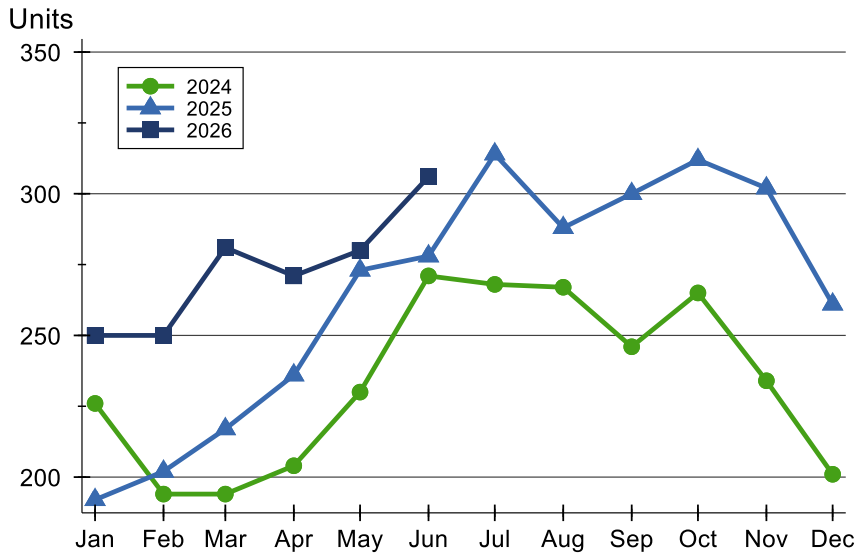
## History of Active Listings





# Manhattan-Junction City Metropolitan Area Active Listings Analysis

## Active Listings by Month



Month	2024	2025	2026
January	226	192	<b>250</b>
February	194	202	<b>250</b>
March	194	217	<b>281</b>
April	204	236	<b>271</b>
May	230	273	<b>280</b>
June	271	278	<b>306</b>
July	268	314	
August	267	288	
September	246	300	
October	265	312	
November	234	302	
December	201	261	

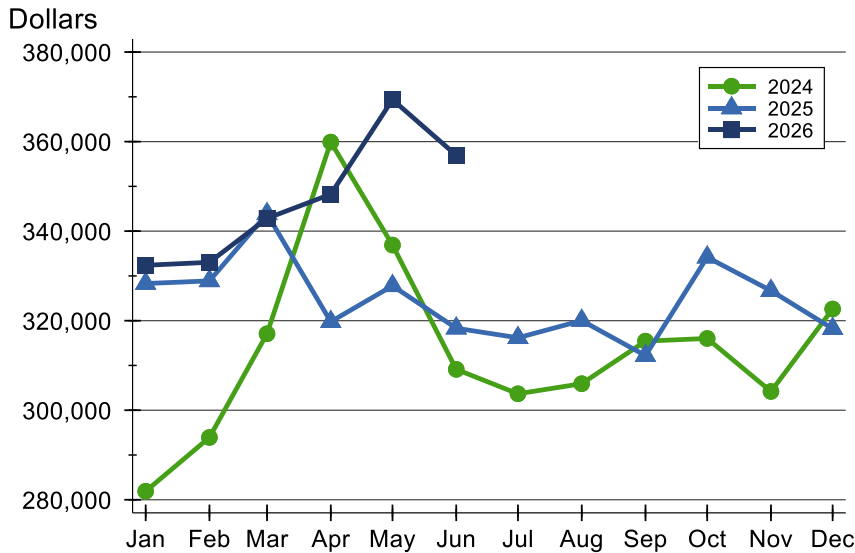
## Active Listings by Price Range

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%	N/A	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	N/A
\$50,000-\$99,999	18	5.9%	4.8	75,878	75,000	91	59	95.3%	100.0%
\$100,000-\$124,999	9	2.9%	2.8	110,333	110,000	42	16	97.5%	100.0%
\$125,000-\$149,999	9	2.9%	1.7	141,156	145,000	29	18	99.1%	100.0%
\$150,000-\$174,999	13	4.2%	1.5	160,085	160,000	61	64	98.0%	100.0%
\$175,000-\$199,999	10	3.3%	1.0	182,500	181,500	45	38	98.7%	100.0%
\$200,000-\$249,999	41	13.4%	1.6	226,778	229,000	33	20	97.9%	100.0%
\$250,000-\$299,999	55	18.0%	2.1	277,745	275,900	41	22	97.4%	100.0%
\$300,000-\$399,999	83	27.1%	2.7	341,448	335,000	47	23	98.5%	100.0%
\$400,000-\$499,999	38	12.4%	3.1	440,667	435,000	71	38	98.3%	100.0%
\$500,000-\$749,999	9	2.9%	1.1	562,611	559,000	20	7	99.1%	100.0%
\$750,000-\$999,999	11	3.6%	N/A	877,573	899,000	35	42	98.6%	100.0%
\$1,000,000 and up	10	3.3%	17.1	1,731,400	1,320,000	48	15	98.8%	100.0%



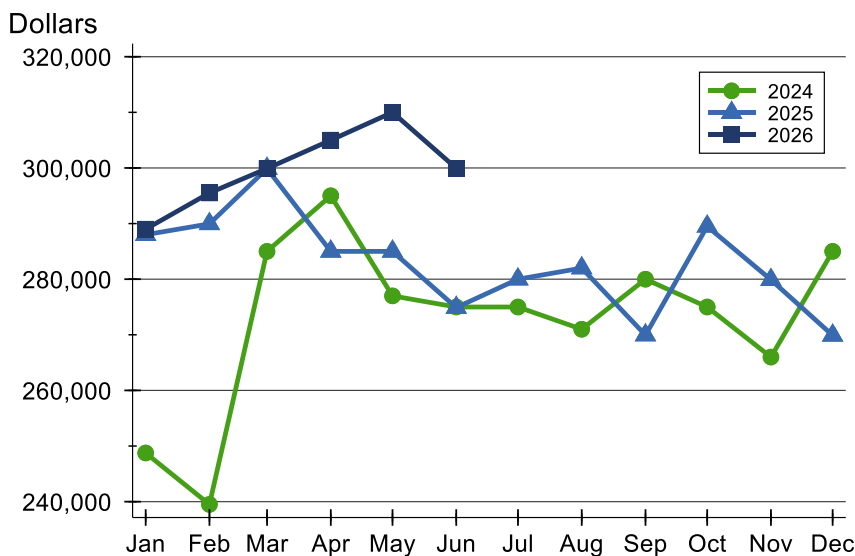
# Manhattan-Junction City Metropolitan Area Active Listings Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	281,906	328,292	<b>332,375</b>
<b>February</b>	293,920	328,895	<b>333,041</b>
<b>March</b>	317,080	343,865	<b>342,857</b>
<b>April</b>	359,897	319,770	<b>348,249</b>
<b>May</b>	336,895	327,787	<b>369,379</b>
<b>June</b>	309,130	318,315	<b>356,946</b>
<b>July</b>	303,677	316,183	
<b>August</b>	305,924	320,024	
<b>September</b>	315,442	312,202	
<b>October</b>	316,028	334,168	
<b>November</b>	304,195	326,705	
<b>December</b>	322,611	318,214	

## Median Price

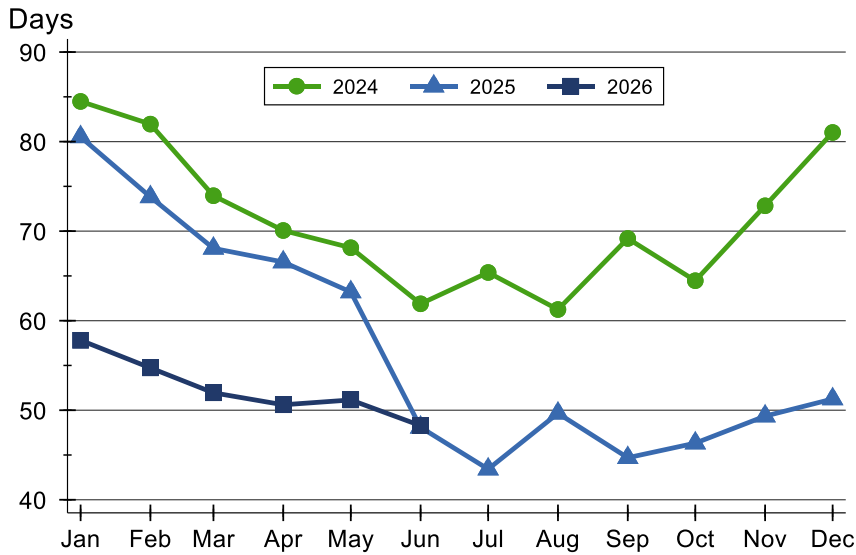


Month	2024	2025	2026
<b>January</b>	248,750	288,000	<b>289,000</b>
<b>February</b>	239,500	289,950	<b>295,500</b>
<b>March</b>	285,000	299,900	<b>299,900</b>
<b>April</b>	295,000	285,000	<b>305,000</b>
<b>May</b>	277,000	285,000	<b>310,000</b>
<b>June</b>	275,000	274,900	<b>299,950</b>
<b>July</b>	275,000	280,000	
<b>August</b>	271,000	282,000	
<b>September</b>	280,000	269,950	
<b>October</b>	275,000	289,500	
<b>November</b>	266,000	279,900	
<b>December</b>	285,000	269,900	



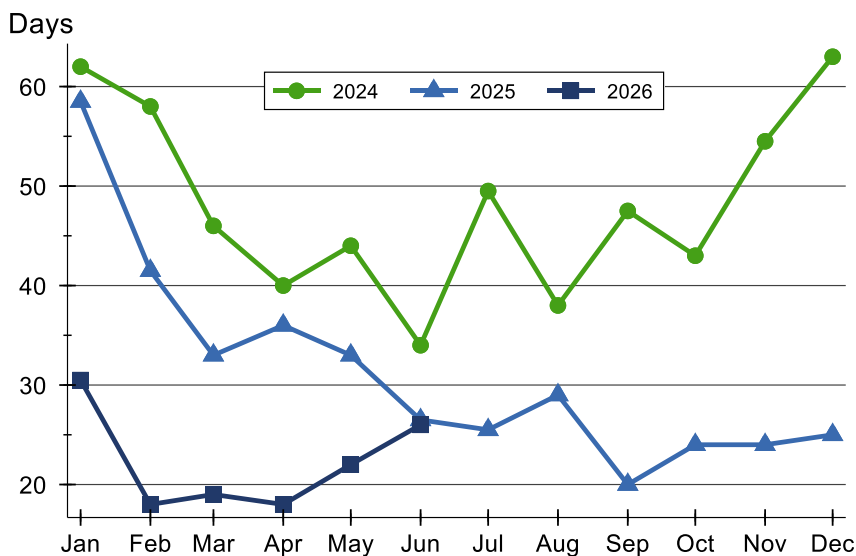
# Manhattan-Junction City Metropolitan Area Active Listings Analysis

## Average DOM



Month	2024	2025	2026
January	84	81	<b>58</b>
February	82	74	<b>55</b>
March	74	68	<b>52</b>
April	70	67	<b>51</b>
May	68	63	<b>51</b>
June	62	48	<b>48</b>
July	65	43	
August	61	50	
September	69	45	
October	64	46	
November	73	49	
December	81	51	

## Median DOM

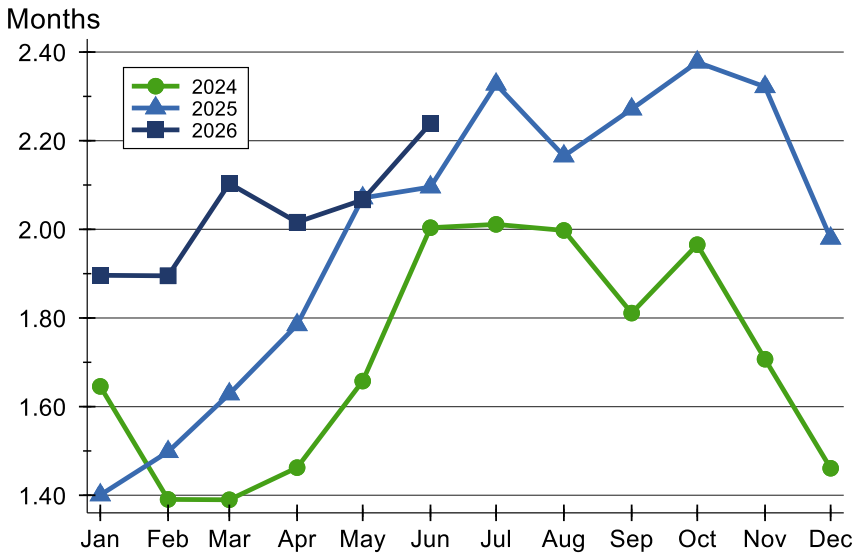


Month	2024	2025	2026
January	62	59	<b>31</b>
February	58	42	<b>18</b>
March	46	33	<b>19</b>
April	40	36	<b>18</b>
May	44	33	<b>22</b>
June	34	27	<b>26</b>
July	50	26	
August	38	29	
September	48	20	
October	43	24	
November	55	24	
December	63	25	



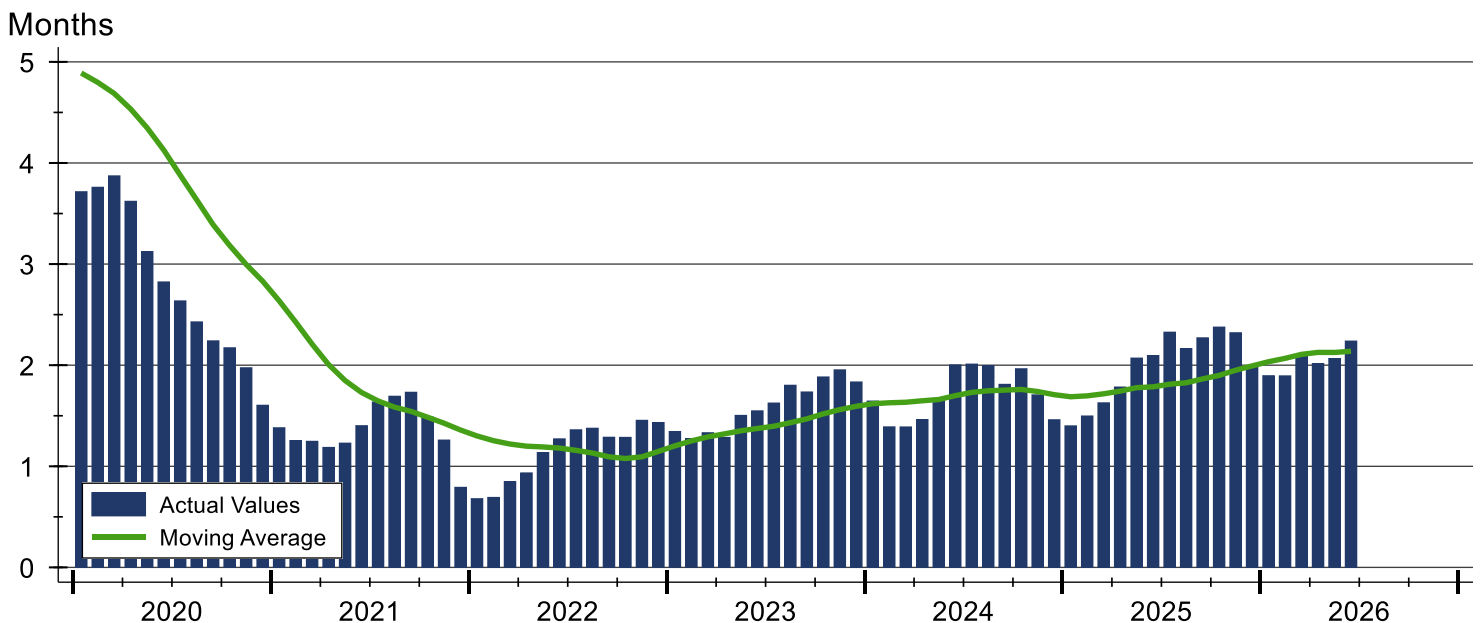
# Manhattan-Junction City Metropolitan Area Months' Supply Analysis

## Months' Supply by Month



Month	2024	2025	2026
January	1.6	1.4	<b>1.9</b>
February	1.4	1.5	<b>1.9</b>
March	1.4	1.6	<b>2.1</b>
April	1.5	1.8	<b>2.0</b>
May	1.7	2.1	<b>2.1</b>
June	2.0	2.1	<b>2.2</b>
July	2.0	2.3	
August	2.0	2.2	
September	1.8	2.3	
October	2.0	2.4	
November	1.7	2.3	
December	1.5	2.0	

## History of Month's Supply





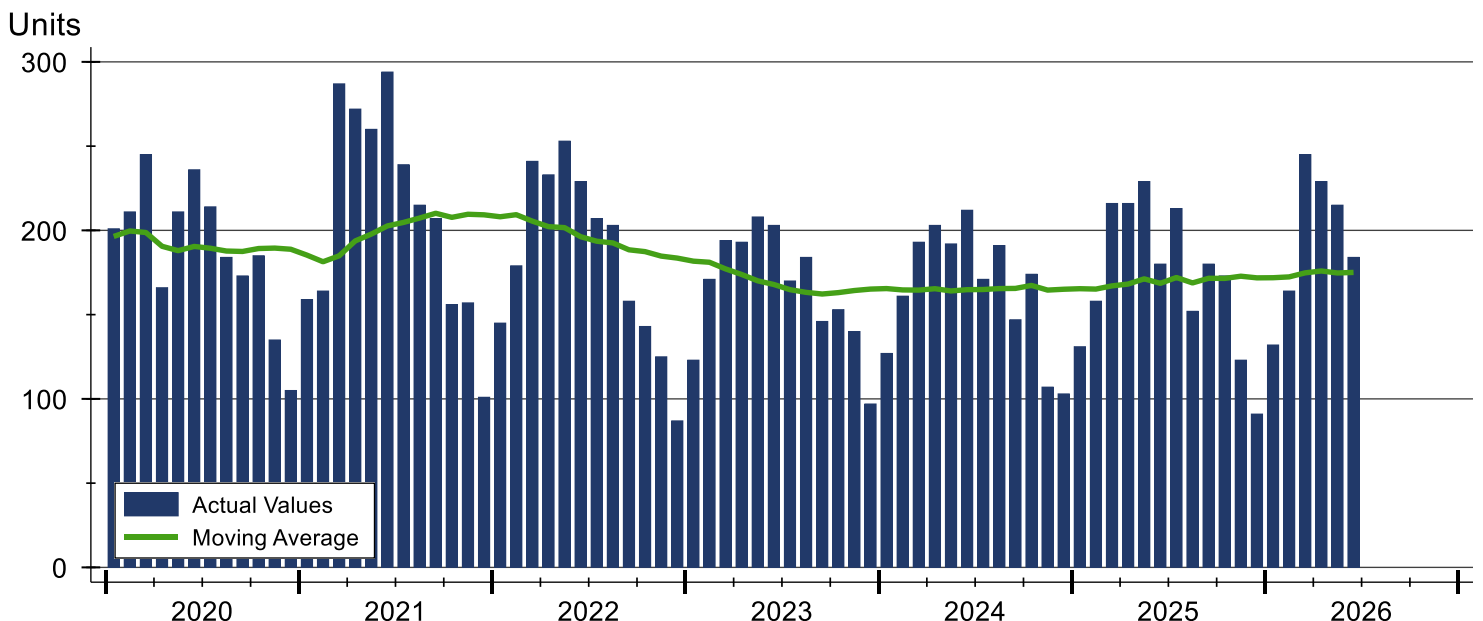
# Manhattan-Junction City Metropolitan Area New Listings Analysis

Summary Statistics for New Listings		2026	June 2025	Change
Current Month	New Listings	<b>184</b>	180	2.2%
	Volume (1,000s)	<b>58,595</b>	57,017	2.8%
	Average List Price	<b>318,450</b>	316,761	0.5%
	Median List Price	<b>287,500</b>	275,000	4.5%
Year-to-Date	New Listings	<b>1,169</b>	1,130	3.5%
	Volume (1,000s)	<b>379,281</b>	341,013	11.2%
	Average List Price	<b>324,449</b>	301,782	7.5%
	Median List Price	<b>289,900</b>	275,000	5.4%

A total of 184 new listings were added in the Manhattan-Junction City metropolitan area during June, up 2.2% from the same month in 2025. Year-to-date the Manhattan-Junction City metropolitan area has seen 1,169 new listings.

The median list price of these homes was \$287,500 up from \$275,000 in 2025.

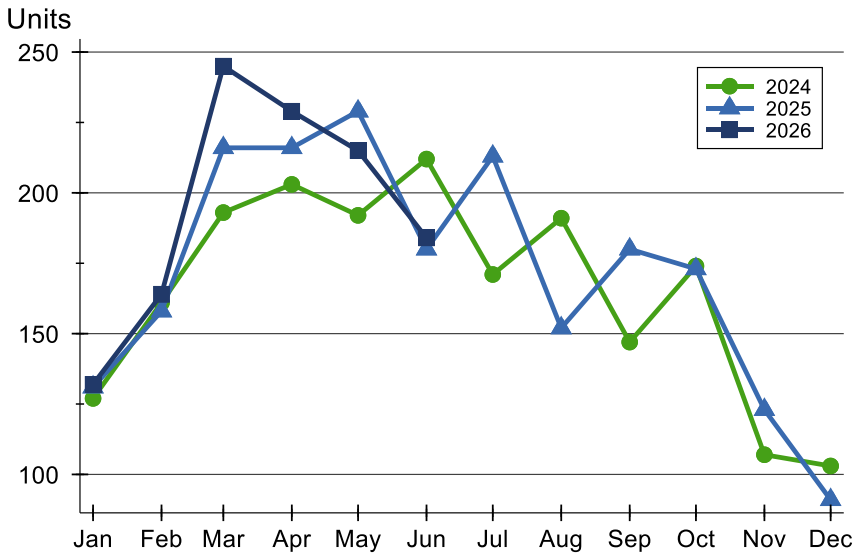
## History of New Listings





# Manhattan-Junction City Metropolitan Area New Listings Analysis

## New Listings by Month



Month	2024	2025	2026
<b>January</b>	127	131	<b>132</b>
<b>February</b>	161	158	<b>164</b>
<b>March</b>	193	216	<b>245</b>
<b>April</b>	203	216	<b>229</b>
<b>May</b>	192	229	<b>215</b>
<b>June</b>	212	180	<b>184</b>
<b>July</b>	171	213	
<b>August</b>	191	152	
<b>September</b>	147	180	
<b>October</b>	174	173	
<b>November</b>	107	123	
<b>December</b>	103	91	

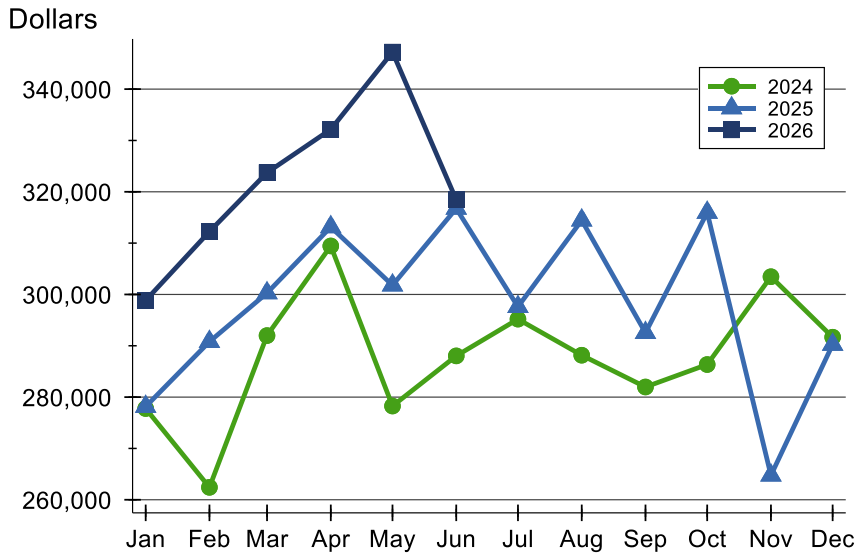
## New Listings by Price Range

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	3	1.6%	81,667	85,000	5	7	100.0%	100.0%
\$100,000-\$124,999	4	2.2%	115,000	115,500	11	10	100.0%	100.0%
\$125,000-\$149,999	6	3.3%	135,900	134,950	10	6	99.4%	100.0%
\$150,000-\$174,999	9	4.9%	160,144	160,000	9	6	99.2%	100.0%
\$175,000-\$199,999	13	7.1%	186,092	189,000	8	6	99.4%	100.0%
\$200,000-\$249,999	35	19.0%	227,369	229,000	10	6	99.8%	100.0%
\$250,000-\$299,999	31	16.8%	275,939	275,000	10	6	99.2%	100.0%
\$300,000-\$399,999	51	27.7%	351,741	349,900	10	6	99.5%	100.0%
\$400,000-\$499,999	15	8.2%	436,086	430,000	9	7	99.9%	100.0%
\$500,000-\$749,999	11	6.0%	560,264	559,000	10	6	99.5%	100.0%
\$750,000-\$999,999	4	2.2%	939,725	967,500	4	5	100.0%	100.0%
\$1,000,000 and up	2	1.1%	1,150,000	1,150,000	10	10	100.0%	100.0%



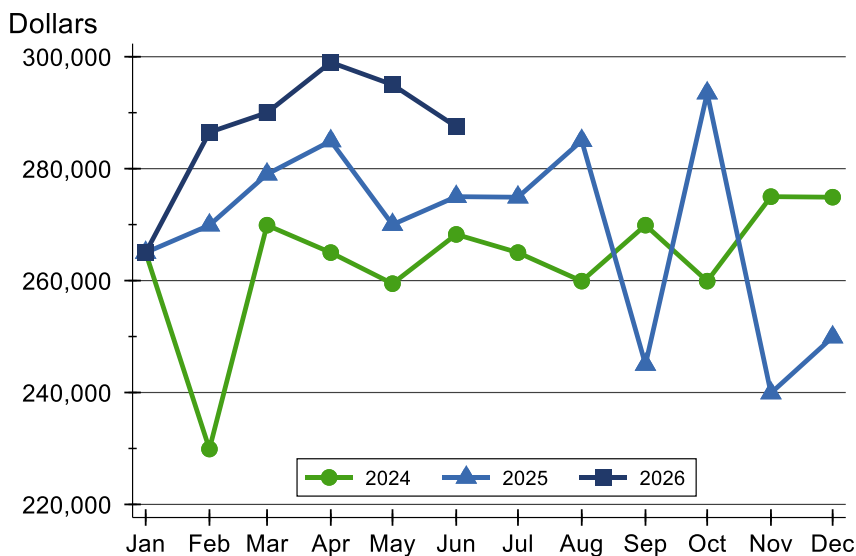
# Manhattan-Junction City Metropolitan Area New Listings Analysis

## Average Price



Month	2024	2025	2026
<b>January</b>	277,776	278,151	<b>298,840</b>
<b>February</b>	262,422	290,798	<b>312,243</b>
<b>March</b>	291,987	300,283	<b>323,730</b>
<b>April</b>	309,450	313,145	<b>332,161</b>
<b>May</b>	278,262	301,799	<b>347,223</b>
<b>June</b>	288,030	316,761	<b>318,450</b>
<b>July</b>	295,194	297,602	
<b>August</b>	288,165	314,455	
<b>September</b>	281,972	292,542	
<b>October</b>	286,346	315,959	
<b>November</b>	303,458	264,765	
<b>December</b>	291,677	290,244	

## Median Price



Month	2024	2025	2026
<b>January</b>	265,000	265,000	<b>265,000</b>
<b>February</b>	229,900	269,900	<b>286,500</b>
<b>March</b>	269,900	279,000	<b>290,000</b>
<b>April</b>	265,000	284,950	<b>299,000</b>
<b>May</b>	259,450	270,000	<b>295,000</b>
<b>June</b>	268,250	275,000	<b>287,500</b>
<b>July</b>	265,000	274,900	
<b>August</b>	259,900	285,000	
<b>September</b>	269,900	245,000	
<b>October</b>	259,900	293,500	
<b>November</b>	275,000	239,900	
<b>December</b>	274,900	249,900	



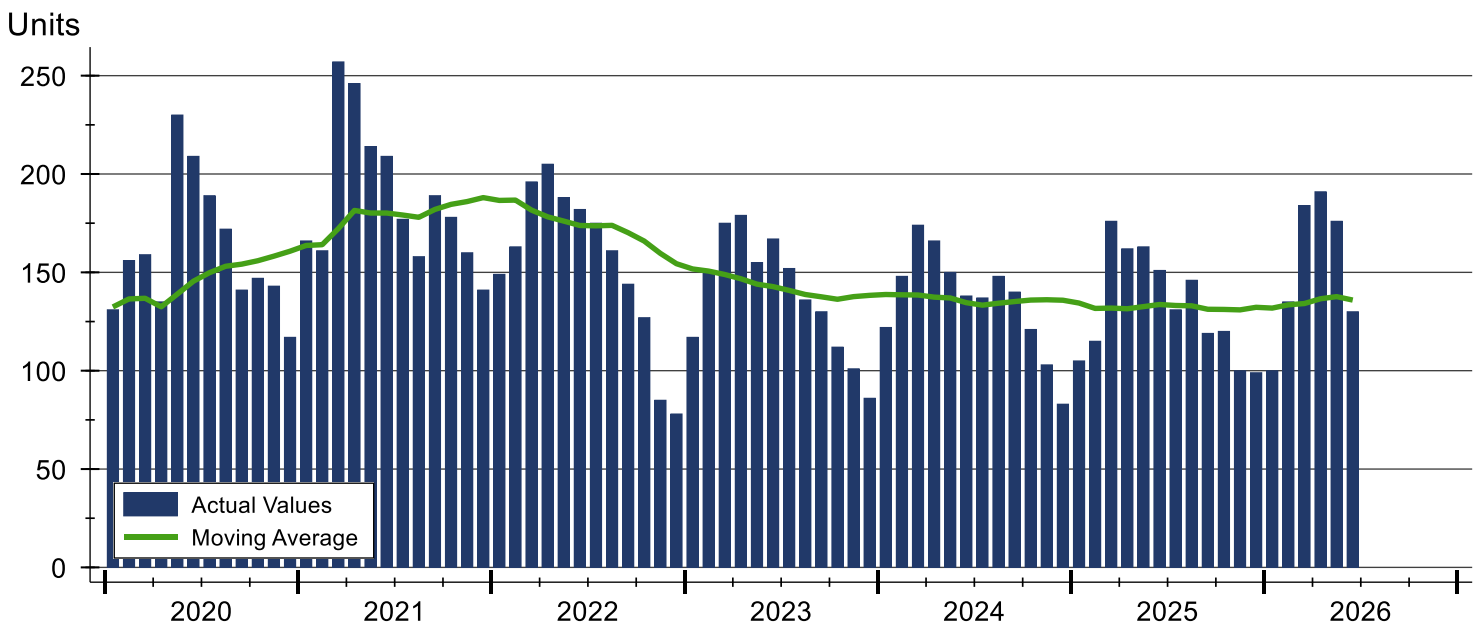
# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Summary Statistics for Contracts Written		2026	June 2025	Change	Year-to-Date		
		2026	2025		2026	2025	Change
Contracts Written		130	151	-13.9%	916	872	5.0%
Volume (1,000s)		39,486	45,514	-13.2%	280,560	254,586	10.2%
Average	Sale Price	303,736	301,416	0.8%	306,288	291,956	4.9%
	Days on Market	33	34	-2.9%	34	30	13.3%
	Percent of Original	98.3%	96.7%	1.7%	97.7%	97.9%	-0.2%
Median	Sale Price	279,950	275,000	1.8%	279,900	275,000	1.8%
	Days on Market	11	21	-47.6%	12	13	-7.7%
	Percent of Original	100.0%	97.9%	2.1%	100.0%	99.4%	0.6%

A total of 130 contracts for sale were written in the Manhattan-Junction City metropolitan area during the month of June, down from 151 in 2025. The median list price of these homes was \$279,950, up from \$275,000 the prior year.

Half of the homes that went under contract in June were on the market less than 11 days, compared to 21 days in June 2025.

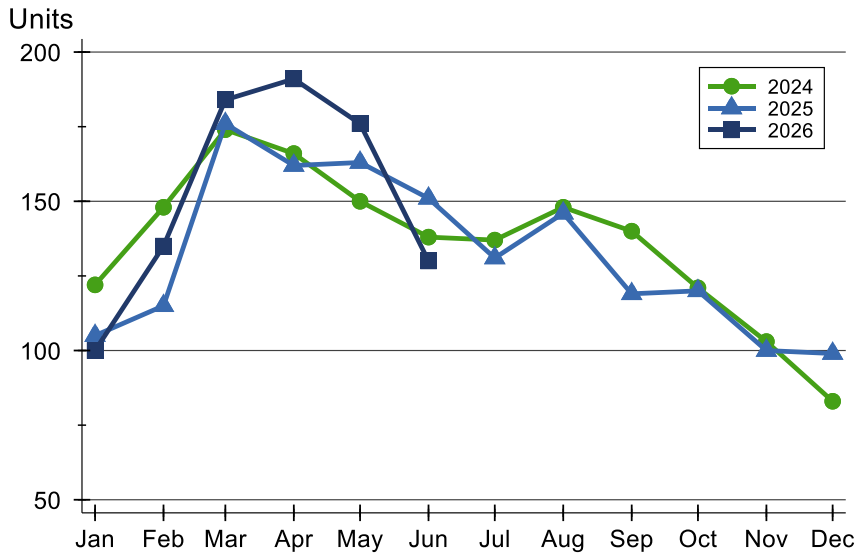
## History of Contracts Written





# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

## Contracts Written by Month



Month	2024	2025	2026
<b>January</b>	122	105	<b>100</b>
<b>February</b>	148	115	<b>135</b>
<b>March</b>	174	176	<b>184</b>
<b>April</b>	166	162	<b>191</b>
<b>May</b>	150	163	<b>176</b>
<b>June</b>	138	151	<b>130</b>
<b>July</b>	137	131	
<b>August</b>	148	146	
<b>September</b>	140	119	
<b>October</b>	121	120	
<b>November</b>	103	100	
<b>December</b>	83	99	

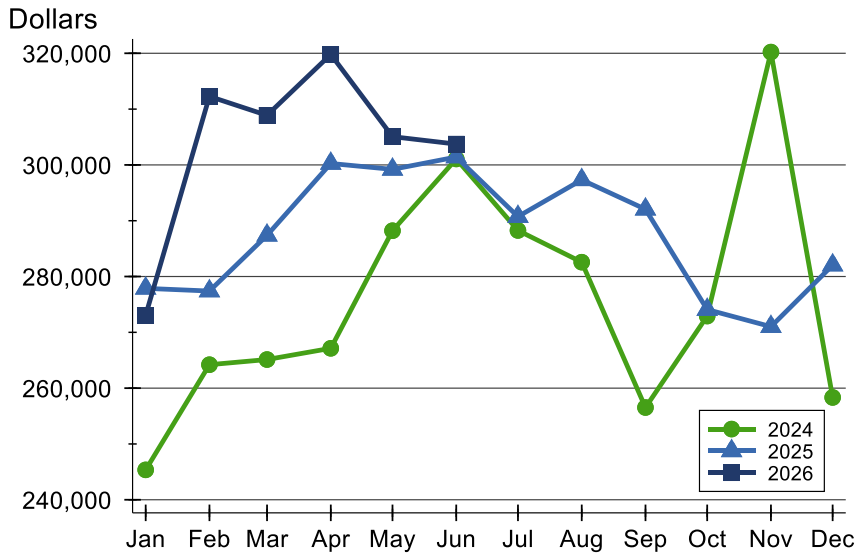
## Contracts Written by Price Range

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	3	2.3%	76,633	75,000	102	20	84.0%	80.0%
\$100,000-\$124,999	2	1.5%	109,000	109,000	11	11	100.0%	100.0%
\$125,000-\$149,999	6	4.6%	137,400	137,500	15	14	102.4%	100.0%
\$150,000-\$174,999	8	6.2%	167,350	167,500	30	17	96.9%	100.0%
\$175,000-\$199,999	12	9.2%	187,233	189,450	22	8	98.1%	100.0%
\$200,000-\$249,999	25	19.2%	224,493	220,000	31	9	97.1%	100.0%
\$250,000-\$299,999	16	12.3%	275,863	274,950	28	15	99.4%	100.0%
\$300,000-\$399,999	40	30.8%	344,961	342,400	32	14	99.1%	100.0%
\$400,000-\$499,999	8	6.2%	452,550	456,500	52	14	97.6%	100.0%
\$500,000-\$749,999	6	4.6%	605,483	600,000	69	28	99.8%	100.0%
\$750,000-\$999,999	3	2.3%	849,967	824,900	8	6	100.0%	100.0%
\$1,000,000 and up	1	0.8%	1,000,000	1,000,000	10	10	100.0%	100.0%



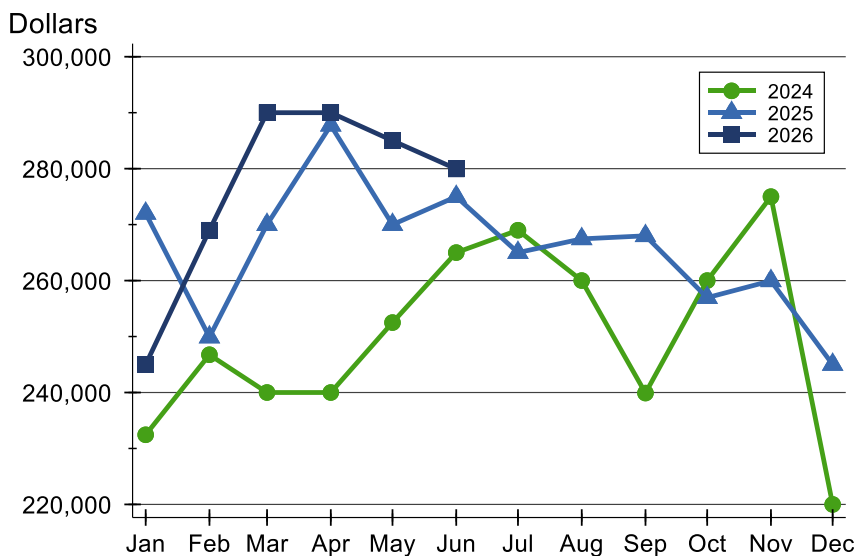
# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

## Average Price



Month	2024	2025	2026
January	245,360	277,886	<b>273,063</b>
February	264,205	277,405	<b>312,282</b>
March	265,128	287,386	<b>308,886</b>
April	267,139	300,261	<b>319,806</b>
May	288,212	299,202	<b>305,066</b>
June	301,068	301,416	<b>303,736</b>
July	288,258	290,742	
August	282,576	297,325	
September	256,533	292,055	
October	272,917	274,087	
November	320,223	271,020	
December	258,338	282,041	

## Median Price

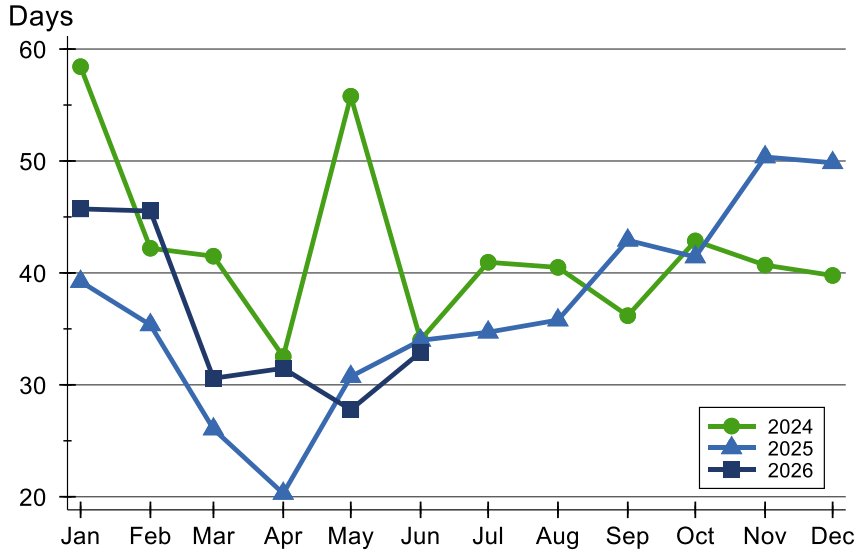


Month	2024	2025	2026
January	232,450	272,000	<b>245,000</b>
February	246,750	249,900	<b>269,000</b>
March	240,000	270,000	<b>290,000</b>
April	240,000	287,750	<b>290,000</b>
May	252,500	270,000	<b>285,000</b>
June	265,000	275,000	<b>279,950</b>
July	269,000	265,000	
August	260,000	267,450	
September	239,900	268,000	
October	260,000	256,950	
November	275,000	259,950	
December	220,000	245,000	



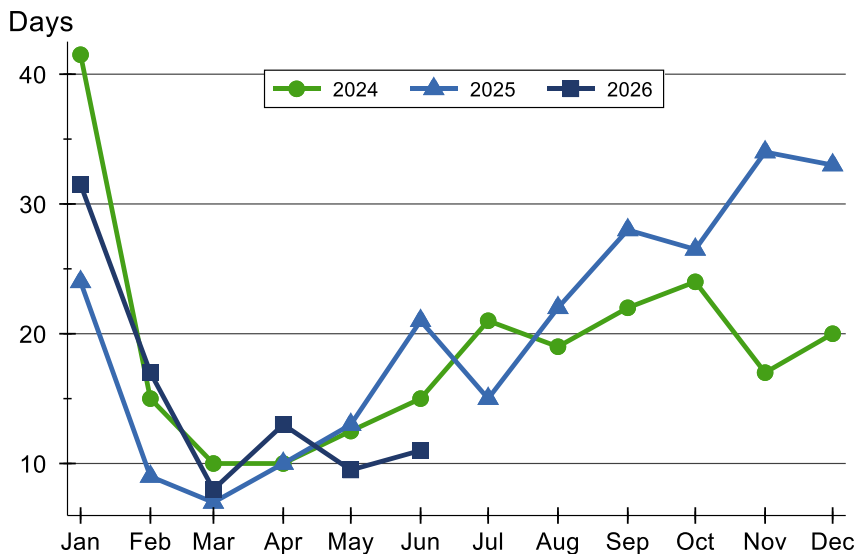
# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

## Average DOM



Month	2024	2025	2026
January	58	39	<b>46</b>
February	42	35	<b>46</b>
March	41	26	<b>31</b>
April	33	20	<b>31</b>
May	56	31	<b>28</b>
June	34	34	<b>33</b>
July	41	35	
August	40	36	
September	36	43	
October	43	41	
November	41	50	
December	40	50	

## Median DOM



Month	2024	2025	2026
January	42	24	<b>32</b>
February	15	9	<b>17</b>
March	10	7	<b>8</b>
April	10	10	<b>13</b>
May	13	13	<b>10</b>
June	15	21	<b>11</b>
July	21	15	
August	19	22	
September	22	28	
October	24	27	
November	17	34	
December	20	33	



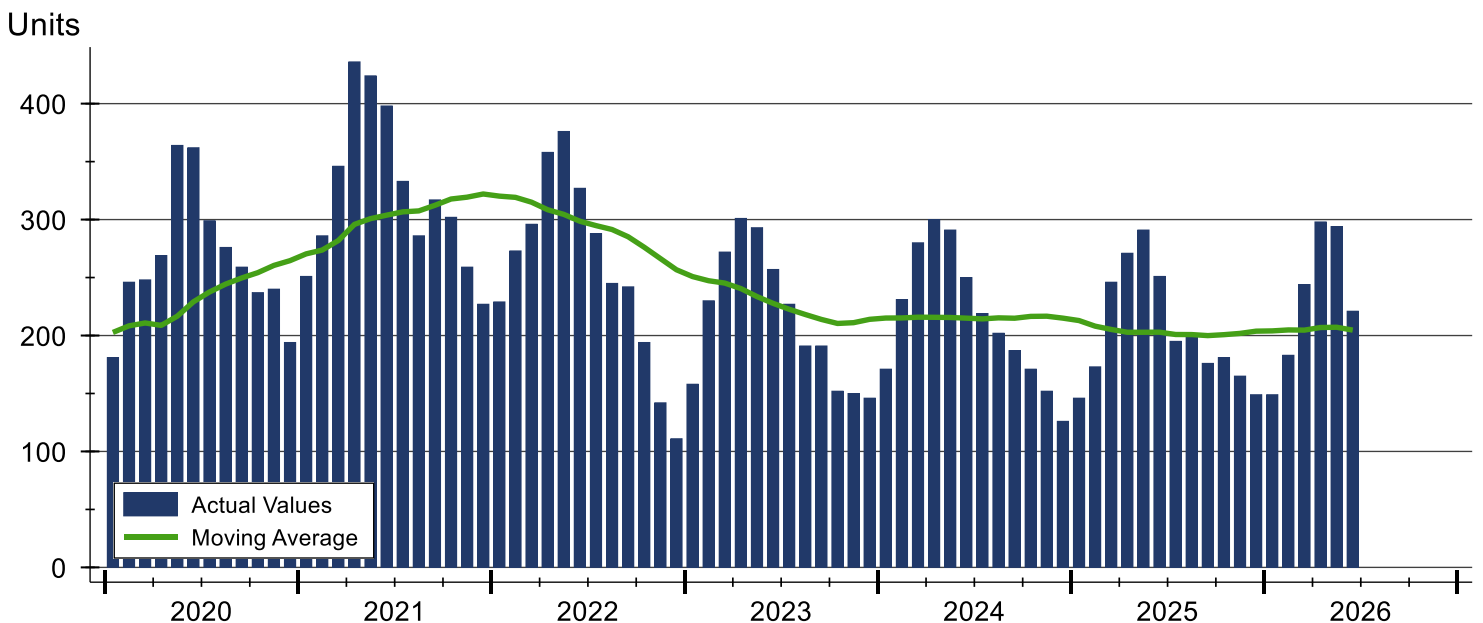
# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		2026	End of June 2025	Change
Pending Contracts		221	251	-12.0%
Volume (1,000s)		67,766	77,016	-12.0%
Average	List Price	306,633	306,835	-0.1%
	Days on Market	31	35	-11.4%
	Percent of Original	98.4%	98.6%	-0.2%
Median	List Price	284,900	279,900	1.8%
	Days on Market	10	18	-44.4%
	Percent of Original	100.0%	100.0%	0.0%

A total of 221 listings in the Manhattan-Junction City metropolitan area had contracts pending at the end of June, down from 251 contracts pending at the end of June 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.

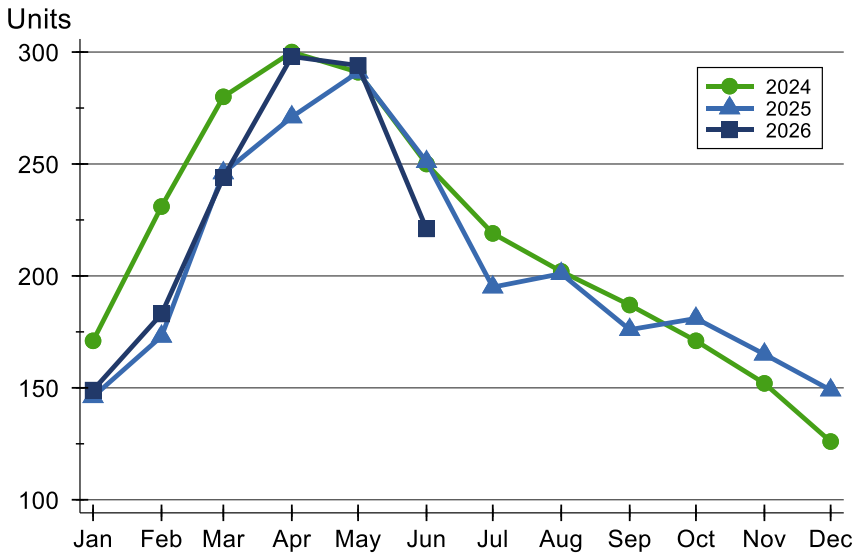
## History of Pending Contracts





# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

## Pending Contracts by Month



Month	2024	2025	2026
January	171	146	<b>149</b>
February	231	173	<b>183</b>
March	280	246	<b>244</b>
April	300	271	<b>298</b>
May	291	291	<b>294</b>
June	250	251	<b>221</b>
July	219	195	
August	202	201	
September	187	176	
October	171	181	
November	152	165	
December	126	149	

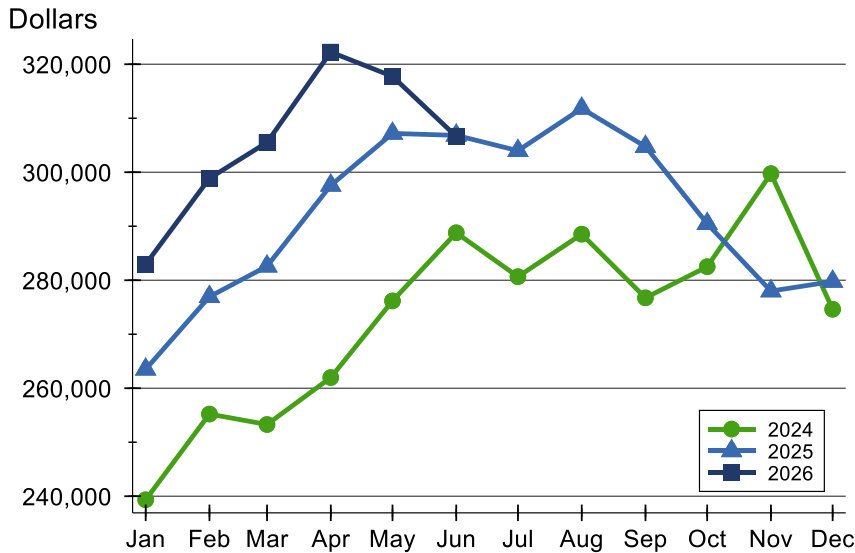
## Pending Contracts by Price Range

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	1	0.5%	49,500	49,500	198	198	43.4%	43.4%
\$50,000-\$99,999	2	0.9%	77,450	77,450	143	143	86.0%	86.0%
\$100,000-\$124,999	3	1.4%	106,000	102,000	10	11	100.0%	100.0%
\$125,000-\$149,999	7	3.2%	139,043	139,500	11	6	98.1%	100.0%
\$150,000-\$174,999	10	4.5%	166,590	167,000	22	12	99.7%	100.0%
\$175,000-\$199,999	20	9.0%	186,700	189,250	34	8	98.4%	100.0%
\$200,000-\$249,999	41	18.6%	225,202	225,000	25	5	98.4%	100.0%
\$250,000-\$299,999	42	19.0%	275,483	274,950	33	16	98.8%	100.0%
\$300,000-\$399,999	61	27.6%	344,502	345,000	28	10	99.0%	100.0%
\$400,000-\$499,999	18	8.1%	447,683	444,500	34	16	98.6%	100.0%
\$500,000-\$749,999	10	4.5%	584,930	562,000	70	37	99.4%	100.0%
\$750,000-\$999,999	5	2.3%	828,880	799,500	5	2	100.0%	100.0%
\$1,000,000 and up	1	0.5%	1,000,000	1,000,000	10	10	100.0%	100.0%



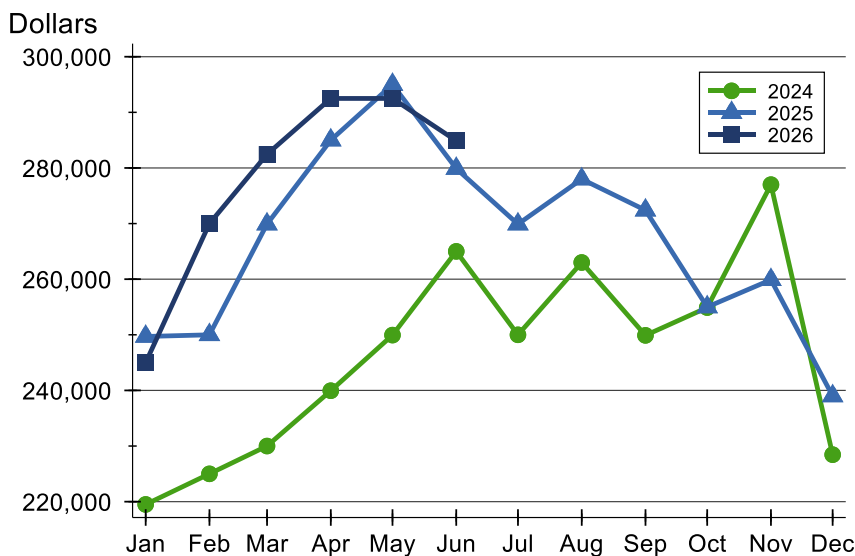
## Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

### Average Price



Month	2024	2025	2026
<b>January</b>	239,345	263,505	<b>282,966</b>
<b>February</b>	255,219	276,950	<b>298,870</b>
<b>March</b>	253,283	282,592	<b>305,529</b>
<b>April</b>	261,982	297,568	<b>322,256</b>
<b>May</b>	276,172	307,188	<b>317,755</b>
<b>June</b>	288,791	306,835	<b>306,633</b>
<b>July</b>	280,661	303,992	
<b>August</b>	288,533	311,820	
<b>September</b>	276,743	304,749	
<b>October</b>	282,508	290,474	
<b>November</b>	299,744	277,997	
<b>December</b>	274,628	279,772	

### Median Price

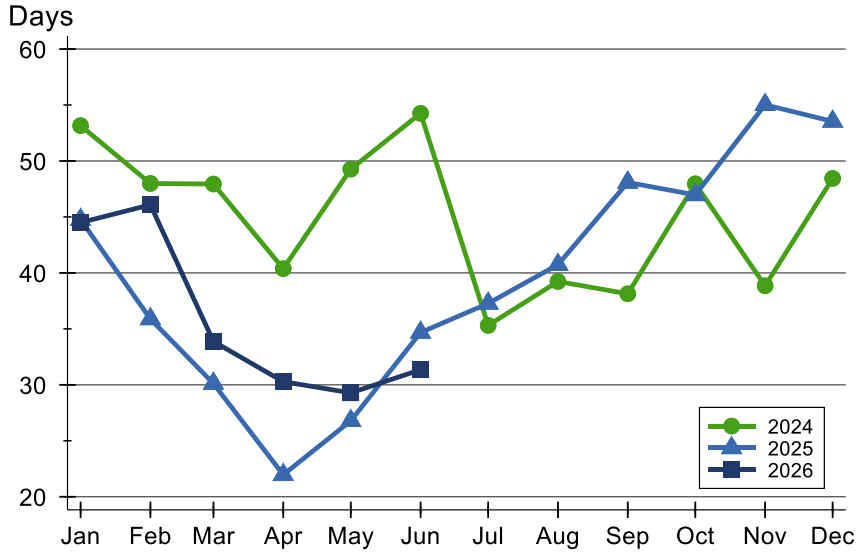


Month	2024	2025	2026
<b>January</b>	219,500	249,700	<b>245,000</b>
<b>February</b>	225,000	250,000	<b>270,000</b>
<b>March</b>	230,000	269,900	<b>282,450</b>
<b>April</b>	239,950	285,000	<b>292,500</b>
<b>May</b>	249,950	295,000	<b>292,500</b>
<b>June</b>	265,000	279,900	<b>284,900</b>
<b>July</b>	250,000	269,900	
<b>August</b>	263,000	278,000	
<b>September</b>	249,900	272,400	
<b>October</b>	254,900	255,000	
<b>November</b>	277,000	259,900	
<b>December</b>	228,450	239,000	



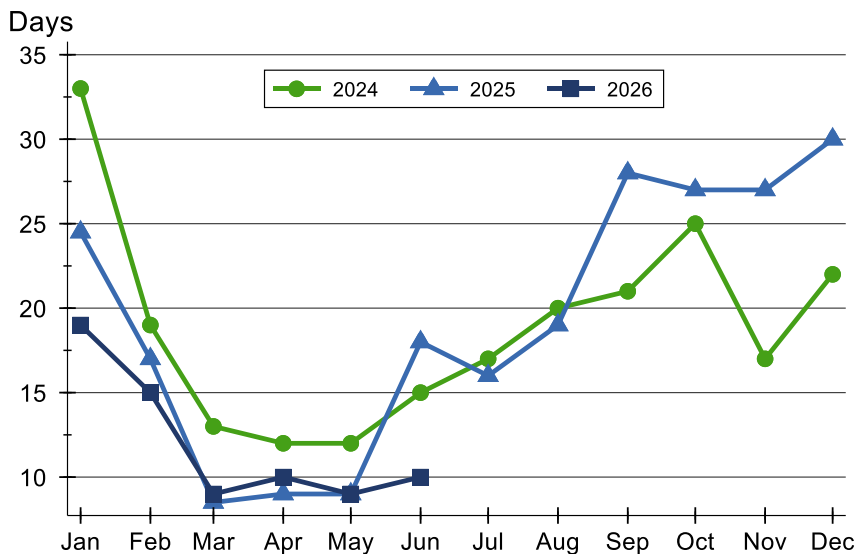
# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

## Average DOM



Month	2024	2025	2026
January	53	45	<b>44</b>
February	48	36	<b>46</b>
March	48	30	<b>34</b>
April	40	22	<b>30</b>
May	49	27	<b>29</b>
June	54	35	<b>31</b>
July	35	37	
August	39	41	
September	38	48	
October	48	47	
November	39	55	
December	48	54	

## Median DOM



Month	2024	2025	2026
January	33	25	<b>19</b>
February	19	17	<b>15</b>
March	13	9	<b>9</b>
April	12	9	<b>10</b>
May	12	9	<b>9</b>
June	15	18	<b>10</b>
July	17	16	
August	20	19	
September	21	28	
October	25	27	
November	17	27	
December	22	30	