



**January
2026**

Flint Hills MLS Statistics



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Pottawatomie County Housing Report



Market Overview

Pottawatomie County Home Sales Fell in January

Total home sales in Pottawatomie County fell last month to 13 units, compared to 16 units in January 2025. Total sales volume was \$4.5 million, down from a year earlier.

The median sale price in January was \$359,000, up from \$349,500 a year earlier. Homes that sold in January were typically on the market for 55 days and sold for 98.7% of their list prices.

Pottawatomie County Active Listings Up at End of January

The total number of active listings in Pottawatomie County at the end of January was 34 units, up from 27 at the same point in 2025. This represents a 1.5 months' supply of homes available for sale. The median list price of homes on the market at the end of January was \$365,000.

During January, a total of 20 contracts were written up from 17 in January 2025. At the end of the month, there were 27 contracts still pending.

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Pottawatomie County Summary Statistics

| January MLS Statistics Three-year History | 2026 | Current Month | | 2026 | Year-to-Date | |
|--|--|--------------------------|--------------------------|--------------------------|-------------------------|-------------------------|
| | | 2025 | 2024 | | 2025 | 2024 |
| Home Sales Change from prior year | 13 -18.8% | 16 14.3% | 14 -6.7% | 13 -18.8% | 16 14.3% | 14 -6.7% |
| Active Listings Change from prior year | 34 25.9% | 27 -30.8% | 39 -25.0% | N/A | N/A | N/A |
| Months' Supply Change from prior year | 1.5 36.4% | 1.1 -31.3% | 1.6 -15.8% | N/A | N/A | N/A |
| New Listings Change from prior year | 22 100.0% | 11 -63.3% | 30 -3.2% | 22 100.0% | 11 -63.3% | 30 -3.2% |
| Contracts Written Change from prior year | 20 17.6% | 17 6.3% | 16 -5.9% | 20 17.6% | 17 6.3% | 16 -5.9% |
| Pending Contracts Change from prior year | 27 28.6% | 21 -19.2% | 26 -10.3% | N/A | N/A | N/A |
| Sales Volume (1,000s) Change from prior year | 4,480 -23.1% | 5,827 54.0% | 3,784 -27.4% | 4,480 -23.1% | 5,827 54.0% | 3,784 -27.4% |
| Average | Sale Price Change from prior year | 344,592 -5.4% | 364,181 34.7% | 270,281 -22.2% | 344,592 -5.4% | 364,181 34.7% |
| | List Price of Actives Change from prior year | 387,415 -11.5% | 437,624 0.7% | 434,659 20.3% | N/A | N/A |
| | Days on Market Change from prior year | 50 -2.0% | 51 -3.8% | 53 -14.5% | 50 -2.0% | 51 -3.8% |
| | Percent of List Change from prior year | 96.0% -1.7% | 97.7% -1.1% | 98.8% 0.4% | 96.0% -1.7% | 97.7% -1.1% |
| | Percent of Original Change from prior year | 93.0% -3.6% | 96.5% 0.8% | 95.7% 1.6% | 93.0% -3.6% | 96.5% 0.8% |
| Median | Sale Price Change from prior year | 359,000 2.7% | 349,500 39.8% | 250,000 -20.6% | 359,000 2.7% | 349,500 39.8% |
| | List Price of Actives Change from prior year | 365,000 16.8% | 312,500 -18.8% | 385,000 1.3% | N/A | N/A |
| | Days on Market Change from prior year | 55 10.0% | 50 35.1% | 37 68.2% | 55 10.0% | 50 35.1% |
| | Percent of List Change from prior year | 98.7% 0.2% | 98.5% -1.0% | 99.5% -0.5% | 98.7% 0.2% | 98.5% -1.0% |
| | Percent of Original Change from prior year | 98.4% 1.2% | 97.2% 0.4% | 96.8% -1.8% | 98.4% 1.2% | 97.2% 0.4% |

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



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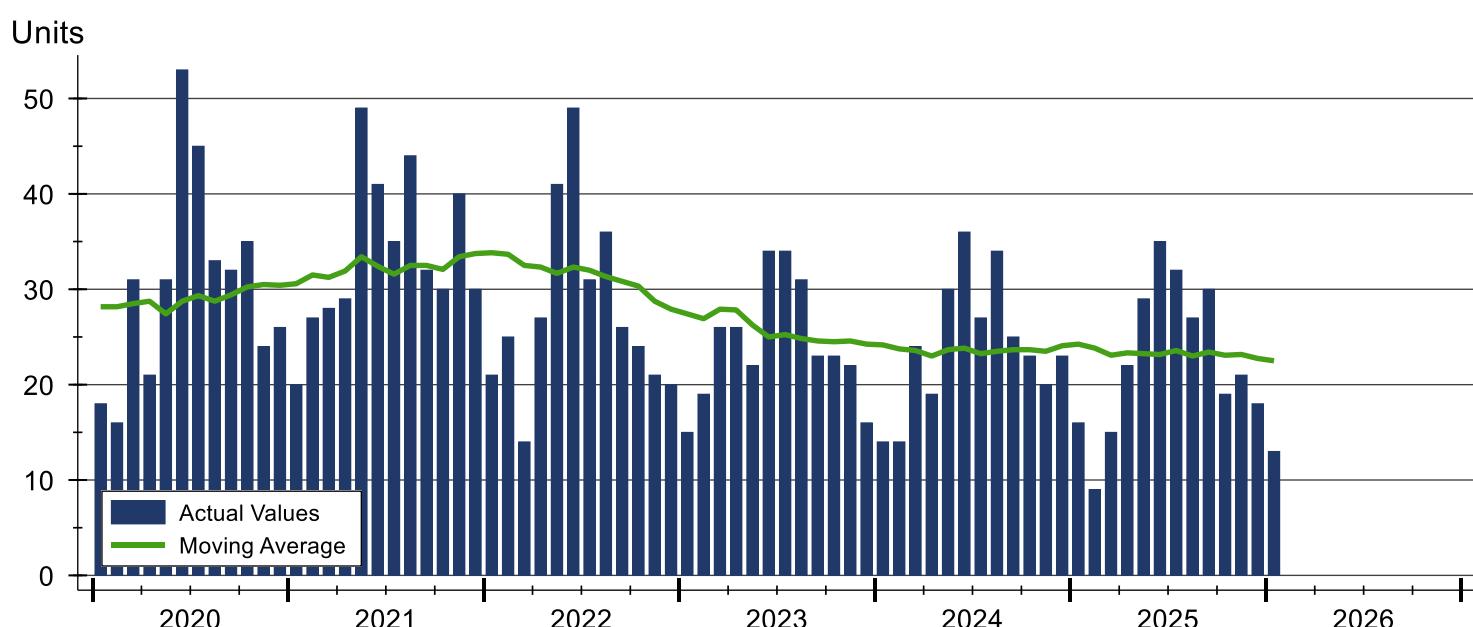
Pottawatomie County Closed Listings Analysis

| Summary Statistics for Closed Listings | | 2026 | January 2025 | Change | 2026 | Year-to-Date 2025 | Change |
|---|---------------------|----------------|-----------------|--------|----------------|----------------------|--------|
| Closed Listings | | 13 | 16 | -18.8% | 13 | 16 | -18.8% |
| Volume (1,000s) | | 4,480 | 5,827 | -23.1% | 4,480 | 5,827 | -23.1% |
| Months' Supply | | 1.5 | 1.1 | 36.4% | N/A | N/A | N/A |
| Average | Sale Price | 344,592 | 364,181 | -5.4% | 344,592 | 364,181 | -5.4% |
| | Days on Market | 50 | 51 | -2.0% | 50 | 51 | -2.0% |
| | Percent of List | 96.0% | 97.7% | -1.7% | 96.0% | 97.7% | -1.7% |
| | Percent of Original | 93.0% | 96.5% | -3.6% | 93.0% | 96.5% | -3.6% |
| Median | Sale Price | 359,000 | 349,500 | 2.7% | 359,000 | 349,500 | 2.7% |
| | Days on Market | 55 | 50 | 10.0% | 55 | 50 | 10.0% |
| | Percent of List | 98.7% | 98.5% | 0.2% | 98.7% | 98.5% | 0.2% |
| | Percent of Original | 98.4% | 97.2% | 1.2% | 98.4% | 97.2% | 1.2% |

A total of 13 homes sold in Pottawatomie County in January, down from 16 units in January 2025. Total sales volume fell to \$4.5 million compared to \$5.8 million in the previous year.

The median sales price in January was \$359,000, up 2.7% compared to the prior year. Median days on market was 55 days, up from 31 days in December, and up from 50 in January 2025.

History of Closed Listings





**January
2026**

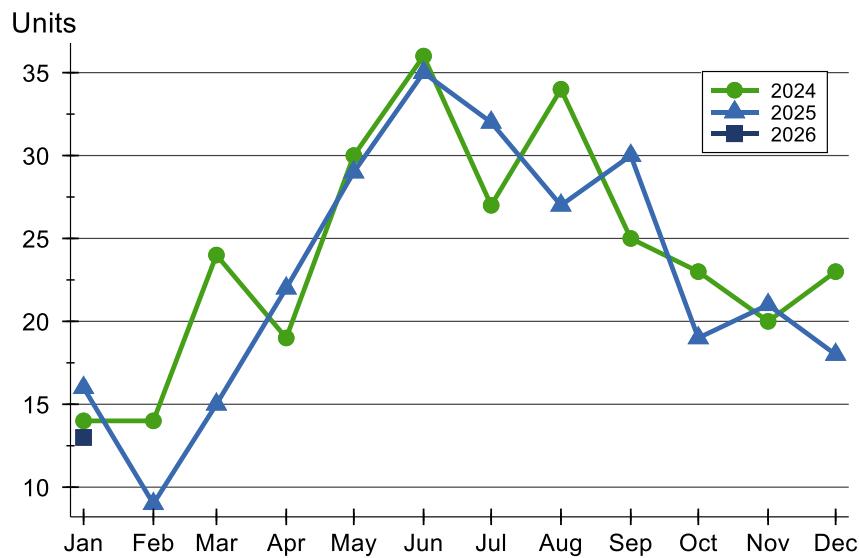
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Pottawatomie County Closed Listings Analysis

Closed Listings by Month



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 14 | 16 | 13 |
| February | 14 | 9 | |
| March | 24 | 15 | |
| April | 19 | 22 | |
| May | 30 | 29 | |
| June | 36 | 35 | |
| July | 27 | 32 | |
| August | 34 | 27 | |
| September | 25 | 30 | |
| October | 23 | 19 | |
| November | 20 | 21 | |
| December | 23 | 18 | |

Closed Listings by Price Range

| Price Range | Sales Number | Sales Percent | Months' Supply | Sale Price | | Days on Avg. | Market Med. | Price as % of List Avg. | Price as % of Orig. Avg. |
|---------------------|-----------------|------------------|-------------------|------------|---------|-----------------|----------------|----------------------------|-----------------------------|
| | | | | Average | Median | | | Med. | 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 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 2 | 15.4% | 0.0 | 100,000 | 100,000 | 109 | 109 | 80.4% | 80.4% |
| \$125,000-\$149,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 1 | 7.7% | 0.9 | 216,200 | 216,200 | 59 | 59 | 100.6% | 100.6% |
| \$250,000-\$299,999 | 2 | 15.4% | 1.2 | 276,500 | 276,500 | 27 | 27 | 99.6% | 99.6% |
| \$300,000-\$399,999 | 4 | 30.8% | 1.3 | 365,250 | 372,000 | 49 | 57 | 97.9% | 98.5% |
| \$400,000-\$499,999 | 3 | 23.1% | 1.7 | 442,167 | 438,000 | 38 | 55 | 98.5% | 97.4% |
| \$500,000-\$749,999 | 1 | 7.7% | 3.2 | 723,000 | 723,000 | 2 | 2 | 100.4% | 100.4% |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |



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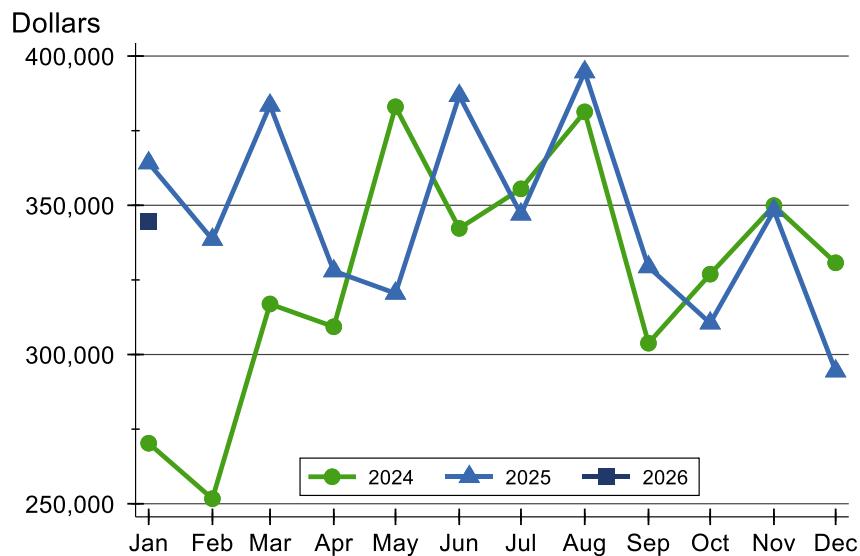
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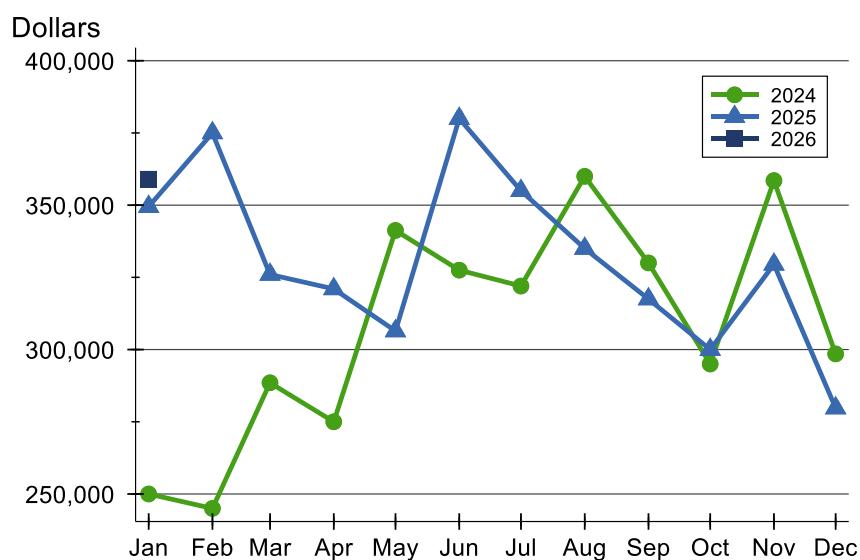
Pottawatomie County Closed Listings Analysis

Average Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 270,281 | 364,181 | 344,592 |
| February | 251,689 | 338,544 | |
| March | 316,938 | 383,500 | |
| April | 309,311 | 327,993 | |
| May | 383,004 | 320,503 | |
| June | 342,261 | 386,738 | |
| July | 355,507 | 346,994 | |
| August | 381,306 | 394,678 | |
| September | 303,804 | 329,360 | |
| October | 326,926 | 310,514 | |
| November | 349,902 | 348,233 | |
| December | 330,731 | 294,451 | |

Median Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 250,000 | 349,500 | 359,000 |
| February | 245,000 | 375,000 | |
| March | 288,500 | 326,000 | |
| April | 275,000 | 321,000 | |
| May | 341,250 | 306,425 | |
| June | 327,500 | 380,000 | |
| July | 322,000 | 355,000 | |
| August | 359,975 | 335,000 | |
| September | 330,000 | 317,500 | |
| October | 295,000 | 300,000 | |
| November | 358,500 | 329,500 | |
| December | 298,500 | 279,750 | |



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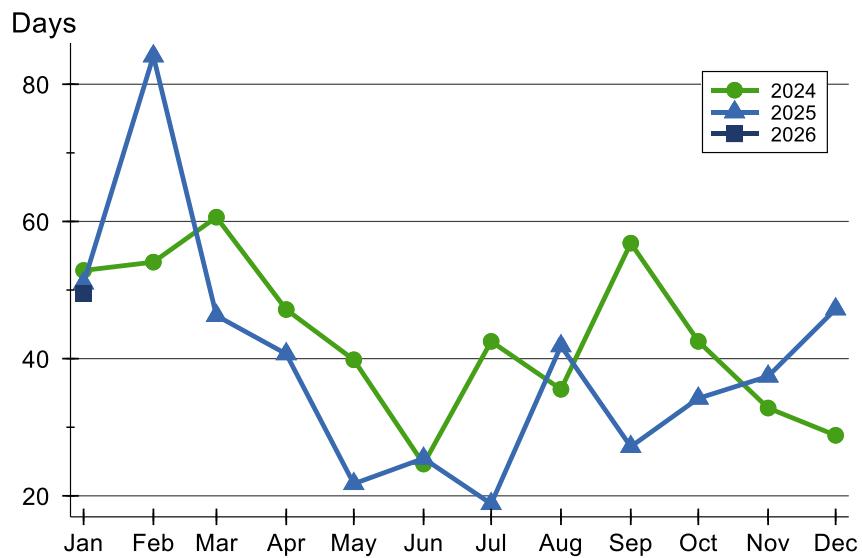
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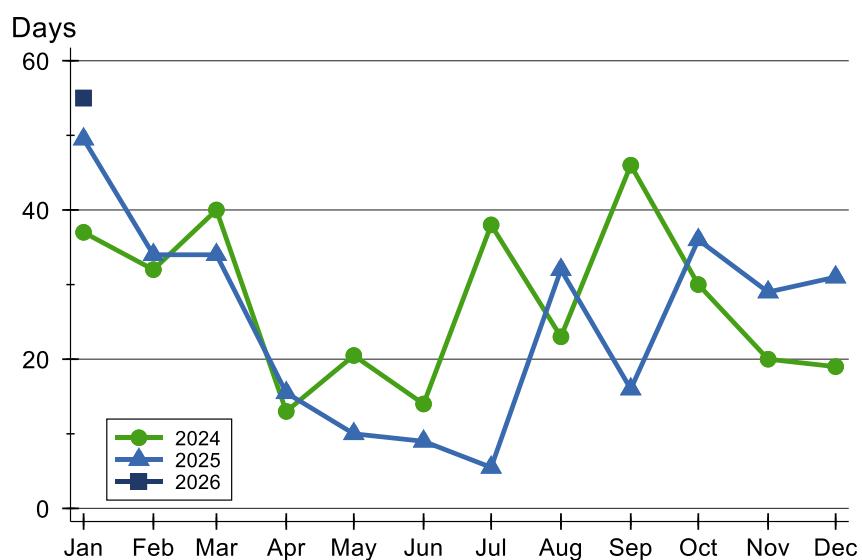
Pottawatomie County Closed Listings Analysis

Average DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 53 | 51 | 50 |
| February | 54 | 84 | |
| March | 61 | 46 | |
| April | 47 | 41 | |
| May | 40 | 22 | |
| June | 25 | 25 | |
| July | 43 | 19 | |
| August | 36 | 42 | |
| September | 57 | 27 | |
| October | 43 | 34 | |
| November | 33 | 37 | |
| December | 29 | 47 | |

Median DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 37 | 50 | 55 |
| February | 32 | 34 | |
| March | 40 | 34 | |
| April | 13 | 16 | |
| May | 21 | 10 | |
| June | 14 | 9 | |
| July | 38 | 6 | |
| August | 23 | 32 | |
| September | 46 | 16 | |
| October | 30 | 36 | |
| November | 20 | 29 | |
| December | 19 | 31 | |



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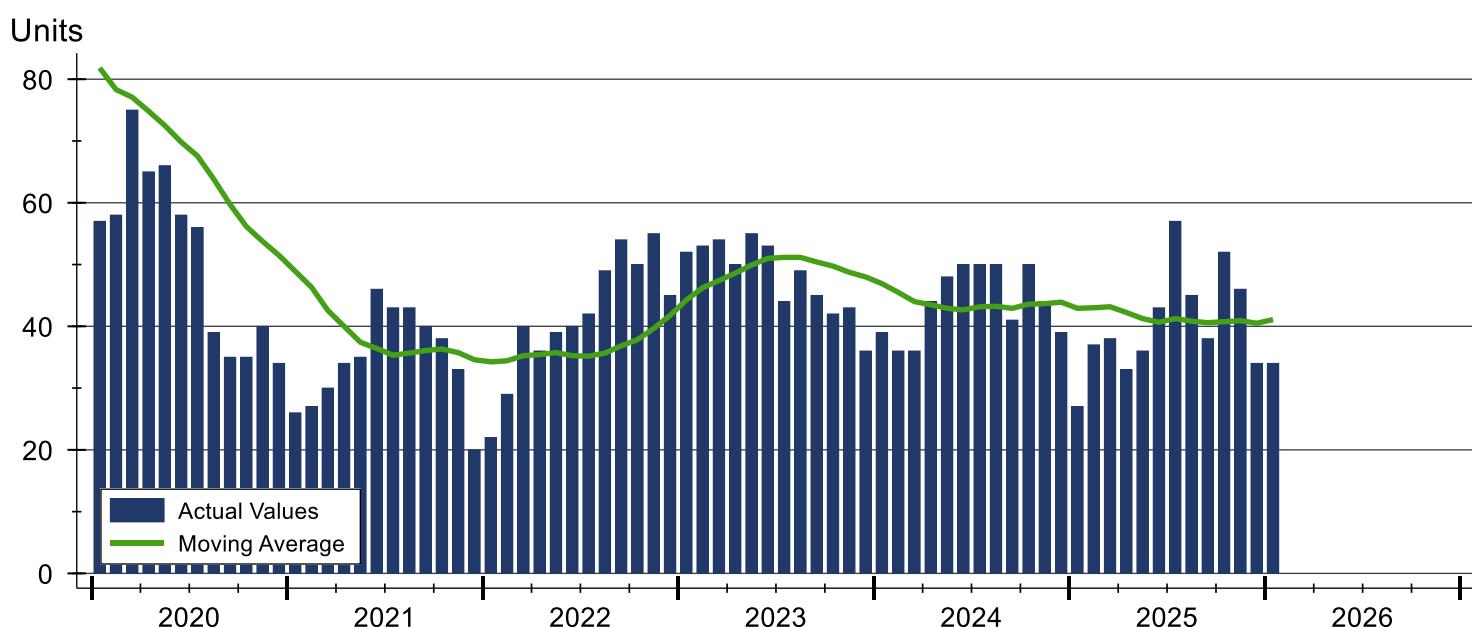
Pottawatomie County Active Listings Analysis

| Summary Statistics for Active Listings | | 2026 | 2025 | Change |
|---|---------------------|----------------|---------|--------|
| Active Listings | | 34 | 27 | 25.9% |
| Volume (1,000s) | | 13,172 | 11,816 | 11.5% |
| Months' Supply | | 1.5 | 1.1 | 36.4% |
| Average | List Price | 387,415 | 437,624 | -11.5% |
| | Days on Market | 57 | 85 | -32.9% |
| | Percent of Original | 98.4% | 97.8% | 0.6% |
| Median | List Price | 365,000 | 312,500 | 16.8% |
| | Days on Market | 25 | 70 | -64.3% |
| | Percent of Original | 100.0% | 100.0% | 0.0% |

A total of 34 homes were available for sale in Pottawatomie County at the end of January. This represents a 1.5 months' supply of active listings.

The median list price of homes on the market at the end of January was \$365,000, up 16.8% from 2025. The typical time on market for active listings was 24 days, down from 70 days a year earlier.

History of Active Listings





**January
2026**

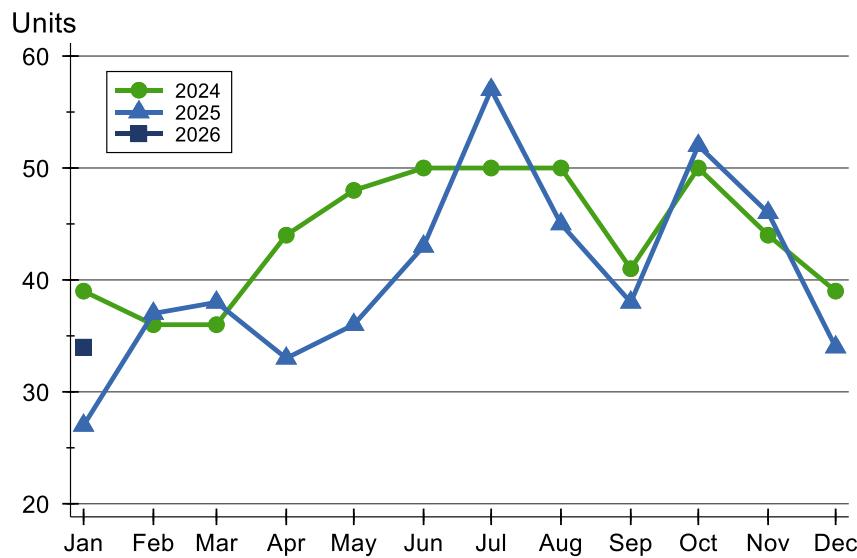
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Pottawatomie County Active Listings Analysis

Active Listings by Month



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 39 | 27 | 34 |
| February | 36 | 37 | |
| March | 36 | 38 | |
| April | 44 | 33 | |
| May | 48 | 36 | |
| June | 50 | 43 | |
| July | 50 | 57 | |
| August | 50 | 45 | |
| September | 41 | 38 | |
| October | 50 | 52 | |
| November | 44 | 46 | |
| December | 39 | 34 | |

Active Listings by Price Range

| Price Range | Active Listings Number | Active Listings Percent | Months' Supply | List Price Average | List Price Median | Days on Market Avg. | Days on Market Med. | Price as % of Orig. Avg. | Price as % of Orig. 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 | 1 | 2.9% | N/A | 74,900 | 74,900 | 164 | 164 | 83.3% | 83.3% |
| \$100,000-\$124,999 | 0 | 0.0% | 0.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 1 | 2.9% | N/A | 135,000 | 135,000 | 27 | 27 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 2 | 5.9% | N/A | 167,450 | 167,450 | 12 | 12 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$200,000-\$249,999 | 2 | 5.9% | 0.9 | 232,500 | 232,500 | 92 | 92 | 96.8% | 96.8% |
| \$250,000-\$299,999 | 4 | 11.8% | 1.2 | 282,825 | 288,200 | 59 | 55 | 98.7% | 98.6% |
| \$300,000-\$399,999 | 10 | 29.4% | 1.3 | 347,630 | 343,700 | 58 | 12 | 99.8% | 100.0% |
| \$400,000-\$499,999 | 8 | 23.5% | 1.7 | 449,363 | 449,000 | 61 | 62 | 98.2% | 99.3% |
| \$500,000-\$749,999 | 5 | 14.7% | 3.2 | 641,960 | 650,000 | 47 | 6 | 98.0% | 100.0% |
| \$750,000-\$999,999 | 1 | 2.9% | N/A | 750,000 | 750,000 | 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 | N/A |



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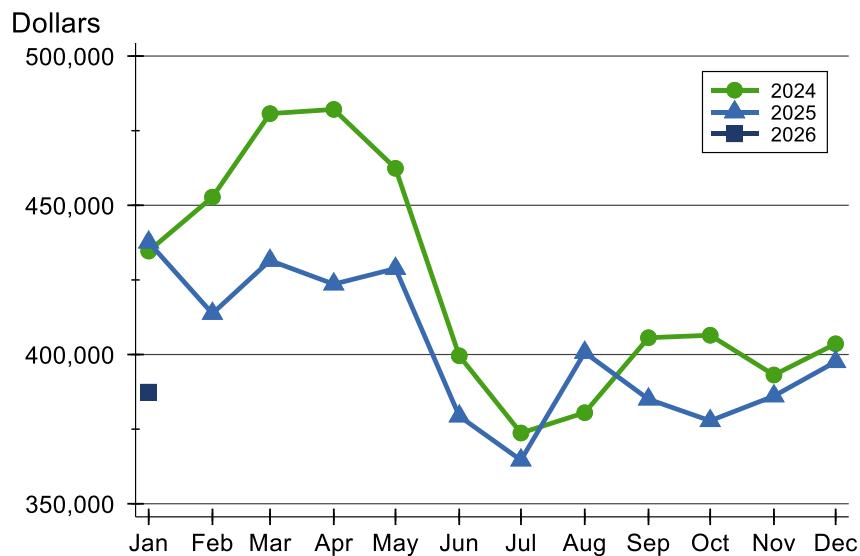
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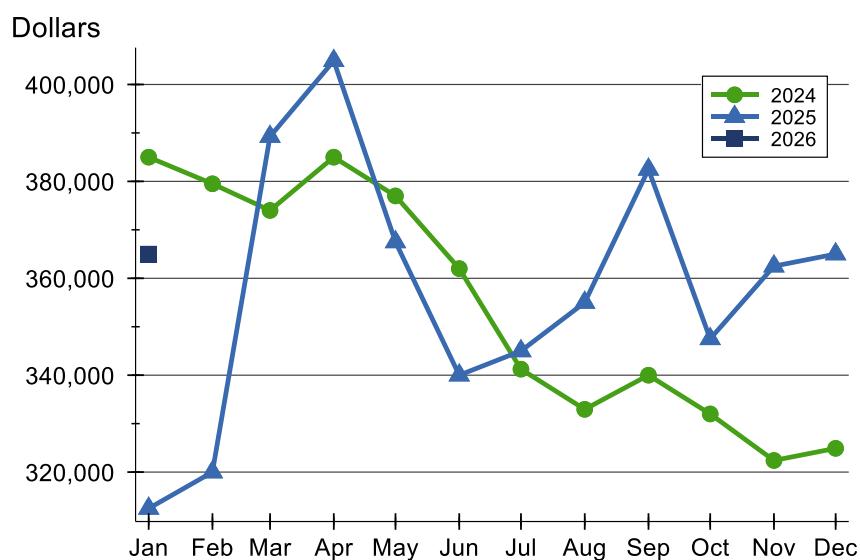
Pottawatomie County Active Listings Analysis

Average Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 434,659 | 437,624 | 387,415 |
| February | 452,747 | 413,734 | |
| March | 480,714 | 431,498 | |
| April | 482,127 | 423,592 | |
| May | 462,386 | 428,804 | |
| June | 399,586 | 379,366 | |
| July | 373,705 | 364,618 | |
| August | 380,508 | 400,684 | |
| September | 405,635 | 385,046 | |
| October | 406,458 | 377,808 | |
| November | 393,149 | 386,098 | |
| December | 403,595 | 397,565 | |

Median Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 385,000 | 312,500 | 365,000 |
| February | 379,500 | 320,000 | |
| March | 374,000 | 389,250 | |
| April | 385,000 | 404,900 | |
| May | 377,000 | 367,500 | |
| June | 362,000 | 340,000 | |
| July | 341,250 | 345,000 | |
| August | 332,950 | 355,000 | |
| September | 340,000 | 382,475 | |
| October | 332,000 | 347,500 | |
| November | 322,400 | 362,500 | |
| December | 324,900 | 365,000 | |



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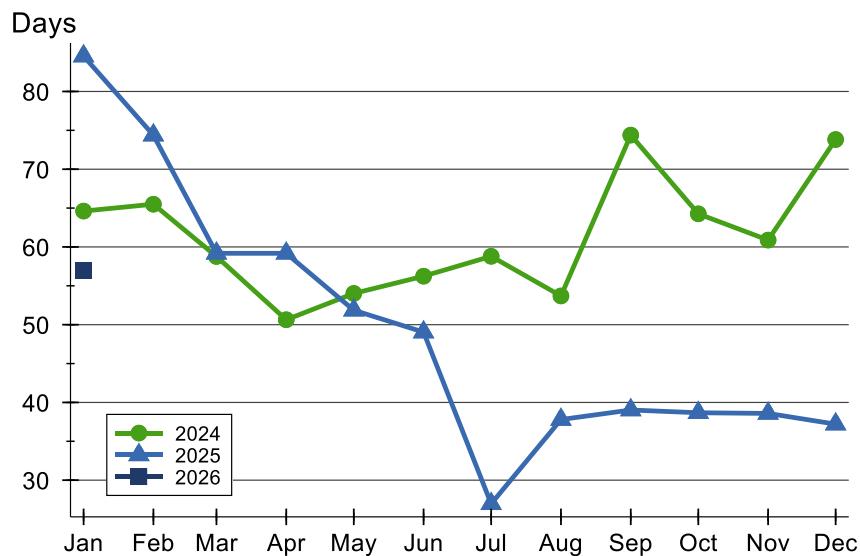
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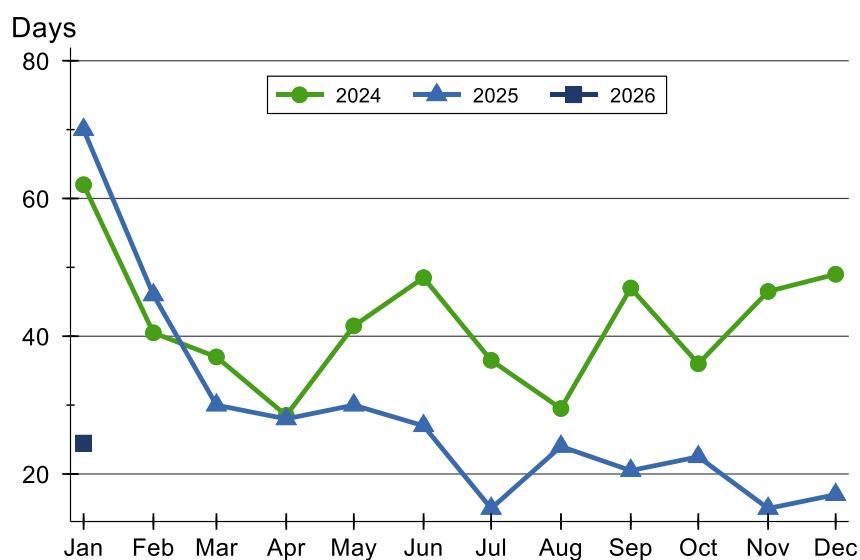
Pottawatomie County Active Listings Analysis

Average DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 65 | 85 | 57 |
| February | 66 | 74 | |
| March | 59 | 59 | |
| April | 51 | 59 | |
| May | 54 | 52 | |
| June | 56 | 49 | |
| July | 59 | 27 | |
| August | 54 | 38 | |
| September | 74 | 39 | |
| October | 64 | 39 | |
| November | 61 | 39 | |
| December | 74 | 37 | |

Median DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 62 | 70 | 25 |
| February | 41 | 46 | |
| March | 37 | 30 | |
| April | 29 | 28 | |
| May | 42 | 30 | |
| June | 49 | 27 | |
| July | 37 | 15 | |
| August | 30 | 24 | |
| September | 47 | 21 | |
| October | 36 | 23 | |
| November | 47 | 15 | |
| December | 49 | 17 | |



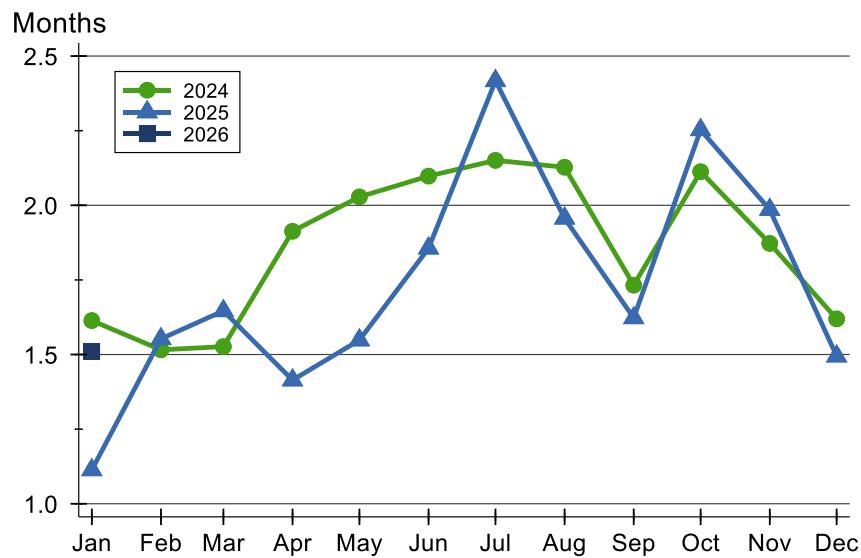
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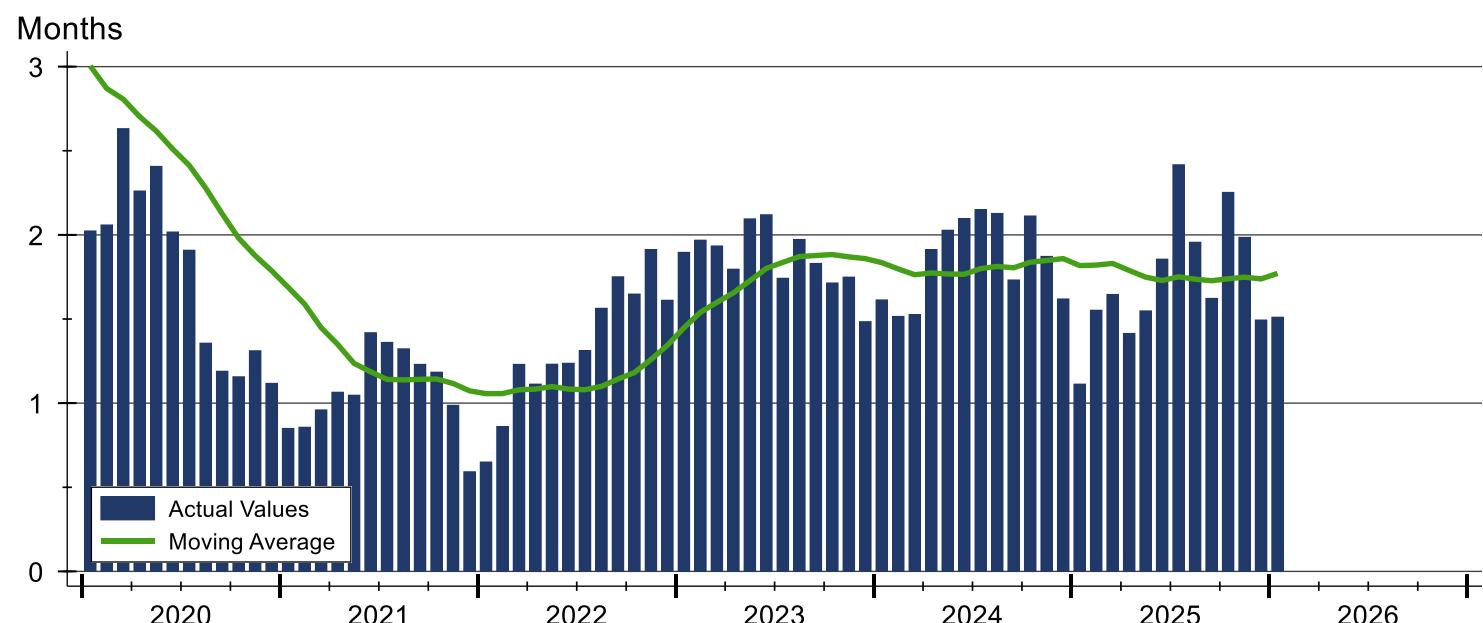
Pottawatomie County Months' Supply Analysis

Months' Supply by Month



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 1.6 | 1.1 | 1.5 |
| February | 1.5 | 1.6 | |
| March | 1.5 | 1.6 | |
| April | 1.9 | 1.4 | |
| May | 2.0 | 1.5 | |
| June | 2.1 | 1.9 | |
| July | 2.2 | 2.4 | |
| August | 2.1 | 2.0 | |
| September | 1.7 | 1.6 | |
| October | 1.9 | 2.3 | |
| November | 1.8 | 2.0 | |
| December | 1.6 | 1.5 | |

History of Month's Supply





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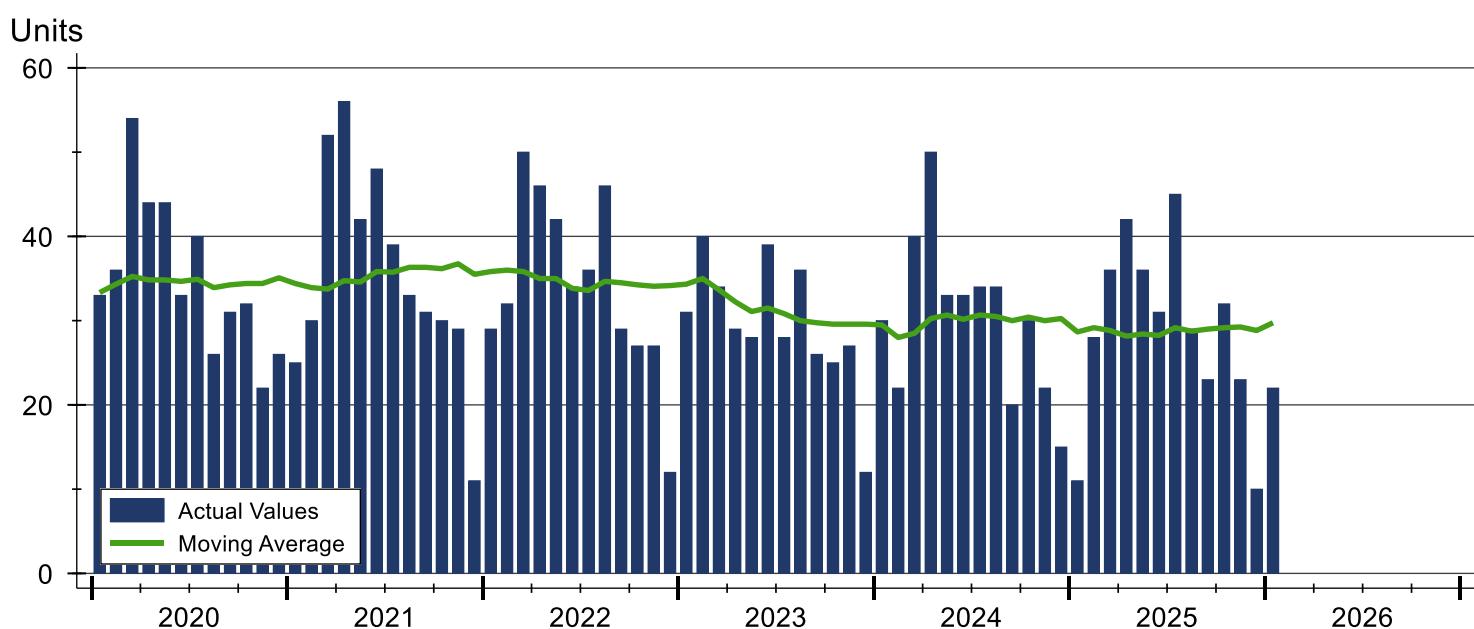
Pottawatomie County New Listings Analysis

| Summary Statistics for New Listings | | 2026 | January 2025 | Change |
|--|--------------------|----------------|-----------------|--------|
| Current Month | New Listings | 22 | 11 | 100.0% |
| | Volume (1,000s) | 7,071 | 4,217 | 67.7% |
| | Average List Price | 321,423 | 383,373 | -16.2% |
| | Median List Price | 330,000 | 329,900 | 0.0% |
| Year-to-Date | New Listings | 22 | 11 | 100.0% |
| | Volume (1,000s) | 7,071 | 4,217 | 67.7% |
| | Average List Price | 321,423 | 383,373 | -16.2% |
| | Median List Price | 330,000 | 329,900 | 0.0% |

A total of 22 new listings were added in Pottawatomie County during January, up 100.0% from the same month in 2025.

The median list price of these homes was \$330,000 up from \$329,900 in 2025.

History of New Listings





**January
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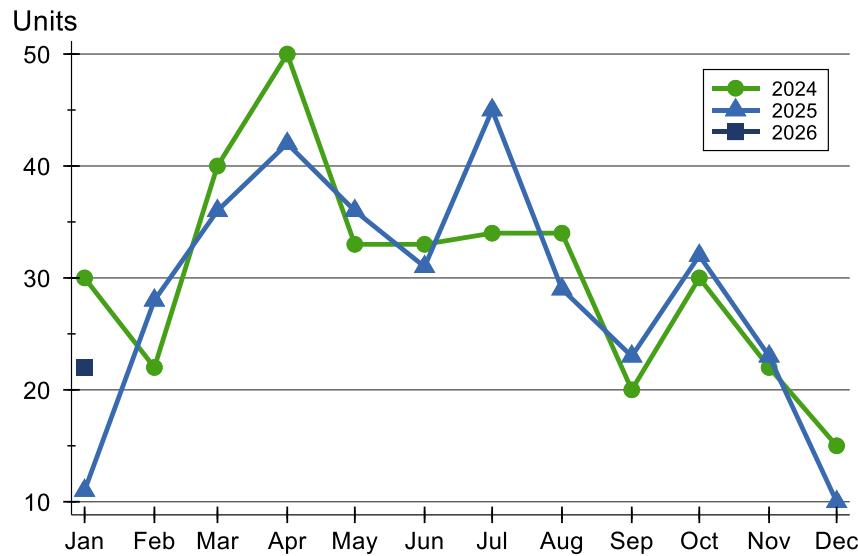
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Pottawatomie County New Listings Analysis

New Listings by Month



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 30 | 11 | 22 |
| February | 22 | 28 | |
| March | 40 | 36 | |
| April | 50 | 42 | |
| May | 33 | 36 | |
| June | 33 | 31 | |
| July | 34 | 45 | |
| August | 34 | 29 | |
| September | 20 | 23 | |
| October | 30 | 32 | |
| November | 22 | 23 | |
| December | 15 | 10 | |

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 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 1 | 4.5% | 150,000 | 150,000 | 3 | 3 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 2 | 9.1% | 180,000 | 180,000 | 13 | 13 | 100.0% | 100.0% |
| \$200,000-\$249,999 | 2 | 9.1% | 245,000 | 245,000 | 8 | 8 | 100.0% | 100.0% |
| \$250,000-\$299,999 | 4 | 18.2% | 256,875 | 253,750 | 4 | 4 | 100.0% | 100.0% |
| \$300,000-\$399,999 | 8 | 36.4% | 352,975 | 349,950 | 10 | 11 | 99.7% | 100.0% |
| \$400,000-\$499,999 | 5 | 22.7% | 444,000 | 449,000 | 12 | 9 | 99.7% | 100.0% |
| \$500,000-\$749,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$750,000-\$999,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$1,000,000 and up | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |



**January
2026**

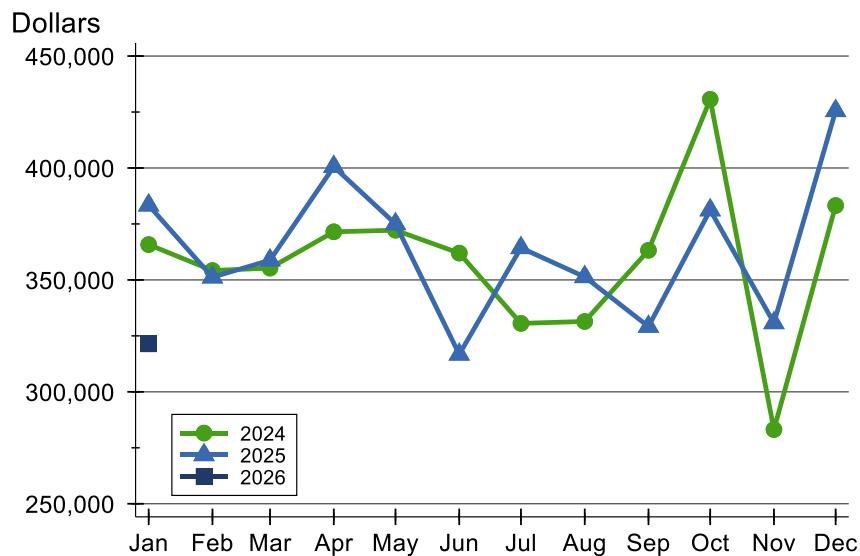
Flint Hills MLS Statistics



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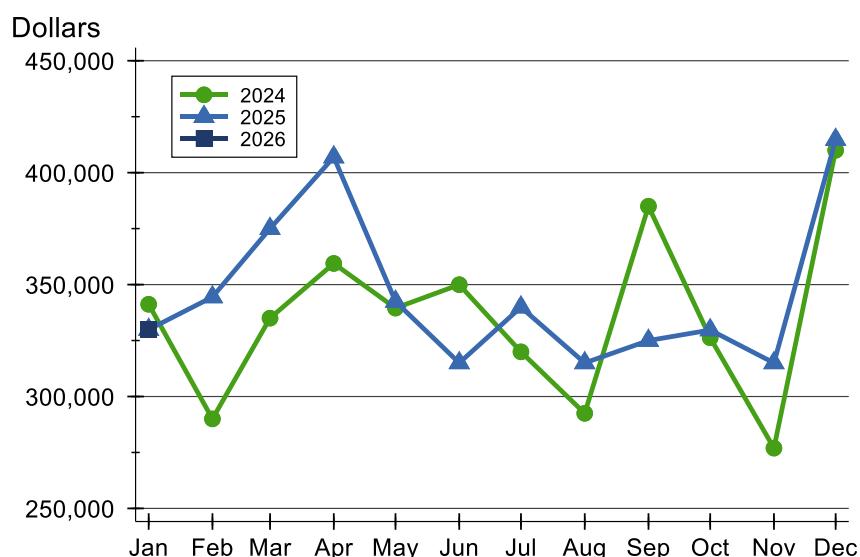
Pottawatomie County New Listings Analysis

Average Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 365,790 | 383,373 | 321,423 |
| February | 354,200 | 351,213 | |
| March | 355,278 | 358,800 | |
| April | 371,502 | 400,583 | |
| May | 372,205 | 375,011 | |
| June | 361,974 | 316,745 | |
| July | 330,579 | 364,328 | |
| August | 331,443 | 351,374 | |
| September | 363,213 | 329,183 | |
| October | 430,667 | 381,200 | |
| November | 283,149 | 330,791 | |
| December | 383,227 | 425,540 | |

Median Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 341,200 | 329,900 | 330,000 |
| February | 290,000 | 344,450 | |
| March | 335,000 | 375,000 | |
| April | 359,450 | 406,950 | |
| May | 339,500 | 342,450 | |
| June | 349,950 | 315,000 | |
| July | 319,950 | 339,900 | |
| August | 292,500 | 315,000 | |
| September | 385,000 | 325,000 | |
| October | 326,250 | 329,700 | |
| November | 276,950 | 315,000 | |
| December | 410,000 | 414,750 | |



**January
2026**

Flint Hills MLS Statistics



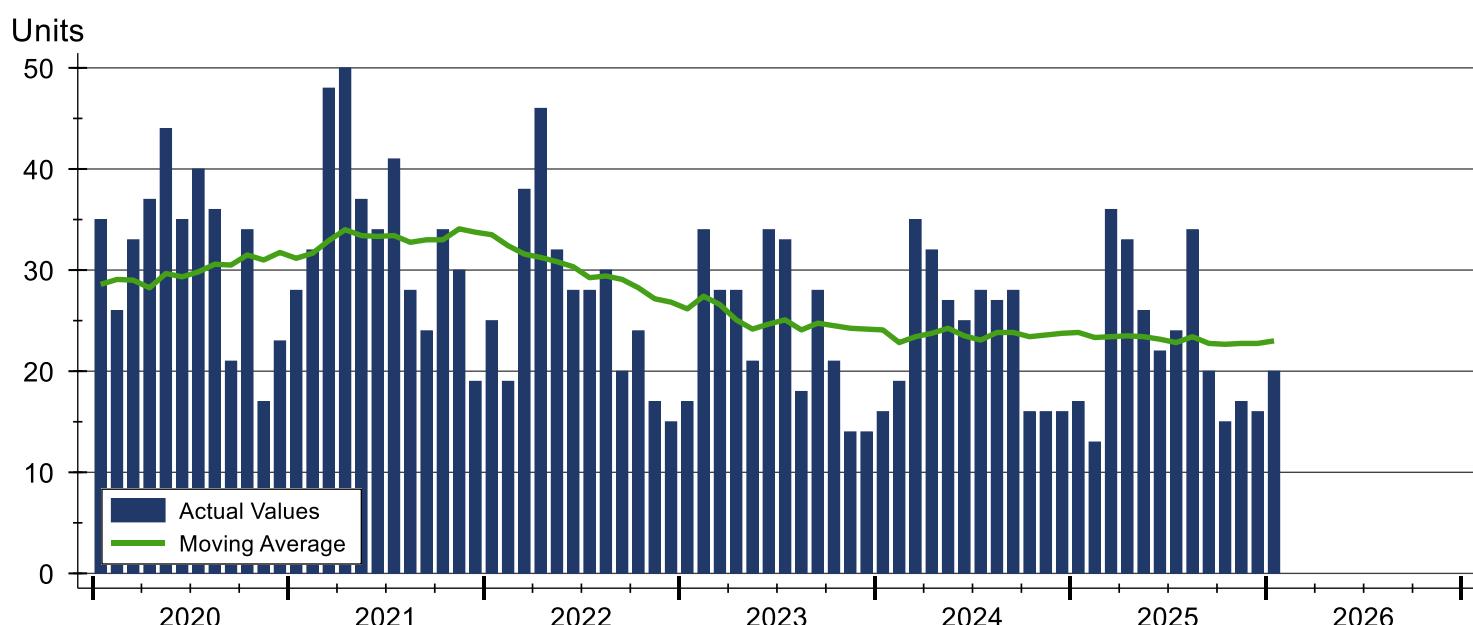
Pottawatomie County Contracts Written Analysis

| Summary Statistics for Contracts Written | | 2026 | January 2025 | Change | 2026 | 2025 | Change |
|---|---------------------|----------------|-----------------|--------|----------------|---------|--------|
| Contracts Written | | 20 | 17 | 17.6% | 20 | 17 | 17.6% |
| Volume (1,000s) | | 6,022 | 6,509 | -7.5% | 6,022 | 6,509 | -7.5% |
| Average | Sale Price | 301,120 | 382,859 | -21.3% | 301,120 | 382,859 | -21.3% |
| | Days on Market | 39 | 45 | -13.3% | 39 | 45 | -13.3% |
| | Percent of Original | 96.9% | 98.9% | -2.0% | 96.9% | 98.9% | -2.0% |
| Median | Sale Price | 261,250 | 380,000 | -31.3% | 261,250 | 380,000 | -31.3% |
| | Days on Market | 10 | 34 | -70.6% | 10 | 34 | -70.6% |
| | Percent of Original | 100.0% | 100.0% | 0.0% | 100.0% | 100.0% | 0.0% |

A total of 20 contracts for sale were written in Pottawatomie County during the month of January, up from 17 in 2025. The median list price of these homes was \$261,250, down from \$380,000 the prior year.

Half of the homes that went under contract in January were on the market less than 10 days, compared to 34 days in January 2025.

History of Contracts Written





**January
2026**

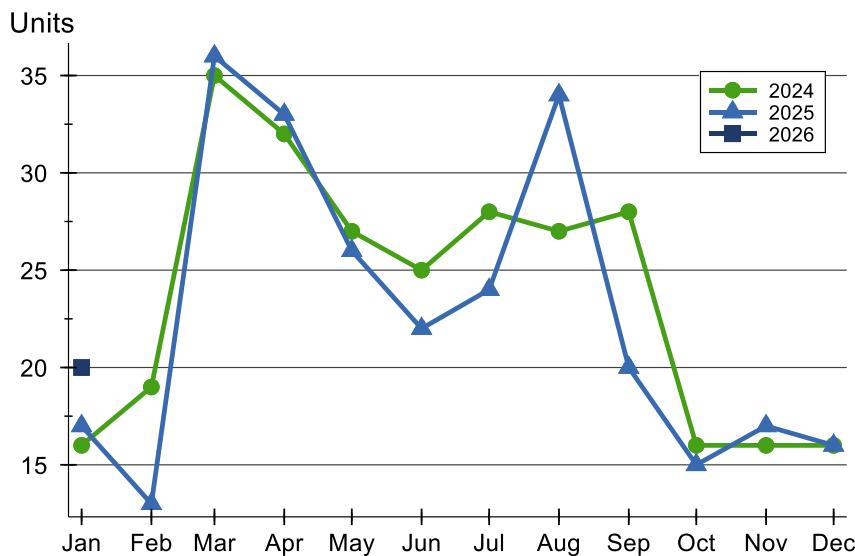
Flint Hills MLS Statistics



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Pottawatomie County Contracts Written Analysis

Contracts Written by Month



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 16 | 17 | 20 |
| February | 19 | 13 | 12 |
| March | 35 | 36 | 36 |
| April | 27 | 32 | 33 |
| May | 25 | 26 | 26 |
| June | 25 | 22 | 22 |
| July | 28 | 24 | 24 |
| August | 27 | 34 | 34 |
| September | 28 | 20 | 20 |
| October | 16 | 15 | 15 |
| November | 16 | 17 | 17 |
| December | 16 | 16 | 16 |

Contracts Written by Price Range

| Price Range | Contracts Written Number | Contracts Written Percent | List Price Average | List Price Median | Days on Market Avg. | Days on Market Med. | Price as % of Orig. Avg. | Price as % of Orig. 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 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 1 | 5.0% | 125,000 | 125,000 | 112 | 112 | 64.5% | 64.5% |
| \$150,000-\$174,999 | 1 | 5.0% | 150,000 | 150,000 | 3 | 3 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 3 | 15.0% | 178,333 | 175,000 | 22 | 16 | 98.2% | 100.0% |
| \$200,000-\$249,999 | 3 | 15.0% | 238,333 | 245,000 | 24 | 9 | 100.0% | 100.0% |
| \$250,000-\$299,999 | 4 | 20.0% | 267,625 | 261,250 | 18 | 5 | 99.0% | 100.0% |
| \$300,000-\$399,999 | 3 | 15.0% | 369,667 | 375,000 | 74 | 11 | 98.3% | 100.0% |
| \$400,000-\$499,999 | 4 | 20.0% | 435,975 | 429,950 | 35 | 33 | 98.6% | 100.0% |
| \$500,000-\$749,999 | 1 | 5.0% | 574,000 | 574,000 | 83 | 83 | 93.3% | 93.3% |
| \$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 |



**January
2026**

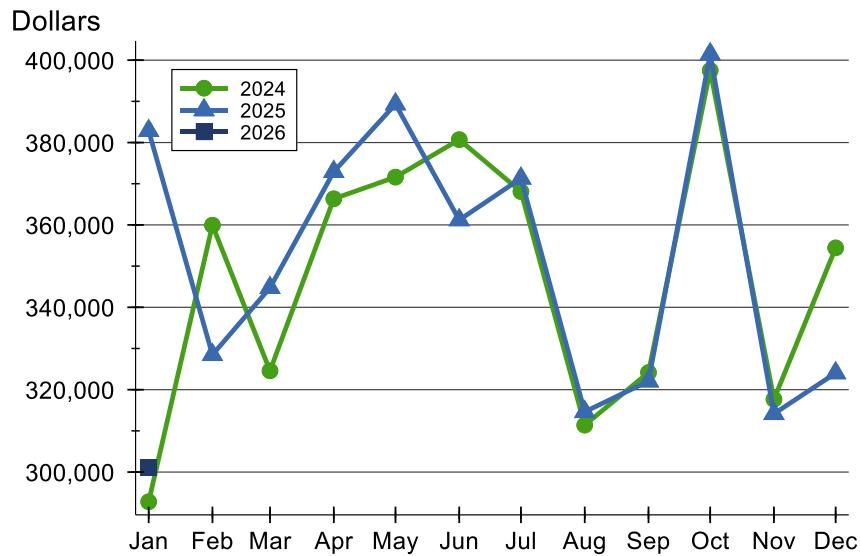
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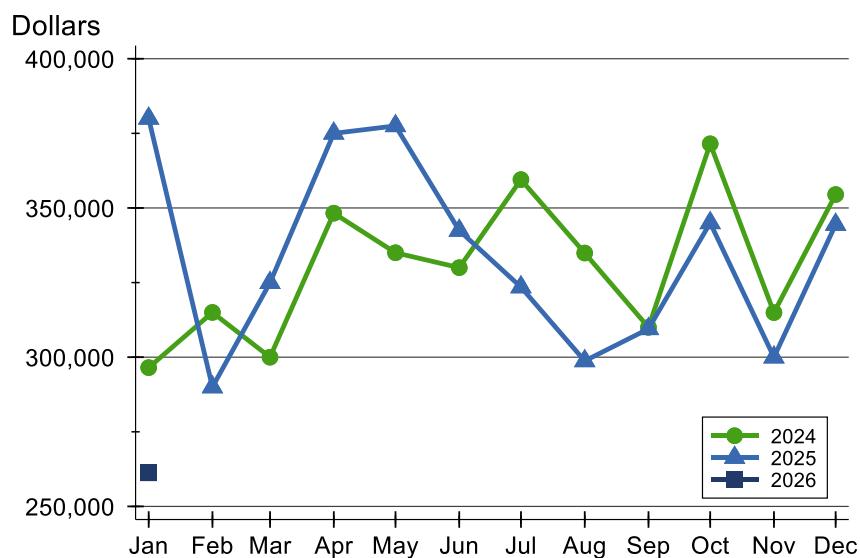
Pottawatomie County Contracts Written Analysis

Average Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 292,788 | 382,859 | 301,120 |
| February | 359,942 | 328,477 | |
| March | 324,583 | 344,743 | |
| April | 366,341 | 372,923 | |
| May | 371,615 | 389,329 | |
| June | 380,712 | 361,207 | |
| July | 368,096 | 371,308 | |
| August | 311,400 | 314,629 | |
| September | 324,163 | 322,063 | |
| October | 397,509 | 401,483 | |
| November | 317,669 | 314,147 | |
| December | 354,426 | 324,044 | |

Median Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 296,500 | 380,000 | 261,250 |
| February | 315,000 | 290,000 | |
| March | 300,000 | 324,950 | |
| April | 348,250 | 375,000 | |
| May | 335,000 | 377,500 | |
| June | 330,000 | 342,450 | |
| July | 359,500 | 323,500 | |
| August | 334,900 | 298,750 | |
| September | 310,000 | 309,500 | |
| October | 371,500 | 345,000 | |
| November | 314,950 | 300,000 | |
| December | 354,500 | 344,450 | |



**January
2026**

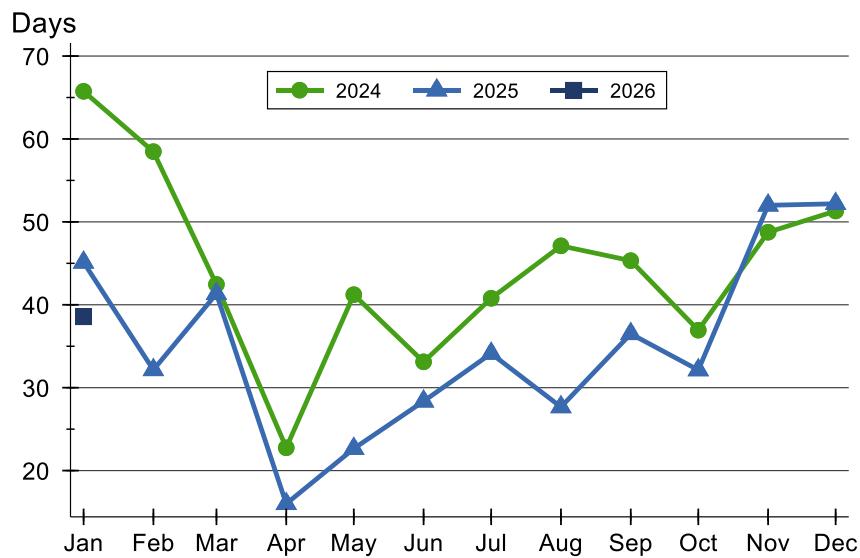
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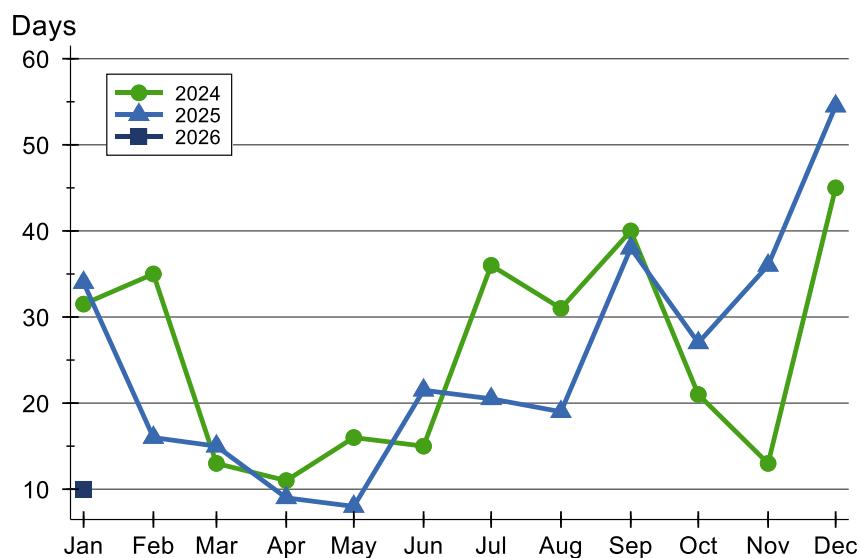
Pottawatomie County Contracts Written Analysis

Average DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 66 | 45 | 39 |
| February | 58 | 32 | |
| March | 42 | 41 | |
| April | 23 | 16 | |
| May | 41 | 23 | |
| June | 33 | 28 | |
| July | 41 | 34 | |
| August | 47 | 28 | |
| September | 37 | 37 | |
| October | 37 | 32 | |
| November | 49 | 52 | |
| December | 51 | 52 | |

Median DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|------|
| January | 32 | 34 | 10 |
| February | 35 | 16 | |
| March | 13 | 15 | |
| April | 11 | 9 | |
| May | 16 | 8 | |
| June | 15 | 22 | |
| July | 36 | 21 | |
| August | 31 | 19 | |
| September | 40 | 38 | |
| October | 21 | 27 | |
| November | 13 | 36 | |
| December | 45 | 55 | |



**January
2026**

Flint Hills MLS Statistics



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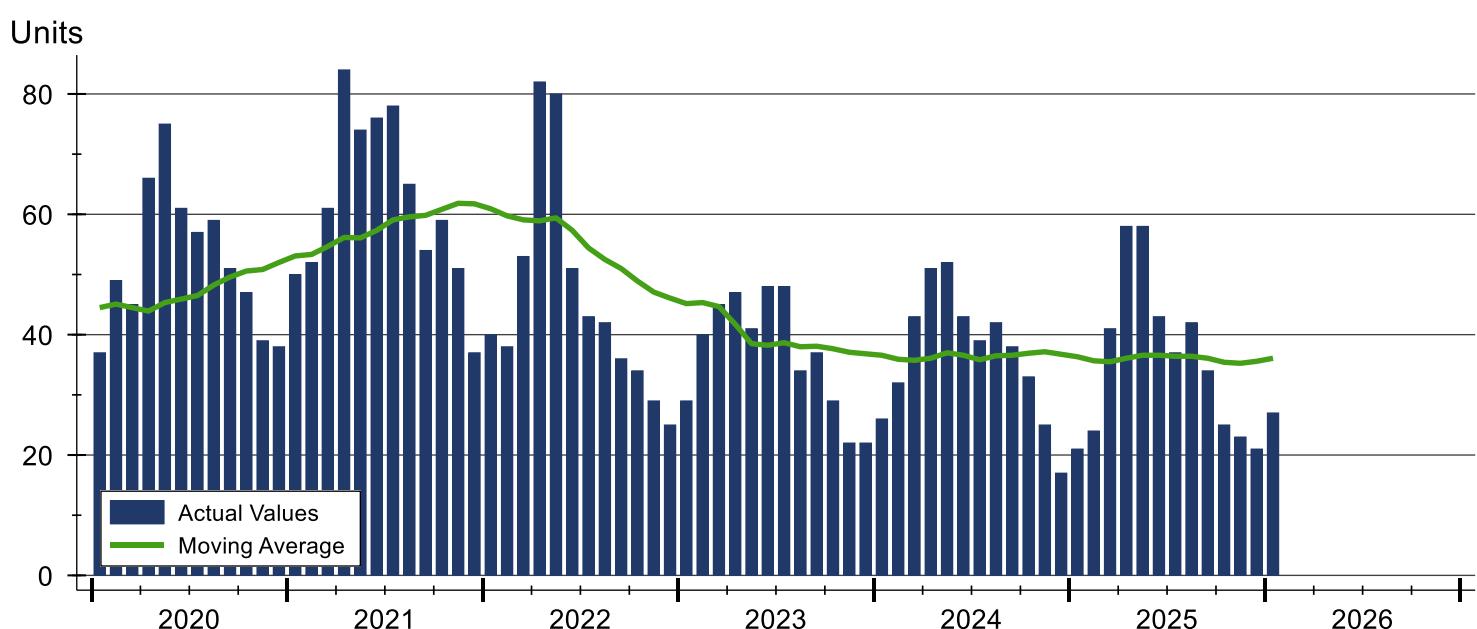
Pottawatomie County Pending Contracts Analysis

| Summary Statistics for Pending Contracts | | 2026 | 2025 | Change |
|---|---------------------|----------------|---------|--------|
| Pending Contracts | | 27 | 21 | 28.6% |
| Volume (1,000s) | | 8,798 | 7,724 | 13.9% |
| Average | List Price | 325,856 | 367,788 | -11.4% |
| | Days on Market | 38 | 64 | -40.6% |
| | Percent of Original | 98.2% | 98.8% | -0.6% |
| Median | List Price | 329,900 | 399,900 | -17.5% |
| | Days on Market | 11 | 40 | -72.5% |
| | Percent of Original | 100.0% | 100.0% | 0.0% |

A total of 27 listings in Pottawatomie County had contracts pending at the end of January, up from 21 contracts pending at the end of January 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





**January
2026**

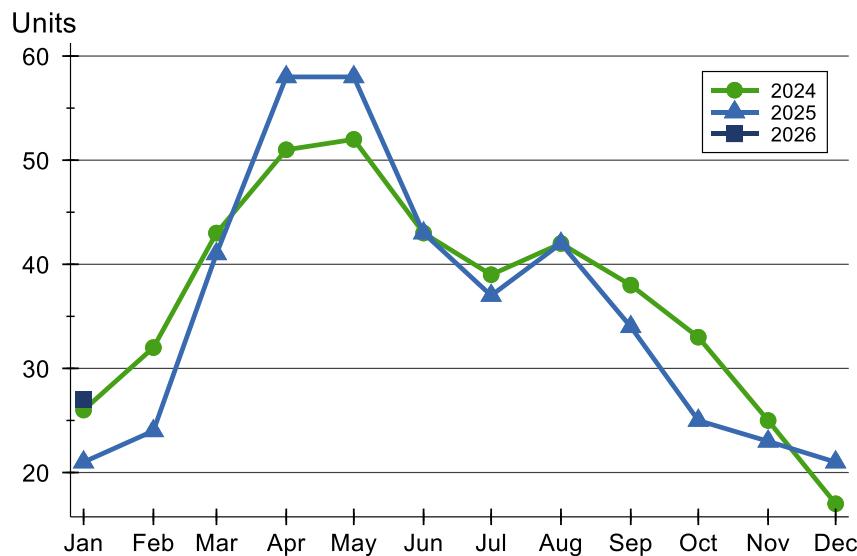
Flint Hills MLS Statistics



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Pottawatomie County Pending Contracts Analysis

Pending Contracts by Month



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|-----------|
| January | 26 | 21 | 27 |
| February | 32 | 24 | |
| March | 43 | 41 | |
| April | 51 | 58 | |
| May | 52 | 58 | |
| June | 43 | 43 | |
| July | 39 | 37 | |
| August | 42 | 42 | |
| September | 38 | 34 | |
| October | 33 | 25 | |
| November | 25 | 23 | |
| December | 17 | 21 | |

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 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$100,000-\$124,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$125,000-\$149,999 | 0 | 0.0% | N/A | N/A | N/A | N/A | N/A | N/A |
| \$150,000-\$174,999 | 1 | 3.7% | 150,000 | 150,000 | 3 | 3 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 3 | 11.1% | 178,333 | 175,000 | 22 | 16 | 98.2% | 100.0% |
| \$200,000-\$249,999 | 3 | 11.1% | 238,333 | 245,000 | 24 | 9 | 100.0% | 100.0% |
| \$250,000-\$299,999 | 6 | 22.2% | 271,733 | 274,950 | 46 | 33 | 95.6% | 98.1% |
| \$300,000-\$399,999 | 6 | 22.2% | 360,650 | 362,500 | 73 | 58 | 98.5% | 100.0% |
| \$400,000-\$499,999 | 7 | 25.9% | 432,829 | 435,000 | 13 | 1 | 100.0% | 100.0% |
| \$500,000-\$749,999 | 1 | 3.7% | 574,000 | 574,000 | 83 | 83 | 93.3% | 93.3% |
| \$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 |



**January
2026**

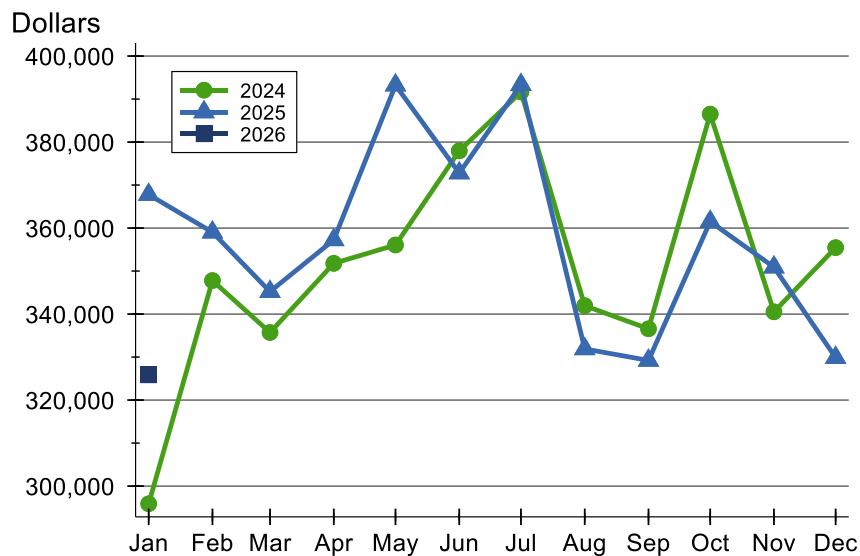
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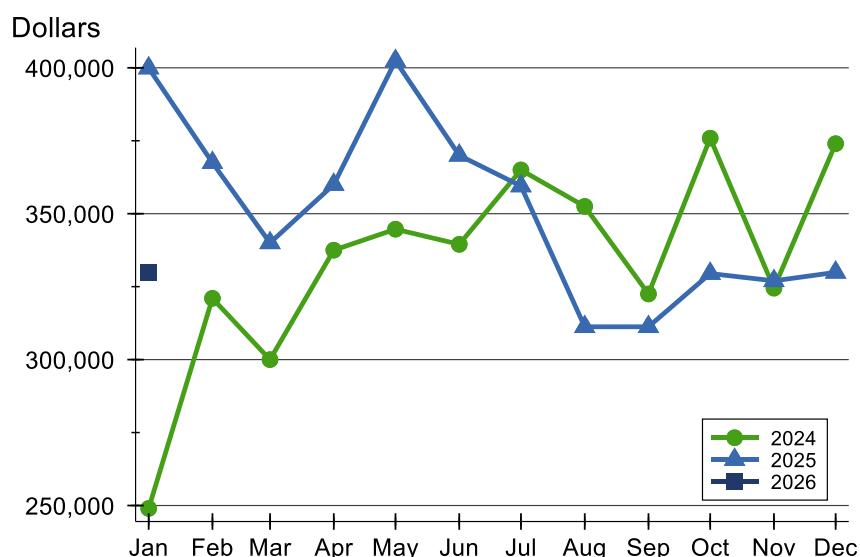
Pottawatomie County Pending Contracts Analysis

Average Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 295,888 | 367,788 | 325,856 |
| February | 347,797 | 359,038 | |
| March | 335,716 | 345,226 | |
| April | 351,796 | 357,247 | |
| May | 356,067 | 393,239 | |
| June | 377,952 | 372,798 | |
| July | 391,650 | 393,323 | |
| August | 341,955 | 331,900 | |
| September | 336,580 | 329,225 | |
| October | 386,509 | 361,510 | |
| November | 340,524 | 350,909 | |
| December | 355,451 | 329,876 | |

Median Price



| Month | 2024 | 2025 | 2026 |
|-----------|---------|---------|----------------|
| January | 249,000 | 399,900 | 329,900 |
| February | 321,000 | 367,500 | |
| March | 300,000 | 340,000 | |
| April | 337,500 | 360,000 | |
| May | 344,700 | 402,425 | |
| June | 339,500 | 370,000 | |
| July | 365,000 | 359,500 | |
| August | 352,500 | 311,250 | |
| September | 322,500 | 311,250 | |
| October | 375,900 | 329,500 | |
| November | 324,500 | 327,000 | |
| December | 374,000 | 329,900 | |



**January
2026**

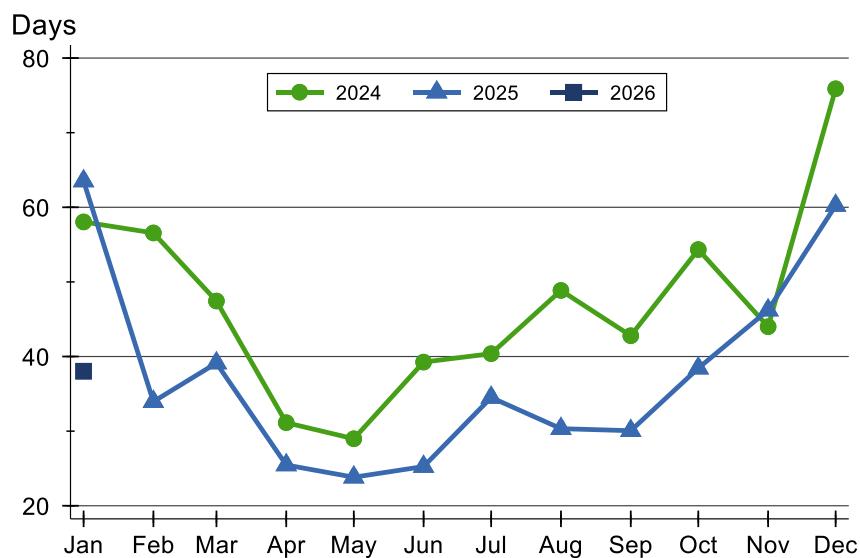
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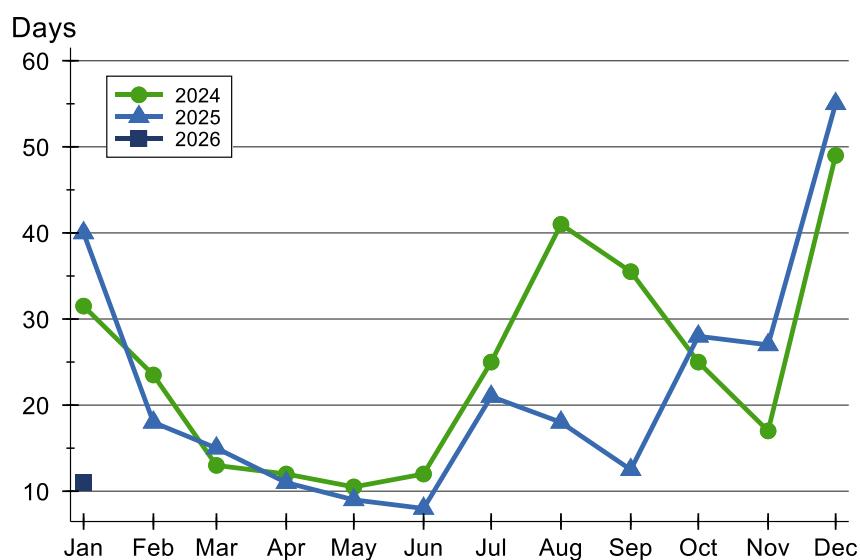
Pottawatomie County Pending Contracts Analysis

Average DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|-----------|
| January | 58 | 64 | 38 |
| February | 57 | 34 | |
| March | 47 | 39 | |
| April | 31 | 25 | |
| May | 29 | 24 | |
| June | 39 | 25 | |
| July | 40 | 35 | |
| August | 49 | 30 | |
| September | 43 | 30 | |
| October | 54 | 38 | |
| November | 44 | 46 | |
| December | 76 | 60 | |

Median DOM



| Month | 2024 | 2025 | 2026 |
|-----------|------|------|-----------|
| January | 32 | 40 | 11 |
| February | 24 | 18 | |
| March | 13 | 15 | |
| April | 12 | 11 | |
| May | 11 | 9 | |
| June | 12 | 8 | |
| July | 25 | 21 | |
| August | 41 | 18 | |
| September | 36 | 13 | |
| October | 25 | 28 | |
| November | 17 | 27 | |
| December | 49 | 55 | |