



**SUNFLOWER**  
ASSOCIATION OF REALTORS®, INC.

## **July 2022 NE Kansas Market Statistics**

- NE Kansas System Total (*print pages 2 through 23*)
- Brown County (*print pages 24 through 45*)
- Nemaha County (*print pages 46 through 67*)

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**July  
2022**

# Northeast Kansas MLS Statistics



## Northeast Kansas Housing Report



### Market Overview

#### Northeast Kansas Home Sales Fell in July

Total home sales in the Northeast Kansas MLS system fell last month to 6 units, compared to 9 units in July 2021. Total sales volume was \$1.1 million, up from a year earlier.

The median sale price in July was \$158,750, up from \$35,000 a year earlier. Homes that sold in July were typically on the market for 12 days and sold for 97.9% of their list prices.

#### Northeast Kansas Active Listings Up at End of July

The total number of active listings in the Northeast Kansas MLS system at the end of July was 33 units, up from 32 at the same point in 2021. This represents a 3.2 months' supply of homes available for sale. The median list price of homes on the market at the end of July was \$115,000.

During July, a total of 5 contracts were written down from 11 in July 2021. At the end of the month, there were 9 contracts still pending.

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**July  
2022**

# Northeast Kansas MLS Statistics



## Northeast Kansas Summary Statistics

July MLS Statistics Three-year History		Current Month			Year-to-Date		
		2022	2021	2020	2022	2021	2020
<b>Home Sales</b>		<b>6</b>	<b>9</b>	<b>6</b>	<b>68</b>	<b>60</b>	<b>72</b>
Change from prior year		-33.3%	50.0%	-14.3%	13.3%	-16.7%	5.9%
<b>Active Listings</b>		<b>33</b>	<b>32</b>	<b>44</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		3.1%	-27.3%	-45.0%			
<b>Months' Supply</b>		<b>3.2</b>	<b>3.3</b>	<b>4.2</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-3.0%	-21.4%	-49.4%			
<b>New Listings</b>		<b>13</b>	<b>14</b>	<b>19</b>	<b>103</b>	<b>86</b>	<b>89</b>
Change from prior year		-7.1%	-26.3%	-5.0%	19.8%	-3.4%	-28.8%
<b>Contracts Written</b>		<b>5</b>	<b>11</b>	<b>14</b>	<b>72</b>	<b>62</b>	<b>79</b>
Change from prior year		-54.5%	-21.4%	133.3%	16.1%	-21.5%	17.9%
<b>Pending Contracts</b>		<b>9</b>	<b>14</b>	<b>18</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-35.7%	-22.2%	50.0%			
<b>Sales Volume (1,000s)</b>		<b>1,138</b>	<b>464</b>	<b>1,017</b>	<b>10,759</b>	<b>5,630</b>	<b>7,940</b>
Change from prior year		145.3%	-54.4%	142.7%	91.1%	-29.1%	34.8%
Average	<b>Sale Price</b>	<b>189,583</b>	<b>51,500</b>	<b>169,425</b>	<b>158,213</b>	<b>93,829</b>	<b>110,278</b>
	Change from prior year	268.1%	-69.6%	183.1%	68.6%	-14.9%	27.3%
	<b>List Price of Actives</b>	<b>146,897</b>	<b>102,340</b>	<b>97,200</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	43.5%	5.3%	11.0%			
	<b>Days on Market</b>	<b>19</b>	<b>59</b>	<b>15</b>	<b>35</b>	<b>84</b>	<b>147</b>
Change from prior year	-67.8%	293.3%	-93.2%	-58.3%	-42.9%	9.7%	
	<b>Percent of List</b>	<b>96.7%</b>	<b>90.2%</b>	<b>98.6%</b>	<b>96.3%</b>	<b>96.6%</b>	<b>94.3%</b>
Change from prior year	7.2%	-8.5%	7.8%	-0.3%	2.4%	2.7%	
	<b>Percent of Original</b>	<b>96.7%</b>	<b>87.1%</b>	<b>98.6%</b>	<b>94.7%</b>	<b>95.1%</b>	<b>88.8%</b>
Change from prior year	11.0%	-11.7%	32.0%	-0.4%	7.1%	1.7%	
Median	<b>Sale Price</b>	<b>158,750</b>	<b>35,000</b>	<b>184,950</b>	<b>132,000</b>	<b>74,450</b>	<b>82,250</b>
	Change from prior year	353.6%	-81.1%	236.3%	77.3%	-9.5%	12.7%
	<b>List Price of Actives</b>	<b>115,000</b>	<b>59,500</b>	<b>81,250</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	93.3%	-26.8%	12.1%			
	<b>Days on Market</b>	<b>12</b>	<b>9</b>	<b>5</b>	<b>12</b>	<b>45</b>	<b>123</b>
Change from prior year	33.3%	80.0%	-96.5%	-73.3%	-63.4%	30.9%	
	<b>Percent of List</b>	<b>97.9%</b>	<b>87.5%</b>	<b>100.0%</b>	<b>97.2%</b>	<b>97.9%</b>	<b>97.0%</b>
Change from prior year	11.9%	-12.5%	9.1%	-0.7%	0.9%	3.3%	
	<b>Percent of Original</b>	<b>97.9%</b>	<b>87.5%</b>	<b>100.0%</b>	<b>96.8%</b>	<b>95.8%</b>	<b>89.8%</b>
Change from prior year	11.9%	-12.5%	29.4%	1.0%	6.7%	-2.5%	

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



# Northeast Kansas Closed Listings Analysis

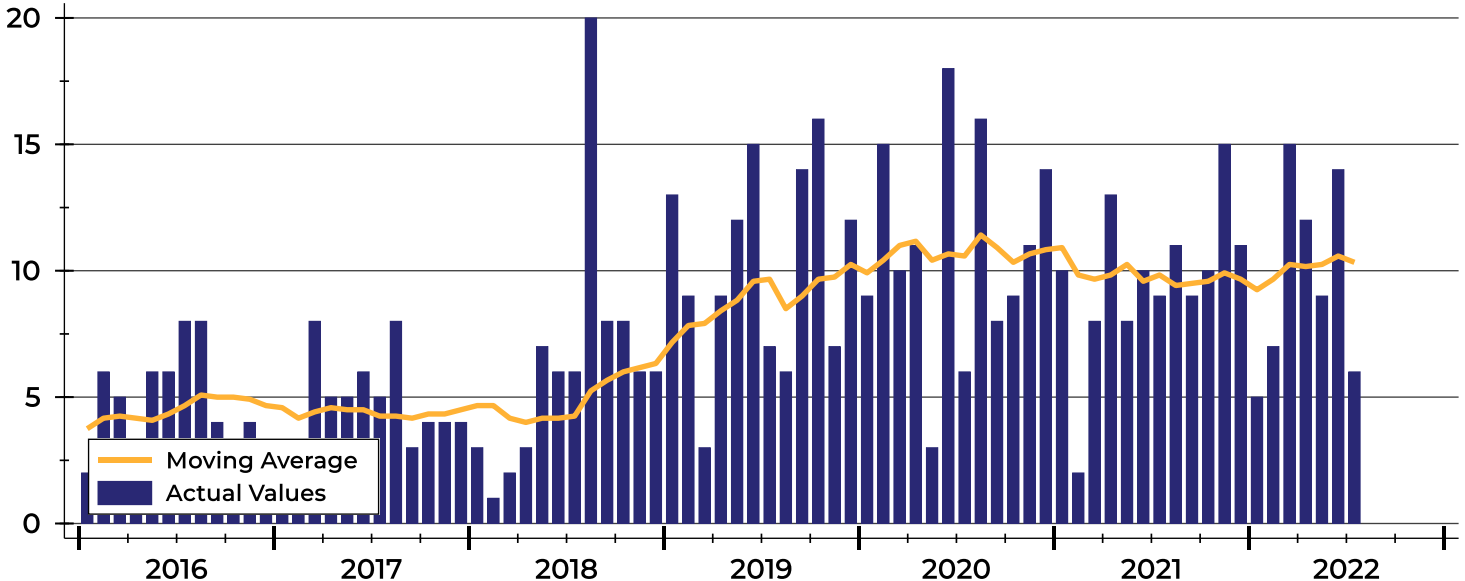
Summary Statistics for Closed Listings		2022	July 2021	Change	2022	Year-to-Date 2021	Change
Closed Listings		6	9	-33.3%	68	60	13.3%
Volume (1,000s)		1,138	464	145.3%	10,759	5,630	91.1%
Months' Supply		3.2	3.3	-3.0%	N/A	N/A	N/A
Average	Sale Price	189,583	51,500	268.1%	158,213	93,829	68.6%
	Days on Market	19	59	-67.8%	35	84	-58.3%
	Percent of List	96.7%	90.2%	7.2%	96.3%	96.6%	-0.3%
	Percent of Original	96.7%	87.1%	11.0%	94.7%	95.1%	-0.4%
Median	Sale Price	158,750	35,000	353.6%	132,000	74,450	77.3%
	Days on Market	12	9	33.3%	12	45	-73.3%
	Percent of List	97.9%	87.5%	11.9%	97.2%	97.9%	-0.7%
	Percent of Original	97.9%	87.5%	11.9%	96.8%	95.8%	1.0%

A total of 6 homes sold in the Northeast Kansas MLS system in July, down from 9 units in July 2021. Total sales volume rose to \$1.1 million compared to \$0.5 million in the previous year.

The median sales price in July was \$158,750, up 353.6% compared to the prior year. Median days on market was 12 days, up from 7 days in June, and up from 9 in July 2021.

## History of Closed Listings

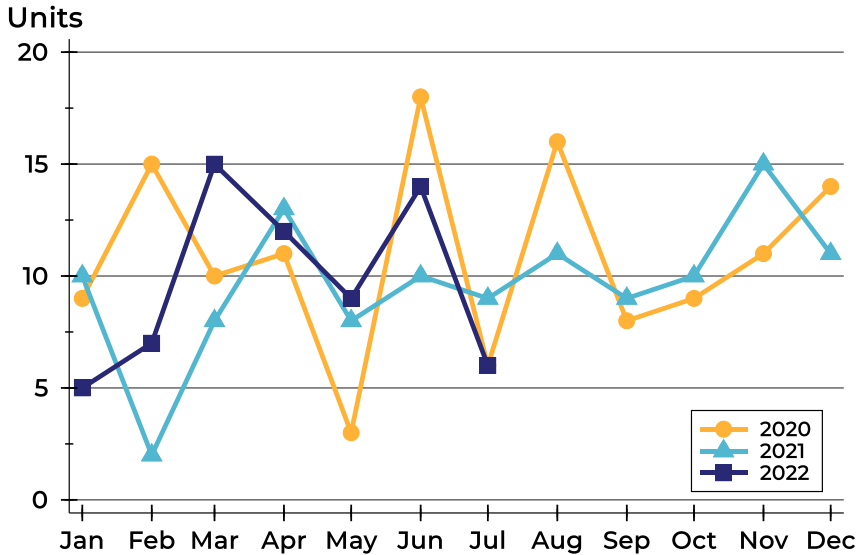
Units





## Northeast Kansas Closed Listings Analysis

### Closed Listings by Month



Month	2020	2021	2022
January	9	10	5
February	15	2	7
March	10	8	15
April	11	13	12
May	3	8	9
June	18	10	14
July	6	9	6
August	16	11	15
September	8	9	11
October	9	10	15
November	11	15	11
December	14	11	11

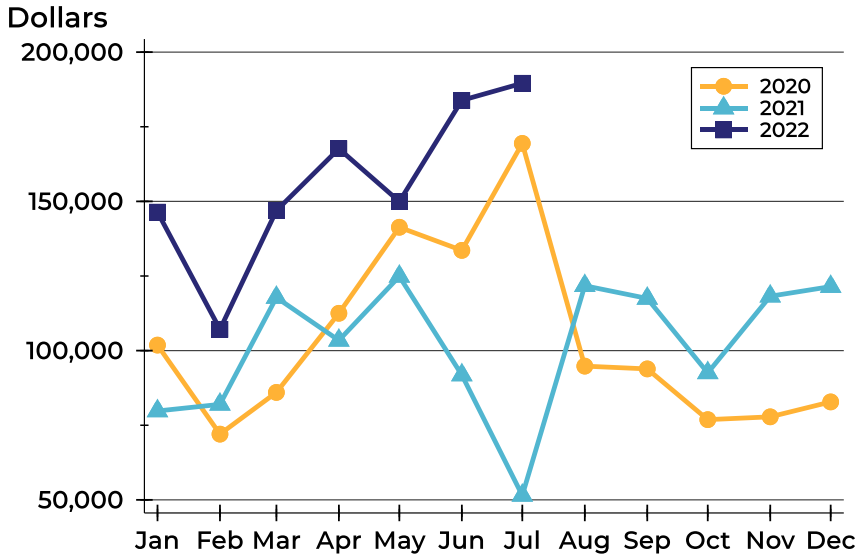
### Closed Listings by Price Range

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	1	16.7%	4.0	85,000	85,000	19	19	88.5%	88.5%	88.5%	88.5%
\$100,000-\$124,999	1	16.7%	2.8	115,000	115,000	19	19	95.8%	95.8%	95.8%	95.8%
\$125,000-\$149,999	1	16.7%	2.2	134,500	134,500	1	1	100.0%	100.0%	100.0%	100.0%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	1	16.7%	1.7	183,000	183,000	2	2	100.0%	100.0%	100.0%	100.0%
\$200,000-\$249,999	1	16.7%	4.8	230,000	230,000	5	5	95.8%	95.8%	95.8%	95.8%
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	16.7%	1.3	390,000	390,000	66	66	100.0%	100.0%	100.0%	100.0%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	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	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A



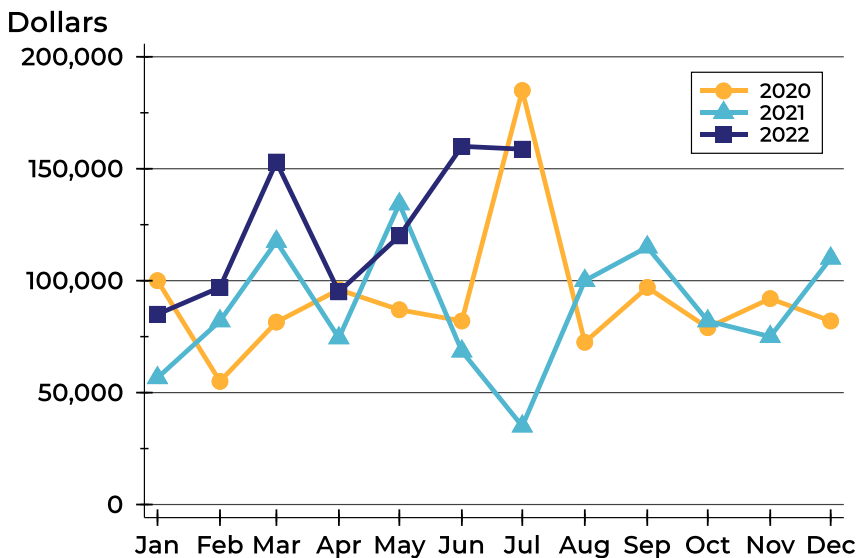
## Northeast Kansas Closed Listings Analysis

### Average Price



Month	2020	2021	2022
January	101,856	79,780	146,400
February	72,027	82,000	107,143
March	86,000	117,806	146,900
April	112,518	103,438	167,667
May	141,333	124,875	149,944
June	133,592	91,830	183,857
July	169,425	51,500	189,583
August	94,813	121,736	
September	93,875	117,489	
October	76,878	92,550	
November	77,818	118,227	
December	82,821	121,455	

### Median Price

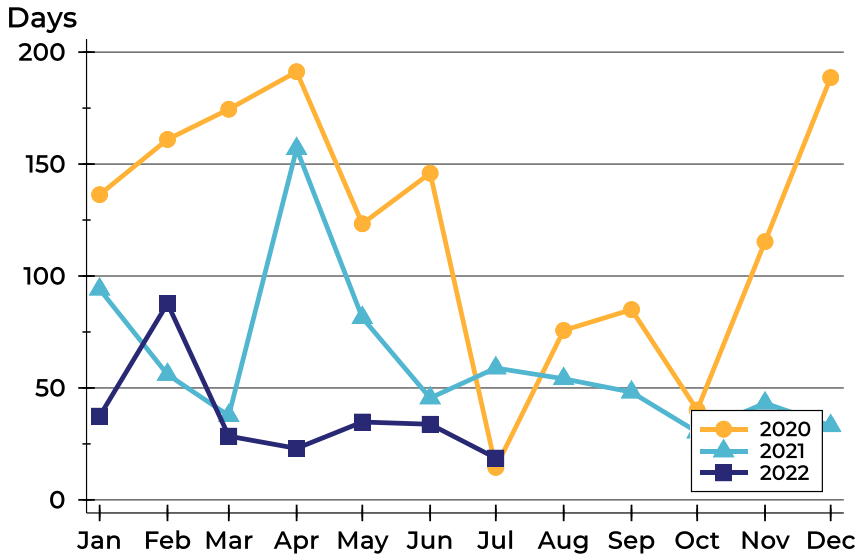


Month	2020	2021	2022
January	100,000	56,600	85,000
February	55,000	82,000	97,000
March	81,500	117,500	153,000
April	96,000	74,400	95,000
May	87,000	134,250	120,000
June	82,000	68,500	160,000
July	184,950	35,000	158,750
August	72,500	100,000	
September	97,000	115,000	
October	79,000	82,000	
November	92,000	75,000	
December	82,000	110,000	



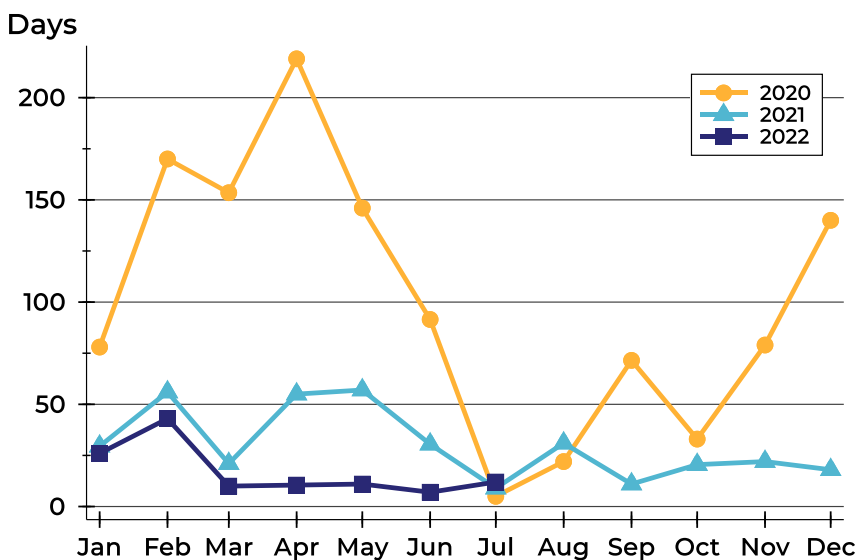
## Northeast Kansas Closed Listings Analysis

### Average DOM



Month	2020	2021	2022
January	136	94	37
February	161	56	88
March	175	38	28
April	191	157	23
May	123	81	35
June	146	46	34
July	15	59	19
August	76	54	
September	85	48	
October	40	30	
November	115	43	
December	189	33	

### Median DOM



Month	2020	2021	2022
January	78	30	26
February	170	56	43
March	154	21	10
April	219	55	11
May	146	57	11
June	92	31	7
July	5	9	12
August	22	31	
September	72	11	
October	33	21	
November	79	22	
December	140	18	



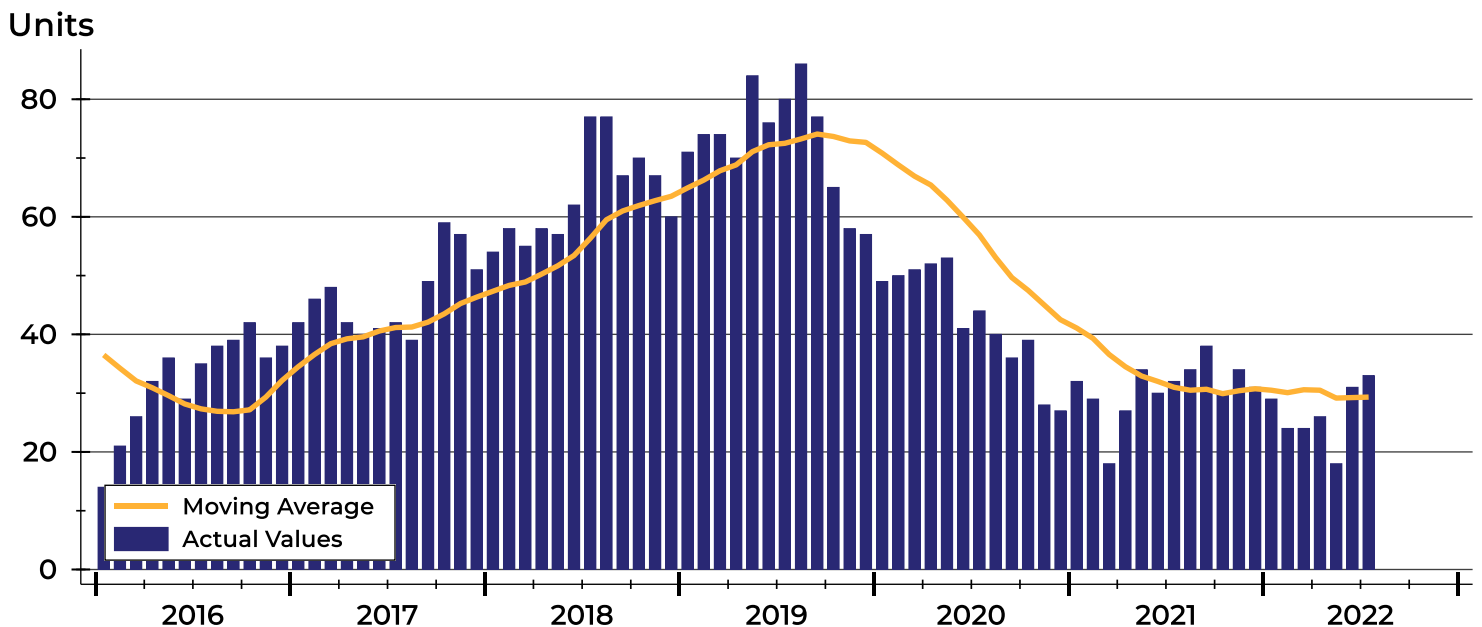
# Northeast Kansas Active Listings Analysis

Summary Statistics for Active Listings		2022	End of July 2021	Change
Active Listings		33	32	3.1%
Volume (1,000s)		4,848	3,275	48.0%
Months' Supply		3.2	3.3	-3.0%
Average	List Price	146,897	102,340	43.5%
	Days on Market	82	95	-13.7%
	Percent of Original	93.8%	98.6%	-4.9%
Median	List Price	115,000	59,500	93.3%
	Days on Market	52	79	-34.2%
	Percent of Original	100.0%	100.0%	0.0%

A total of 33 homes were available for sale in the Northeast Kansas MLS system at the end of July. This represents a 3.2 months' supply of active listings.

The median list price of homes on the market at the end of July was \$115,000, up 93.3% from 2021. The typical time on market for active listings was 52 days, down from 79 days a year earlier.

## History of Active Listings

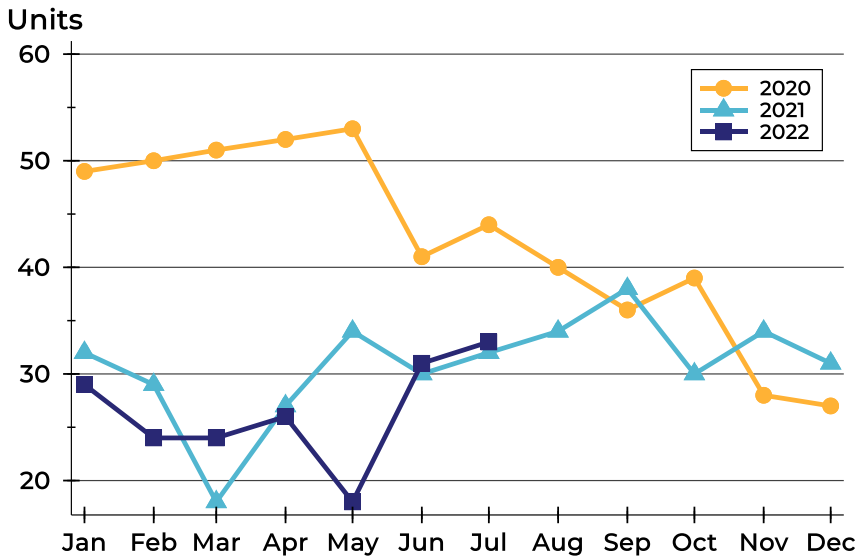






## Northeast Kansas Active Listings Analysis

### Active Listings by Month



Month	2020	2021	2022
January	49	32	29
February	50	29	24
March	51	18	24
April	52	27	26
May	53	34	18
June	41	30	31
July	44	32	33
August	40	34	30
September	36	38	30
October	39	30	30
November	28	34	30
December	27	31	30

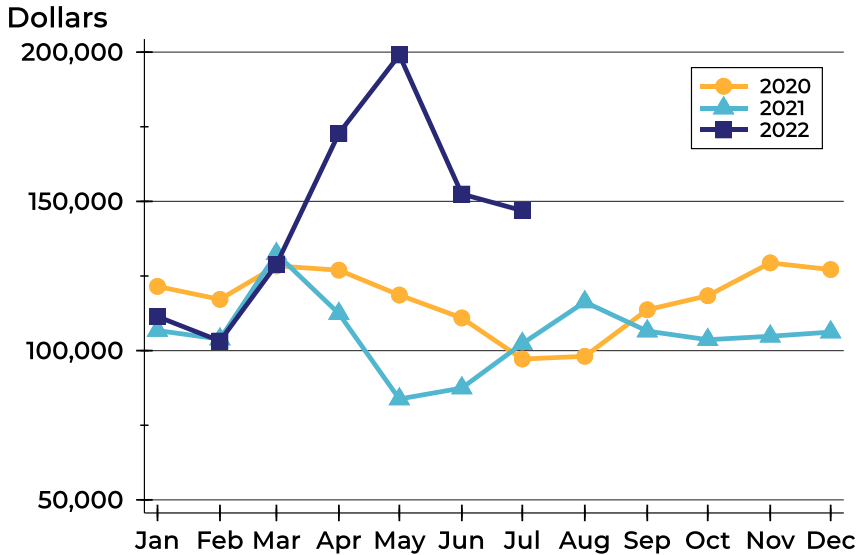
### Active Listings by Price Range

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	1	3.0%	N/A	42,000	42,000	52	52	93.3%	93.3%
\$50,000-\$99,999	13	39.4%	4.0	78,000	80,000	59	33	99.8%	100.0%
\$100,000-\$124,999	3	9.1%	2.8	110,000	110,000	35	25	93.8%	100.0%
\$125,000-\$149,999	2	6.1%	2.2	135,000	135,000	23	23	98.2%	98.2%
\$150,000-\$174,999	6	18.2%	N/A	156,100	155,800	91	104	89.0%	89.9%
\$175,000-\$199,999	2	6.1%	1.7	186,500	186,500	113	113	98.2%	98.2%
\$200,000-\$249,999	2	6.1%	4.8	237,000	237,000	257	257	97.0%	97.0%
\$250,000-\$299,999	2	6.1%	N/A	280,000	280,000	53	53	95.8%	95.8%
\$300,000-\$399,999	1	3.0%	1.3	350,000	350,000	115	115	10.4%	10.4%
\$400,000-\$499,999	1	3.0%	N/A	498,000	498,000	216	216	100.0%	100.0%
\$500,000-\$749,999	0	0.0%	N/A	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	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



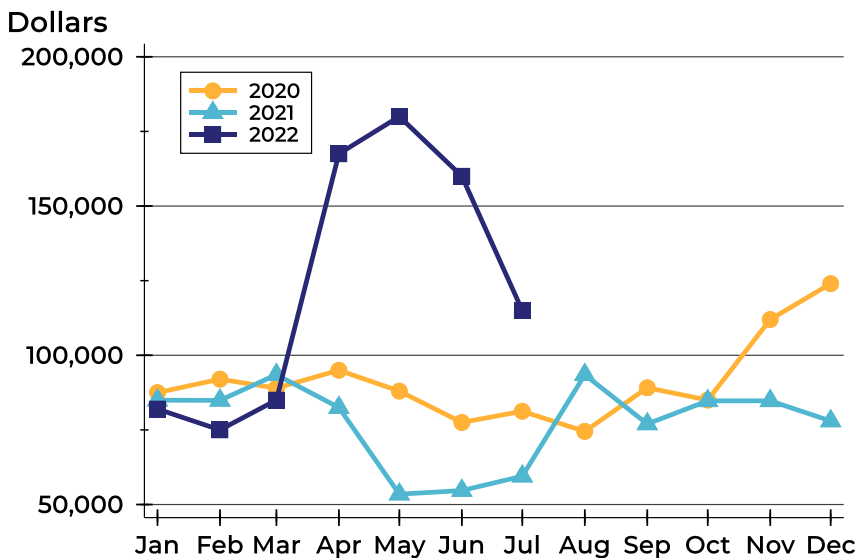
## Northeast Kansas Active Listings Analysis

### Average Price



Month	2020	2021	2022
January	121,520	106,728	<b>111,416</b>
February	117,174	103,869	<b>103,211</b>
March	128,370	132,444	<b>128,861</b>
April	126,961	112,411	<b>172,787</b>
May	118,629	83,790	<b>199,050</b>
June	110,953	87,476	<b>152,458</b>
July	97,200	102,340	<b>146,897</b>
August	98,095	116,305	
September	113,695	106,547	
October	118,398	103,662	
November	129,398	104,817	
December	127,167	106,212	

### Median Price

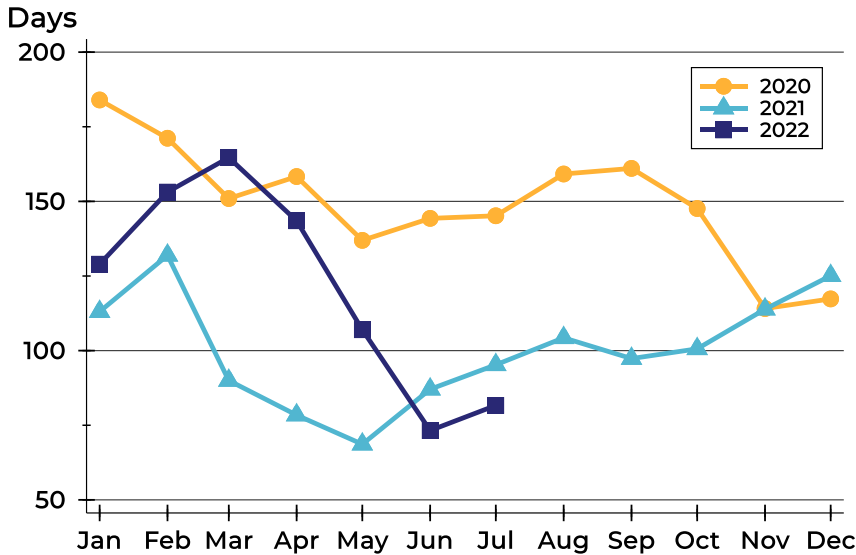


Month	2020	2021	2022
January	87,500	84,950	<b>82,000</b>
February	92,000	84,900	<b>75,000</b>
March	89,000	93,500	<b>85,000</b>
April	95,000	82,500	<b>167,500</b>
May	88,000	53,484	<b>180,000</b>
June	77,500	54,684	<b>160,000</b>
July	81,250	59,500	<b>115,000</b>
August	74,500	93,500	
September	89,125	77,000	
October	85,000	84,750	
November	112,000	84,750	
December	124,000	78,000	



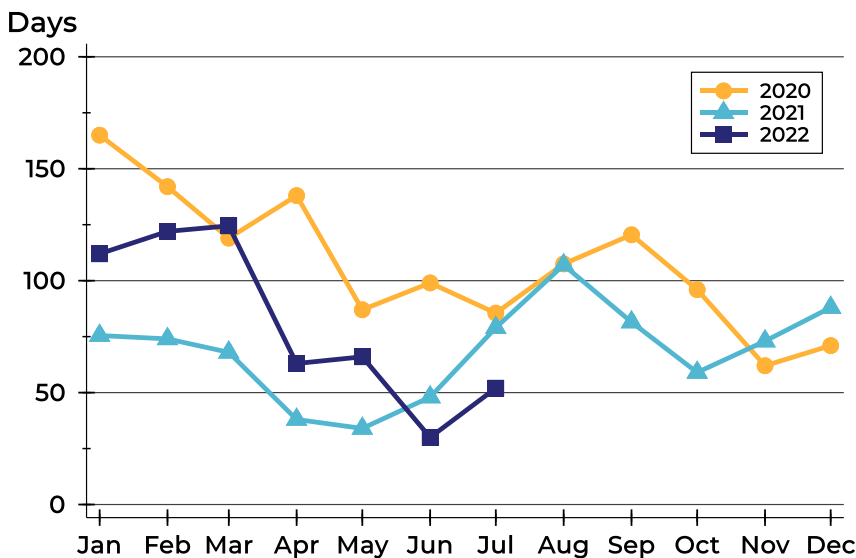
## Northeast Kansas Active Listings Analysis

### Average DOM



Month	2020	2021	2022
January	184	113	129
February	171	132	153
March	151	90	165
April	158	78	144
May	137	69	107
June	144	87	73
July	145	95	82
August	159	104	
September	161	97	
October	148	101	
November	114	114	
December	117	125	

### Median DOM

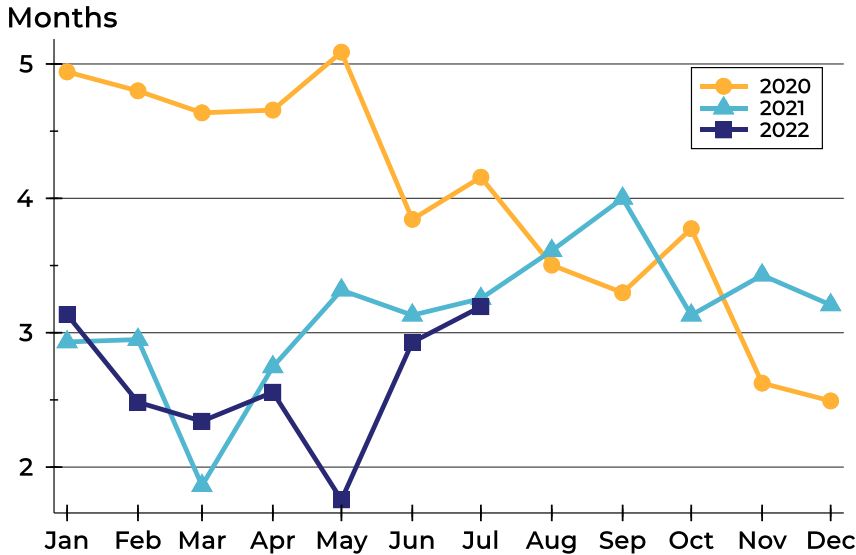


Month	2020	2021	2022
January	165	76	112
February	142	74	122
March	119	68	125
April	138	38	63
May	87	34	66
June	99	48	30
July	86	79	52
August	108	107	
September	121	82	
October	96	59	
November	62	73	
December	71	88	



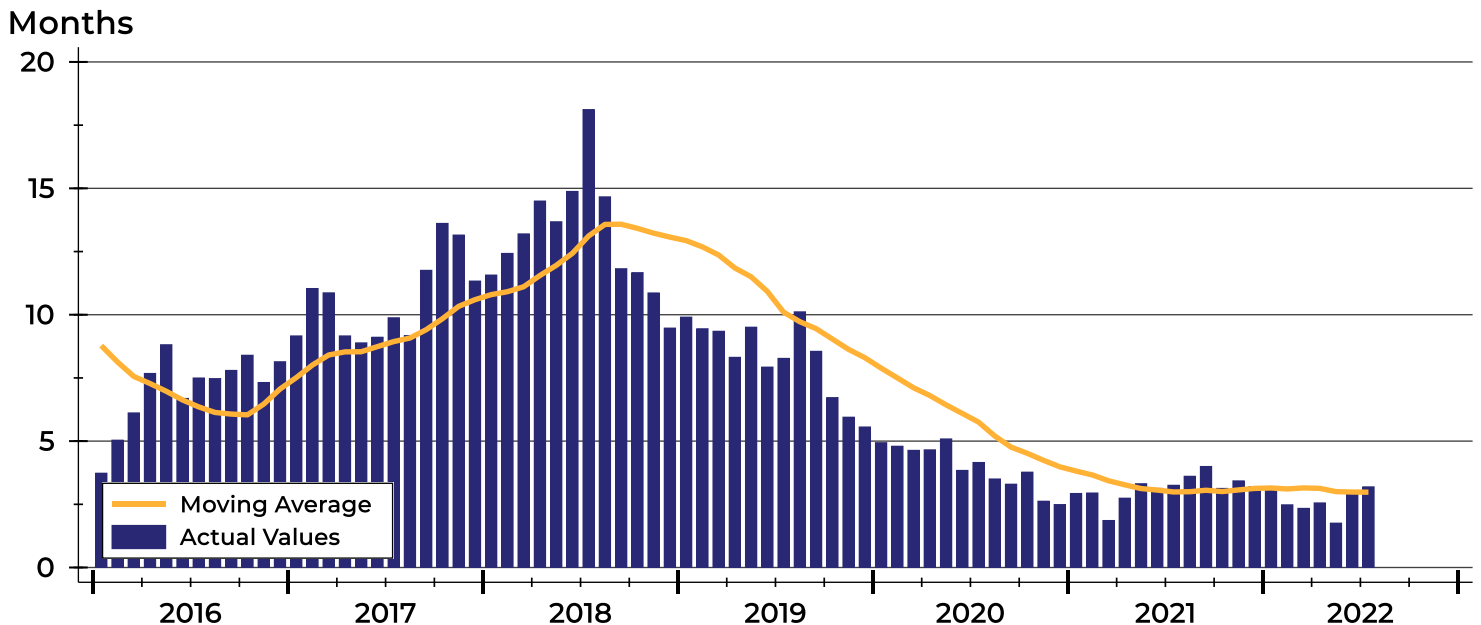
## Northeast Kansas Months' Supply Analysis

### Months' Supply by Month



Month	2020	2021	2022
January	4.9	2.9	3.1
February	4.8	2.9	2.5
March	4.6	1.9	2.3
April	4.7	2.7	2.6
May	5.1	3.3	1.8
June	3.8	3.1	2.9
July	4.2	3.3	3.2
August	3.5	3.6	3.5
September	3.3	4.0	3.3
October	3.8	3.1	3.1
November	2.6	3.4	3.4
December	2.5	3.2	3.2

### History of Month's Supply





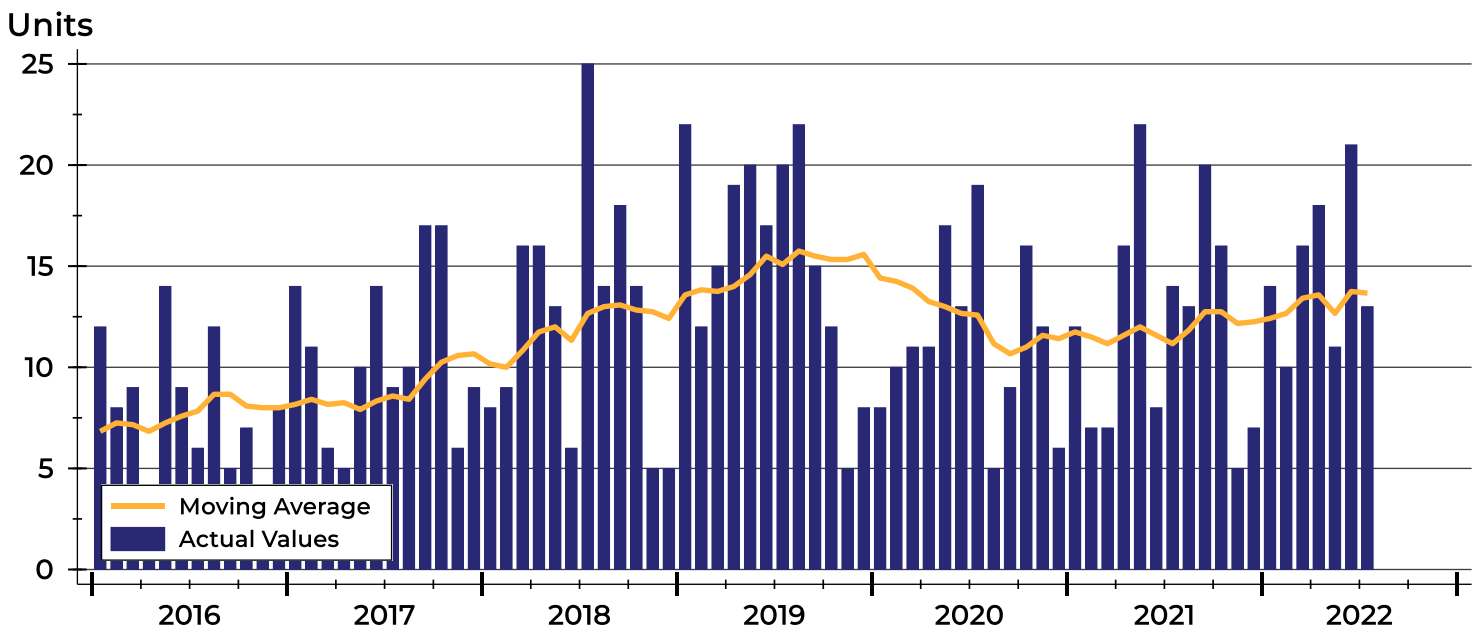
# Northeast Kansas New Listings Analysis

Summary Statistics for New Listings		2022	July 2021	Change
Current Month	New Listings	13	14	-7.1%
	Volume (1,000s)	1,737	1,485	17.0%
	Average List Price	133,615	106,064	26.0%
	Median List Price	105,000	100,000	5.0%
Year-to-Date	New Listings	103	86	19.8%
	Volume (1,000s)	15,936	7,103	124.4%
	Average List Price	154,715	82,594	87.3%
	Median List Price	135,000	69,250	94.9%

A total of 13 new listings were added in the Northeast Kansas MLS system during July, down 7.1% from the same month in 2021. Year-to-date the Northeast Kansas MLS system has seen 103 new listings.

The median list price of these homes was \$105,000 up from \$100,000 in 2021.

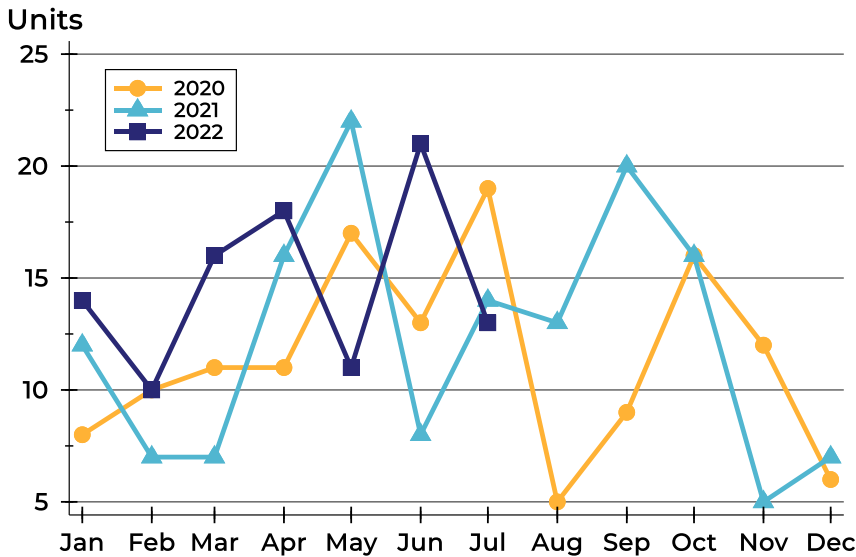
## History of New Listings





## Northeast Kansas New Listings Analysis

### New Listings by Month



Month	2020	2021	2022
January	8	12	14
February	10	7	10
March	11	7	16
April	11	16	18
May	17	22	11
June	13	8	21
July	19	14	13
August	5	13	5
September	9	20	9
October	16	16	16
November	12	5	12
December	6	7	6

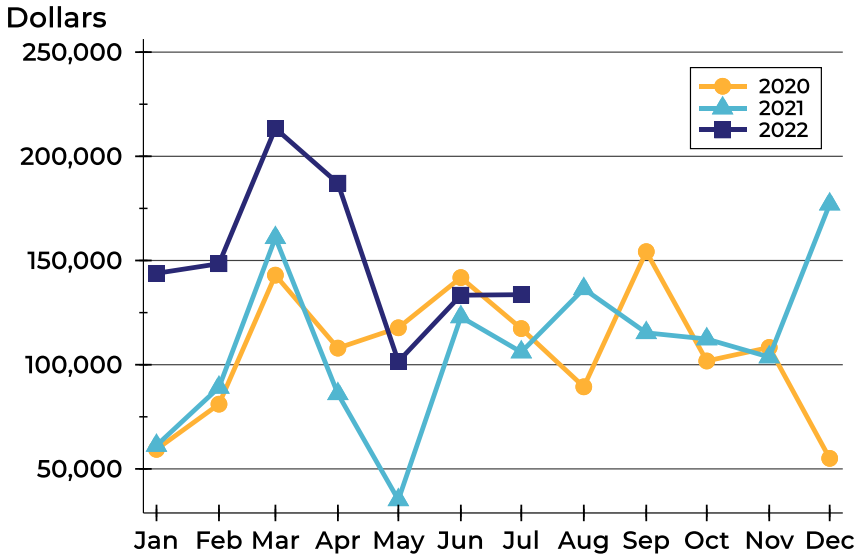
### New Listings by Price Range

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	6	46.2%	77,917	80,750	19	19	100.0%	100.0%
\$100,000-\$124,999	2	15.4%	110,000	110,000	26	26	100.0%	100.0%
\$125,000-\$149,999	2	15.4%	135,000	135,000	30	30	98.2%	98.2%
\$150,000-\$174,999	1	7.7%	159,500	159,500	3	3	90.9%	90.9%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	1	7.7%	285,000	285,000	18	18	100.0%	100.0%
\$300,000-\$399,999	1	7.7%	335,000	335,000	11	11	100.0%	100.0%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



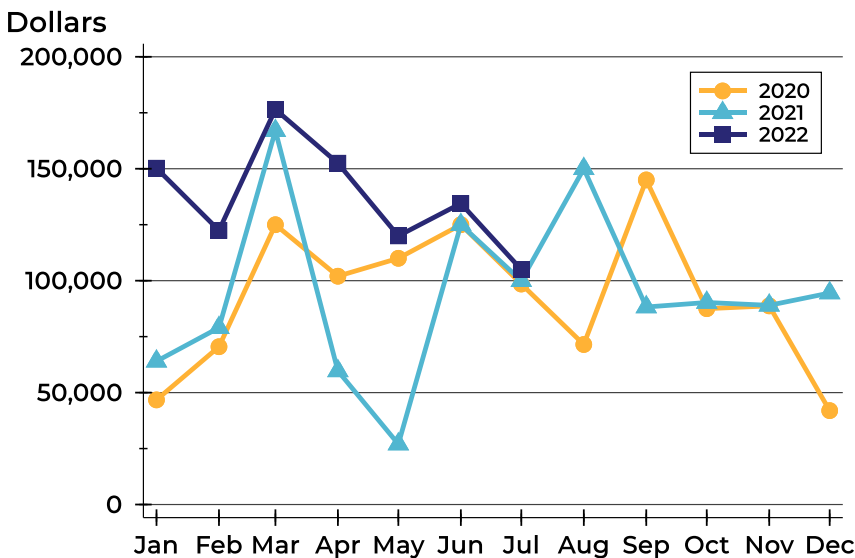
## Northeast Kansas New Listings Analysis

### Average Price



Month	2020	2021	2022
January	59,375	61,233	143,857
February	81,070	89,114	148,480
March	142,978	160,929	213,400
April	107,955	86,038	187,106
May	117,712	35,134	101,545
June	141,811	122,938	133,357
July	117,342	106,064	133,615
August	89,400	136,423	
September	154,267	115,305	
October	101,794	112,331	
November	108,292	103,680	
December	55,067	177,057	

### Median Price



Month	2020	2021	2022
January	46,750	64,000	150,250
February	70,500	79,000	122,450
March	125,000	167,000	176,500
April	102,000	59,700	152,500
May	110,000	27,000	120,000
June	125,000	125,000	134,500
July	98,500	100,000	105,000
August	71,500	150,000	
September	145,000	88,250	
October	87,500	90,250	
November	88,750	89,000	
December	41,950	94,500	



# Northeast Kansas Contracts Written Analysis

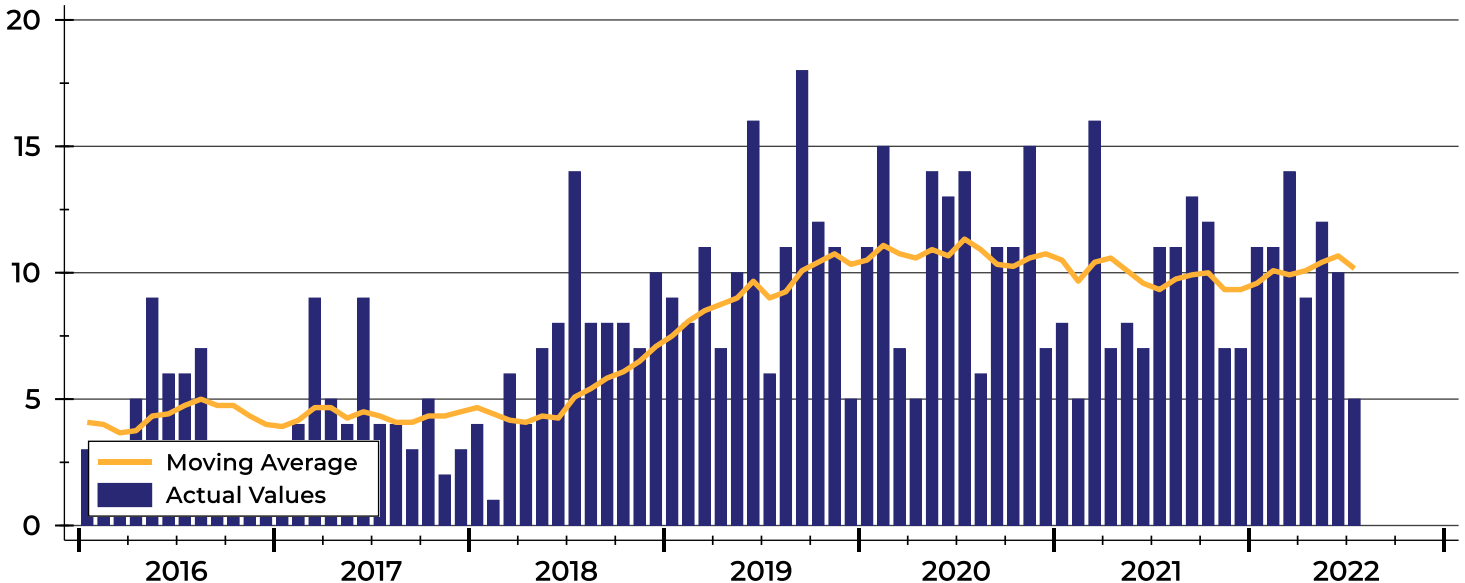
Summary Statistics for Contracts Written		2022	July 2021	Change	Year-to-Date		
		2022	2021	Change	2022	2021	Change
Contracts Written		5	11	-54.5%	72	62	16.1%
Volume (1,000s)		697	1,079	-35.4%	11,473	6,502	76.5%
Average	Sale Price	139,480	98,127	42.1%	159,351	104,866	52.0%
	Days on Market	49	24	104.2%	35	72	-51.4%
	Percent of Original	96.5%	91.0%	6.0%	96.0%	94.5%	1.6%
Median	Sale Price	159,500	100,000	59.5%	127,500	84,950	50.1%
	Days on Market	43	9	377.8%	11	35	-68.6%
	Percent of Original	95.7%	90.9%	5.3%	97.5%	94.9%	2.7%

A total of 5 contracts for sale were written in the Northeast Kansas MLS system during the month of July, down from 11 in 2021. The median list price of these homes was \$159,500, up from \$100,000 the prior year.

Half of the homes that went under contract in July were on the market less than 43 days, compared to 9 days in July 2021.

## History of Contracts Written

Units

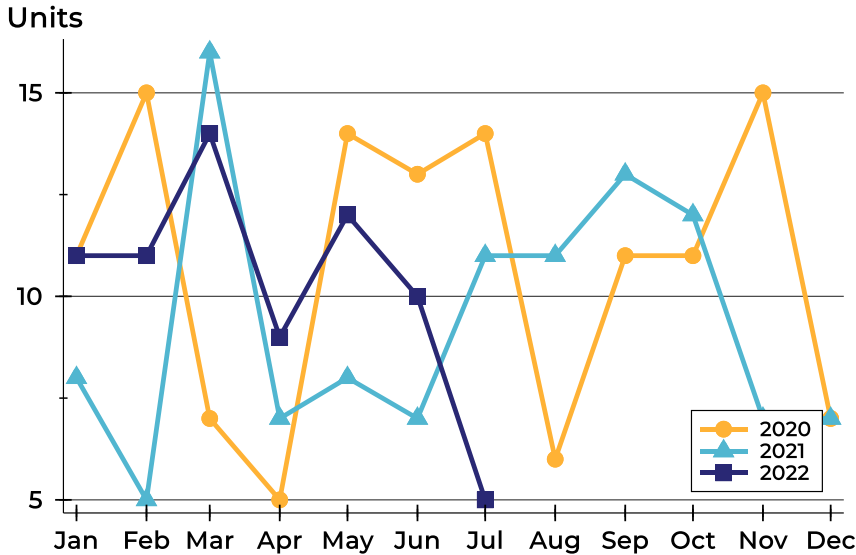






## Northeast Kansas Contracts Written Analysis

### Contracts Written by Month



Month	2020	2021	2022
January	11	8	11
February	15	5	11
March	7	16	14
April	5	7	9
May	14	8	12
June	13	7	10
July	14	11	5
August	6	11	
September	11	13	
October	11	12	
November	15	7	
December	7	7	

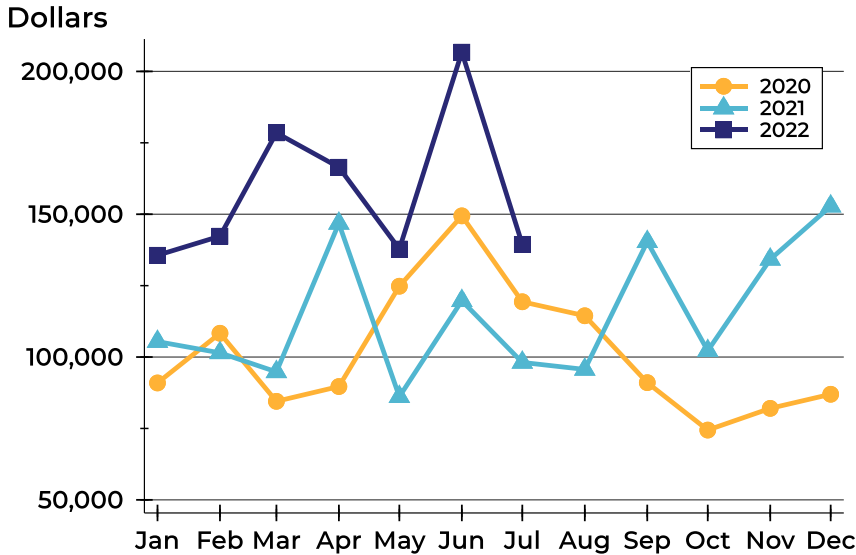
### Contracts Written by Price Range

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	1	20.0%	53,000	53,000	139	139	100.0%	100.0%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	20.0%	135,000	135,000	11	11	106.0%	106.0%
\$150,000-\$174,999	2	40.0%	162,250	162,250	27	27	93.3%	93.3%
\$175,000-\$199,999	1	20.0%	184,900	184,900	43	43	89.7%	89.7%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



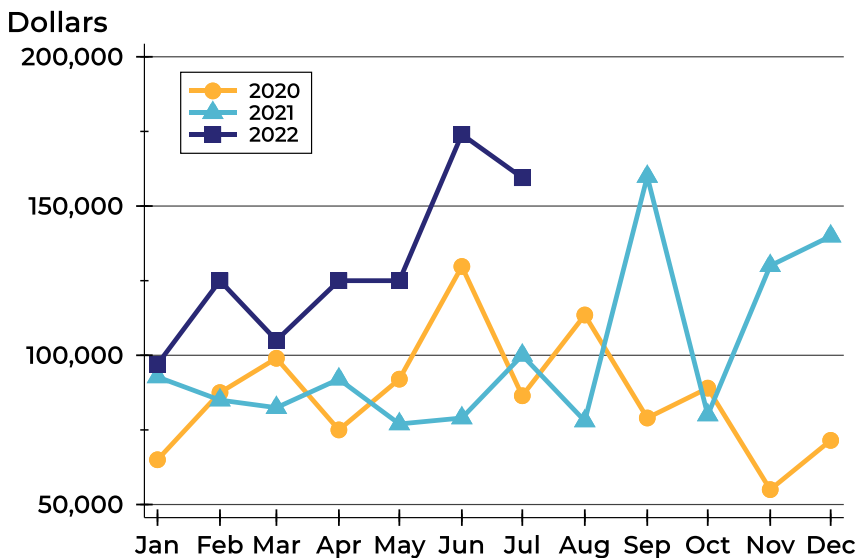
## Northeast Kansas Contracts Written Analysis

### Average Price



Month	2020	2021	2022
January	90,936	105,413	135,636
February	108,333	101,480	142,318
March	84,500	94,819	178,500
April	89,680	146,786	166,444
May	124,807	86,125	137,825
June	149,435	119,714	206,750
July	119,357	98,127	139,480
August	114,458	95,673	95,673
September	91,045	140,369	140,369
October	74,436	102,200	102,200
November	82,043	134,200	134,200
December	86,979	152,814	152,814

### Median Price

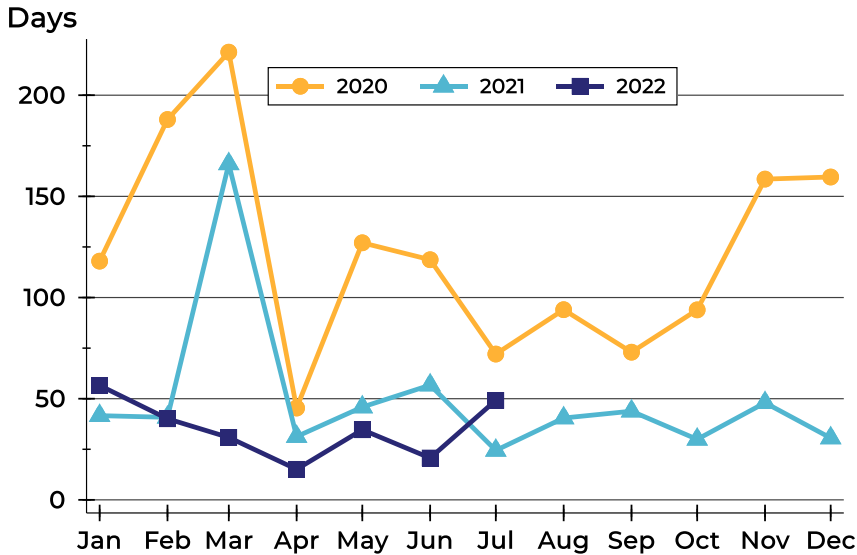


Month	2020	2021	2022
January	65,000	92,750	97,000
February	87,500	85,000	125,000
March	99,000	82,450	105,000
April	75,000	92,000	125,000
May	92,000	77,000	125,000
June	129,750	79,000	174,000
July	86,450	100,000	159,500
August	113,500	78,000	78,000
September	79,000	159,900	159,900
October	89,000	80,000	80,000
November	55,000	130,000	130,000
December	71,500	139,900	139,900



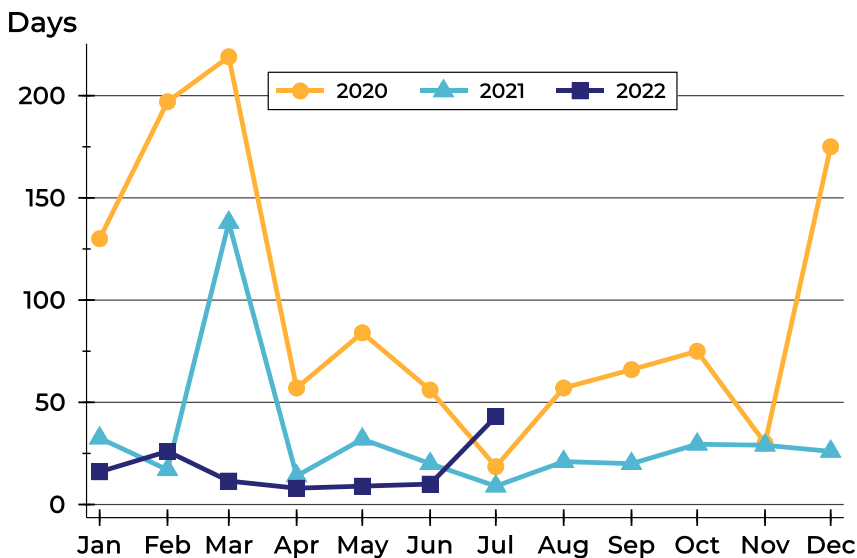
## Northeast Kansas Contracts Written Analysis

### Average DOM



Month	2020	2021	2022
January	118	42	57
February	188	41	40
March	221	166	31
April	45	31	15
May	127	46	35
June	119	57	21
July	72	24	49
August	94	40	
September	73	44	
October	94	30	
November	159	48	
December	160	31	

### Median DOM



Month	2020	2021	2022
January	130	33	16
February	197	17	26
March	219	138	12
April	57	14	8
May	84	32	9
June	56	20	10
July	19	9	43
August	57	21	
September	66	20	
October	75	30	
November	30	29	
December	175	26	



# Northeast Kansas Pending Contracts Analysis

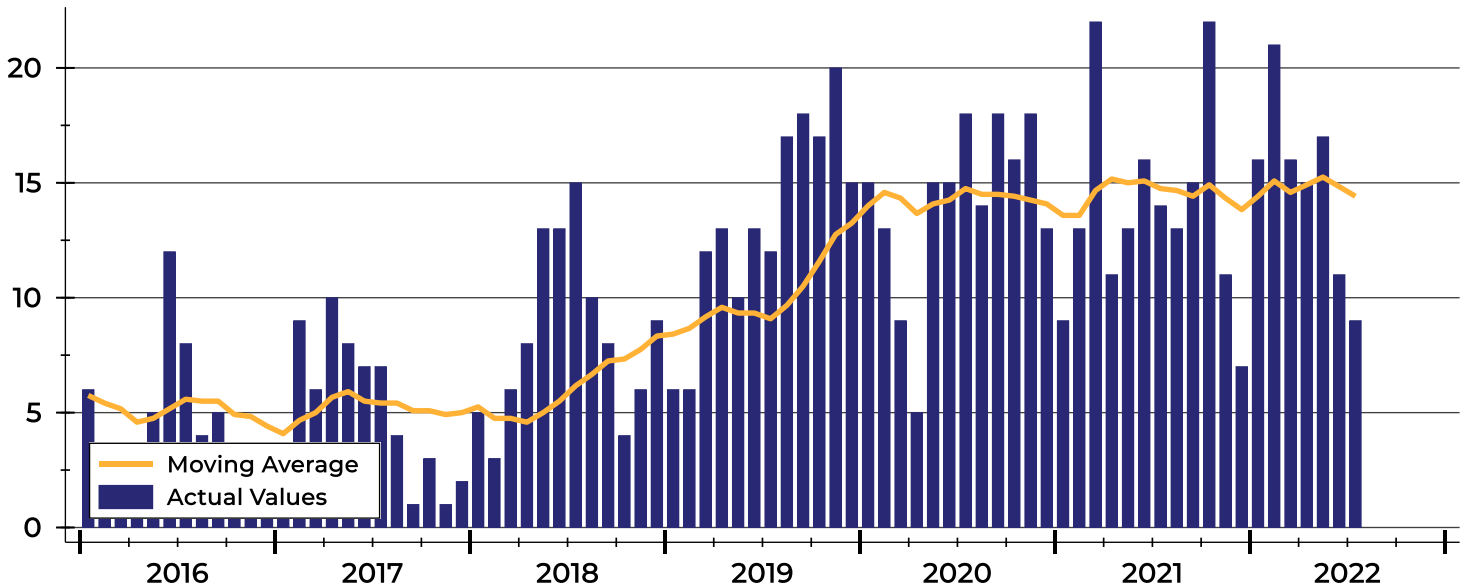
Summary Statistics for Pending Contracts		2022	End of July 2021	Change
Pending Contracts		9	14	-35.7%
Volume (1,000s)		1,330	1,592	-16.5%
Average	List Price	147,822	113,693	30.0%
	Days on Market	19	74	-74.3%
	Percent of Original	99.3%	96.1%	3.3%
Median	List Price	159,500	100,000	59.5%
	Days on Market	12	56	-78.6%
	Percent of Original	100.0%	100.0%	0.0%

A total of 9 listings in the Northeast Kansas MLS system had contracts pending at the end of July, down from 14 contracts pending at the end of July 2021.

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

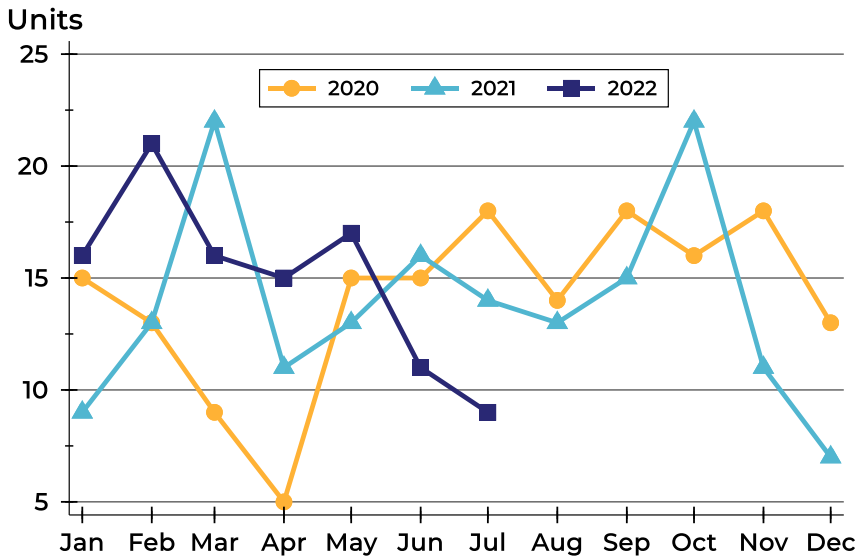
Units





## Northeast Kansas Pending Contracts Analysis

### Pending Contracts by Month



Month	2020	2021	2022
January	15	9	16
February	13	13	21
March	9	22	16
April	5	11	15
May	15	13	17
June	15	16	11
July	18	14	9
August	14	13	18
September	18	15	18
October	16	22	16
November	18	11	11
December	13	7	13

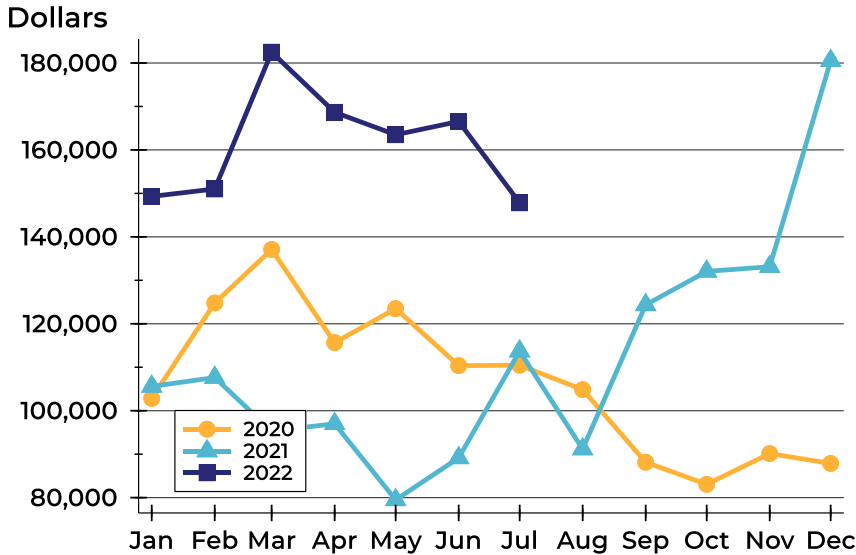
### Pending Contracts by Price Range

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	3	33.3%	70,667	80,000	17	12	100.0%	100.0%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	11.1%	135,000	135,000	11	11	100.0%	100.0%
\$150,000-\$174,999	3	33.3%	163,167	165,000	20	8	98.6%	100.0%
\$175,000-\$199,999	1	11.1%	184,900	184,900	43	43	94.8%	94.8%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	11.1%	309,000	309,000	5	5	103.3%	103.3%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



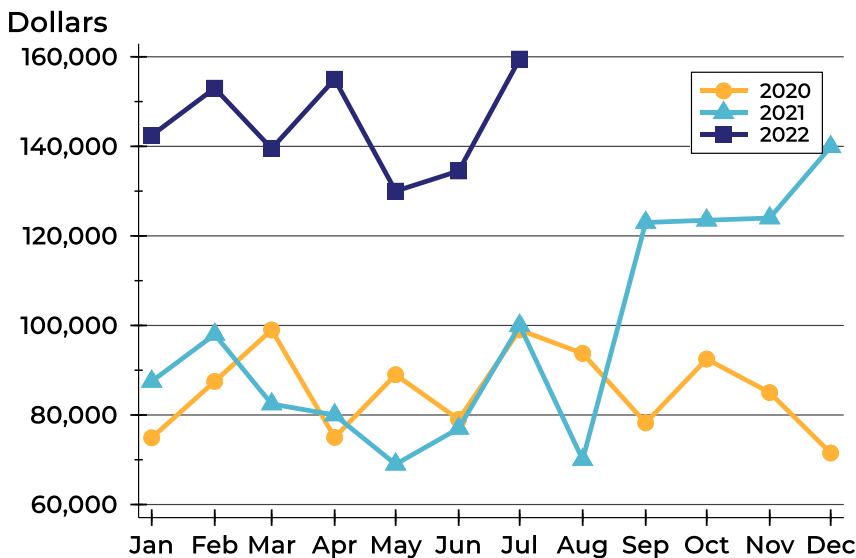
## Northeast Kansas Pending Contracts Analysis

### Average Price



Month	2020	2021	2022
January	102,847	105,589	149,300
February	124,792	107,631	151,019
March	137,100	95,314	182,500
April	115,660	97,000	168,667
May	123,487	79,484	163,494
June	110,370	89,143	166,545
July	110,478	113,693	147,822
August	104,850	91,184	
September	88,150	124,353	
October	83,063	132,055	
November	90,136	133,136	
December	87,869	180,529	

### Median Price

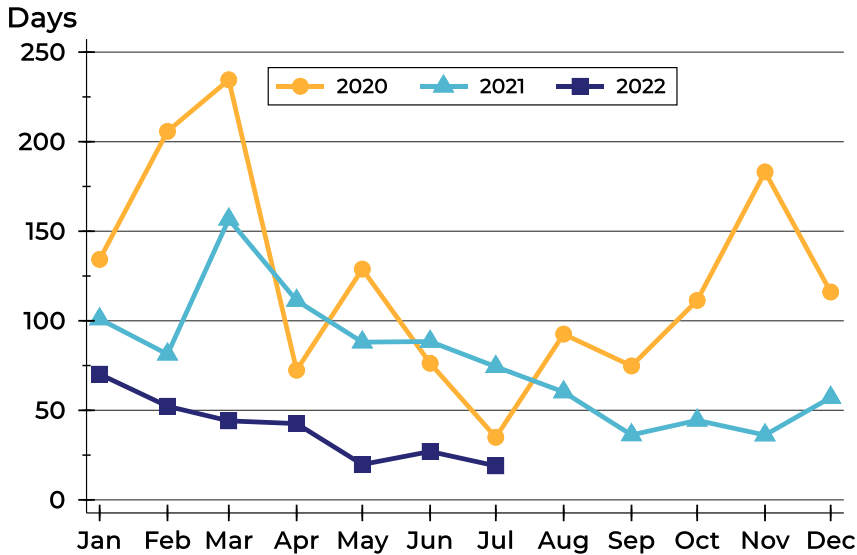


Month	2020	2021	2022
January	74,900	87,500	142,450
February	87,500	98,000	153,000
March	99,000	82,450	139,500
April	75,000	80,000	155,000
May	89,000	68,999	130,000
June	79,000	77,000	134,500
July	99,000	100,000	159,500
August	93,750	69,999	
September	78,250	123,000	
October	92,500	123,500	
November	85,000	124,000	
December	71,500	139,900	



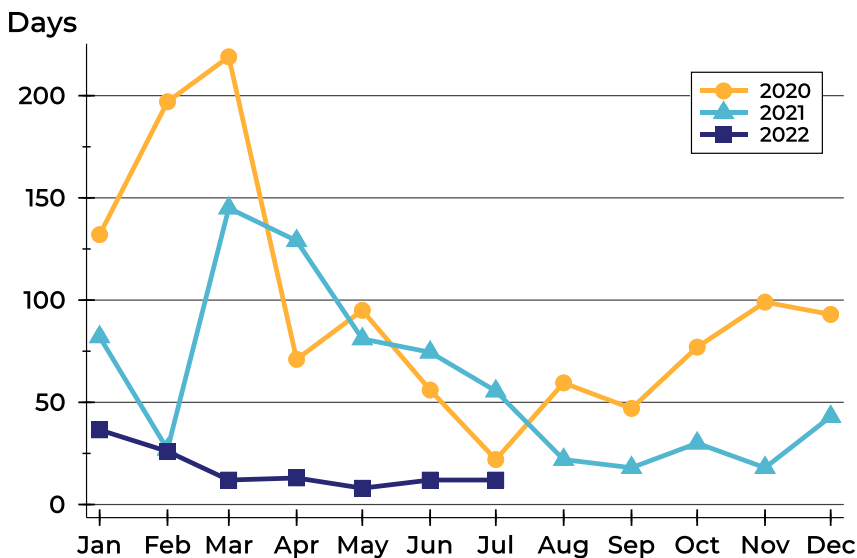
## Northeast Kansas Pending Contracts Analysis

### Average DOM



Month	2020	2021	2022
January	134	101	70
February	206	81	52
March	235	157	44
April	72	111	43
May	129	88	20
June	76	88	27
July	35	74	19
August	93	60	
September	75	36	
October	111	44	
November	183	36	
December	116	57	

### Median DOM



Month	2020	2021	2022
January	132	82	37
February	197	27	26
March	219	145	12
April	71	129	13
May	95	81	8
June	56	75	12
July	22	56	12
August	60	22	
September	47	18	
October	77	30	
November	99	18	
December	93	43	



**July  
2022**

# Northeast Kansas MLS Statistics



## Brown County Housing Report



### Market Overview

#### Brown County Home Sales Fell in July

Total home sales in Brown County fell last month to 3 units, compared to 7 units in July 2021. Total sales volume was \$0.4 million, up from a year earlier.

The median sale price in July was \$134,500, up from \$35,000 a year earlier. Homes that sold in July were typically on the market for 2 days and sold for 100.0% of their list prices.

#### Brown County Active Listings Up at End of July

The total number of active listings in Brown County at the end of July was 27 units, up from 26 at the same point in 2021. This represents a 3.9 months' supply of homes available for sale. The median list price of homes on the market at the end of July was \$105,000.

During July, a total of 3 contracts were written down from 9 in July 2021. At the end of the month, there were 6 contracts still pending.

### Report Contents

- Summary Statistics – Page 2
- Closed Listing Analysis – Page 3
- Active Listings Analysis – Page 7
- Months' Supply Analysis – Page 11
- New Listings Analysis – Page 12
- Contracts Written Analysis – Page 15
- Pending Contracts Analysis – Page 19

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**July  
2022**

# Northeast Kansas MLS Statistics



## Brown County Summary Statistics

July MLS Statistics Three-year History		Current Month			Year-to-Date		
		2022	2021	2020	2022	2021	2020
<b>Home Sales</b>		<b>3</b>	<b>7</b>	<b>4</b>	<b>47</b>	<b>43</b>	<b>58</b>
Change from prior year		-57.1%	75.0%	-42.9%	9.3%	-25.9%	7.4%
<b>Active Listings</b>		<b>27</b>	<b>26</b>	<b>36</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		3.8%	-27.8%	-46.3%			
<b>Months' Supply</b>		<b>3.9</b>	<b>3.7</b>	<b>4.0</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		5.4%	-7.5%	-52.9%			
<b>New Listings</b>		<b>12</b>	<b>12</b>	<b>12</b>	<b>74</b>	<b>69</b>	<b>66</b>
Change from prior year		0.0%	0.0%	-29.4%	7.2%	4.5%	-31.3%
<b>Contracts Written</b>		<b>3</b>	<b>9</b>	<b>10</b>	<b>50</b>	<b>45</b>	<b>62</b>
Change from prior year		-66.7%	-10.0%	150.0%	11.1%	-27.4%	21.6%
<b>Pending Contracts</b>		<b>6</b>	<b>9</b>	<b>14</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-33.3%	-35.7%	55.6%			
<b>Sales Volume (1,000s)</b>		<b>403</b>	<b>364</b>	<b>647</b>	<b>7,064</b>	<b>3,549</b>	<b>6,116</b>
Change from prior year		10.7%	-43.7%	54.4%	99.0%	-42.0%	23.3%
Average	<b>Sale Price</b>	<b>134,167</b>	<b>51,929</b>	<b>161,663</b>	<b>150,287</b>	<b>82,541</b>	<b>105,441</b>
	Change from prior year	158.4%	-67.9%	170.1%	82.1%	-21.7%	14.8%
	<b>List Price of Actives</b>	<b>132,448</b>	<b>89,806</b>	<b>89,900</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	47.5%	-0.1%	3.7%			
	<b>Days on Market</b>	<b>7</b>	<b>44</b>	<b>20</b>	<b>40</b>	<b>100</b>	<b>135</b>
Change from prior year	-84.1%	120.0%	-90.9%	-60.0%	-25.9%	-5.6%	
	<b>Percent of List</b>	<b>96.2%</b>	<b>91.6%</b>	<b>98.8%</b>	<b>96.9%</b>	<b>96.2%</b>	<b>94.1%</b>
Change from prior year	5.0%	-7.3%	8.0%	0.7%	2.2%	2.8%	
	<b>Percent of Original</b>	<b>96.2%</b>	<b>87.6%</b>	<b>98.8%</b>	<b>95.3%</b>	<b>94.6%</b>	<b>89.1%</b>
Change from prior year	9.8%	-11.3%	32.3%	0.7%	6.2%	1.8%	
Median	<b>Sale Price</b>	<b>134,500</b>	<b>35,000</b>	<b>150,750</b>	<b>132,000</b>	<b>72,500</b>	<b>80,250</b>
	Change from prior year	284.3%	-76.8%	174.1%	82.1%	-9.7%	8.1%
	<b>List Price of Actives</b>	<b>105,000</b>	<b>53,484</b>	<b>77,500</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	96.3%	-31.0%	9.2%			
	<b>Days on Market</b>	<b>2</b>	<b>9</b>	<b>8</b>	<b>12</b>	<b>50</b>	<b>118</b>
Change from prior year	-77.8%	12.5%	-94.4%	-76.0%	-57.6%	25.5%	
	<b>Percent of List</b>	<b>100.0%</b>	<b>87.5%</b>	<b>100.0%</b>	<b>97.7%</b>	<b>97.1%</b>	<b>97.0%</b>
Change from prior year	14.3%	-12.5%	9.1%	0.6%	0.1%	1.9%	
	<b>Percent of Original</b>	<b>100.0%</b>	<b>87.5%</b>	<b>100.0%</b>	<b>97.0%</b>	<b>96.1%</b>	<b>91.3%</b>
Change from prior year	14.3%	-12.5%	29.4%	0.9%	5.3%	-0.9%	

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



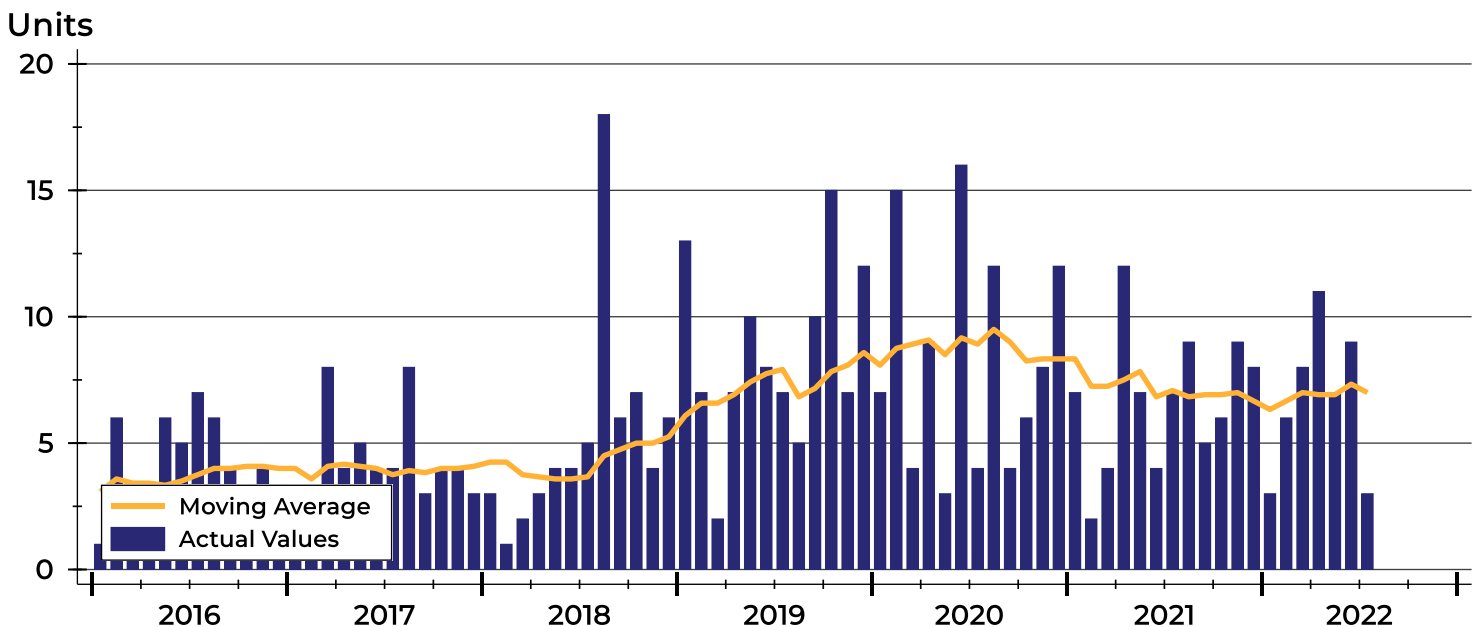
# Brown County Closed Listings Analysis

Summary Statistics for Closed Listings		2022	July 2021	Change	2022	Year-to-Date 2021	Change
Closed Listings		3	7	-57.1%	47	43	9.3%
Volume (1,000s)		403	364	10.7%	7,064	3,549	99.0%
Months' Supply		3.9	3.7	5.4%	N/A	N/A	N/A
Average	Sale Price	134,167	51,929	158.4%	150,287	82,541	82.1%
	Days on Market	7	44	-84.1%	40	100	-60.0%
	Percent of List	96.2%	91.6%	5.0%	96.9%	96.2%	0.7%
	Percent of Original	96.2%	87.6%	9.8%	95.3%	94.6%	0.7%
Median	Sale Price	134,500	35,000	284.3%	132,000	72,500	82.1%
	Days on Market	2	9	-77.8%	12	50	-76.0%
	Percent of List	100.0%	87.5%	14.3%	97.7%	97.1%	0.6%
	Percent of Original	100.0%	87.5%	14.3%	97.0%	96.1%	0.9%

A total of 3 homes sold in Brown County in July, down from 7 units in July 2021. Total sales volume was essentially unchanged from the previous year's figure of \$0.4 million.

The median sales price in July was \$134,500, up 284.3% compared to the prior year. Median days on market was 2 days, down from 4 days in June, and down from 9 in July 2021.

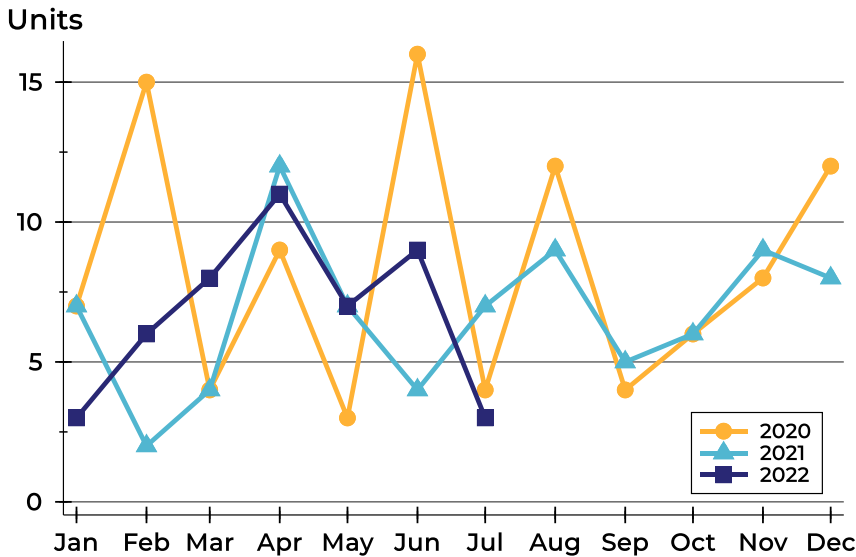
## History of Closed Listings





## Brown County Closed Listings Analysis

### Closed Listings by Month



Month	2020	2021	2022
January	7	7	3
February	15	2	6
March	4	4	8
April	9	12	11
May	3	7	7
June	16	4	9
July	4	7	3
August	12	9	9
September	4	5	5
October	6	6	6
November	8	9	9
December	12	8	8

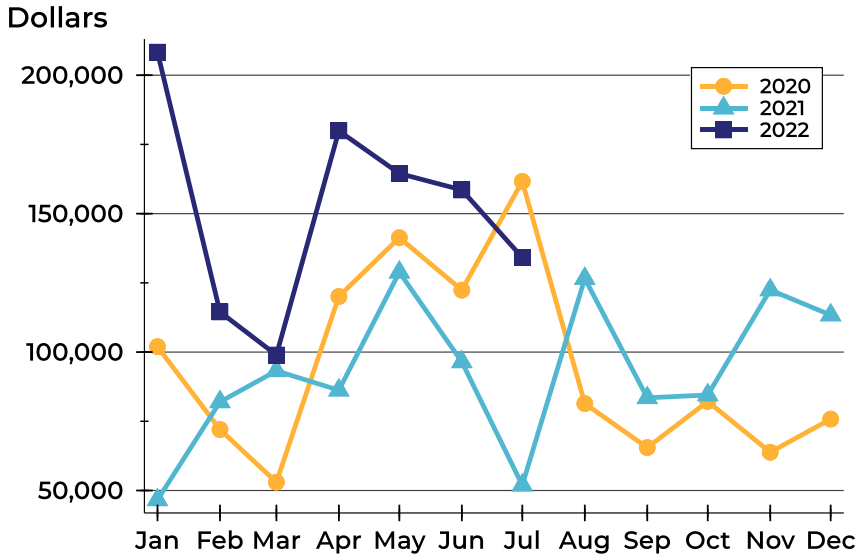
### Closed Listings by Price Range

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	1	33.3%	5.3	85,000	85,000	19	19	88.5%	88.5%	88.5%	88.5%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	33.3%	1.1	134,500	134,500	1	1	100.0%	100.0%	100.0%	100.0%
\$150,000-\$174,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	1	33.3%	3.4	183,000	183,000	2	2	100.0%	100.0%	100.0%	100.0%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	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	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A



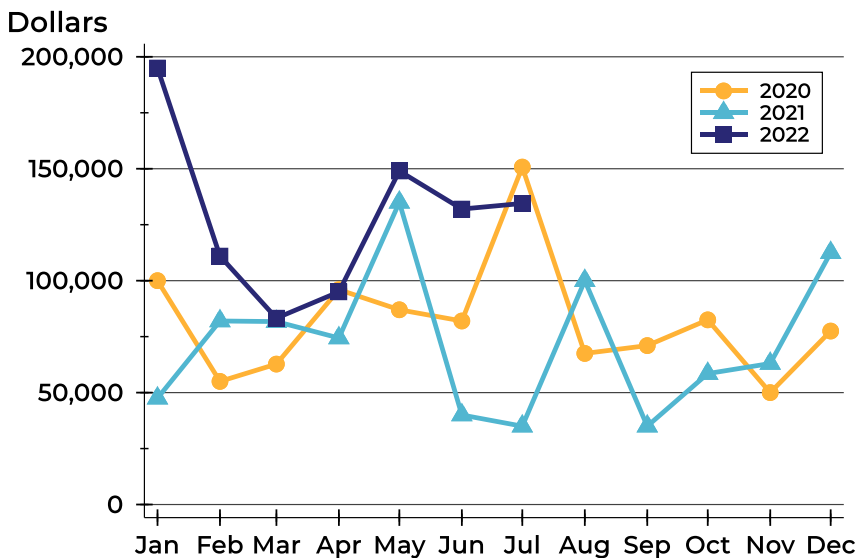
## Brown County Closed Listings Analysis

### Average Price



Month	2020	2021	2022
January	101,957	46,614	208,333
February	72,027	82,000	114,500
March	53,000	93,238	98,938
April	120,078	86,225	179,909
May	141,333	128,857	164,500
June	122,384	96,450	158,556
July	161,663	51,929	134,167
August	81,417	126,567	
September	65,500	83,480	
October	82,150	84,500	
November	63,813	122,433	
December	75,792	113,375	

### Median Price

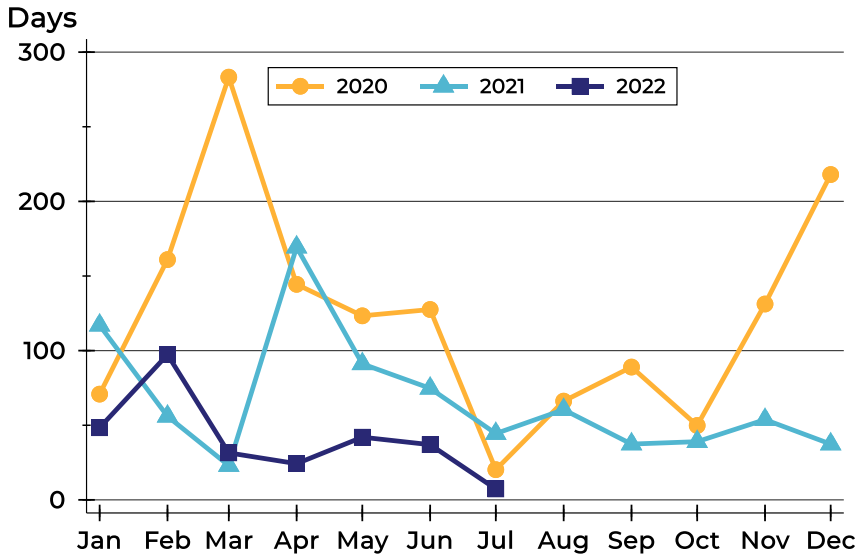


Month	2020	2021	2022
January	100,000	47,500	195,000
February	55,000	82,000	111,000
March	62,750	81,725	83,250
April	96,000	74,400	95,000
May	87,000	135,000	149,000
June	82,000	40,000	132,000
July	150,750	35,000	134,500
August	67,500	100,000	
September	71,000	35,000	
October	82,501	58,500	
November	50,000	63,000	
December	77,500	112,500	



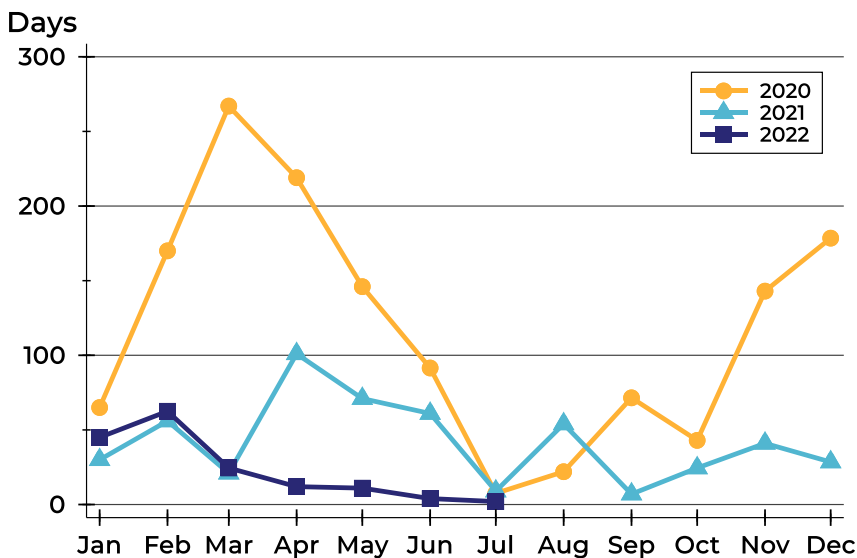
## **Brown County Closed Listings Analysis**

### **Average DOM**



Month	2020	2021	2022
January	71	117	48
February	161	56	97
March	283	23	32
April	144	169	24
May	123	91	42
June	128	75	37
July	20	44	7
August	66	60	
September	89	37	
October	50	39	
November	131	54	
December	218	37	

### **Median DOM**



Month	2020	2021	2022
January	65	30	45
February	170	56	63
March	267	21	25
April	219	101	12
May	146	71	11
June	92	61	4
July	8	9	2
August	22	54	
September	72	7	
October	43	25	
November	143	41	
December	179	29	



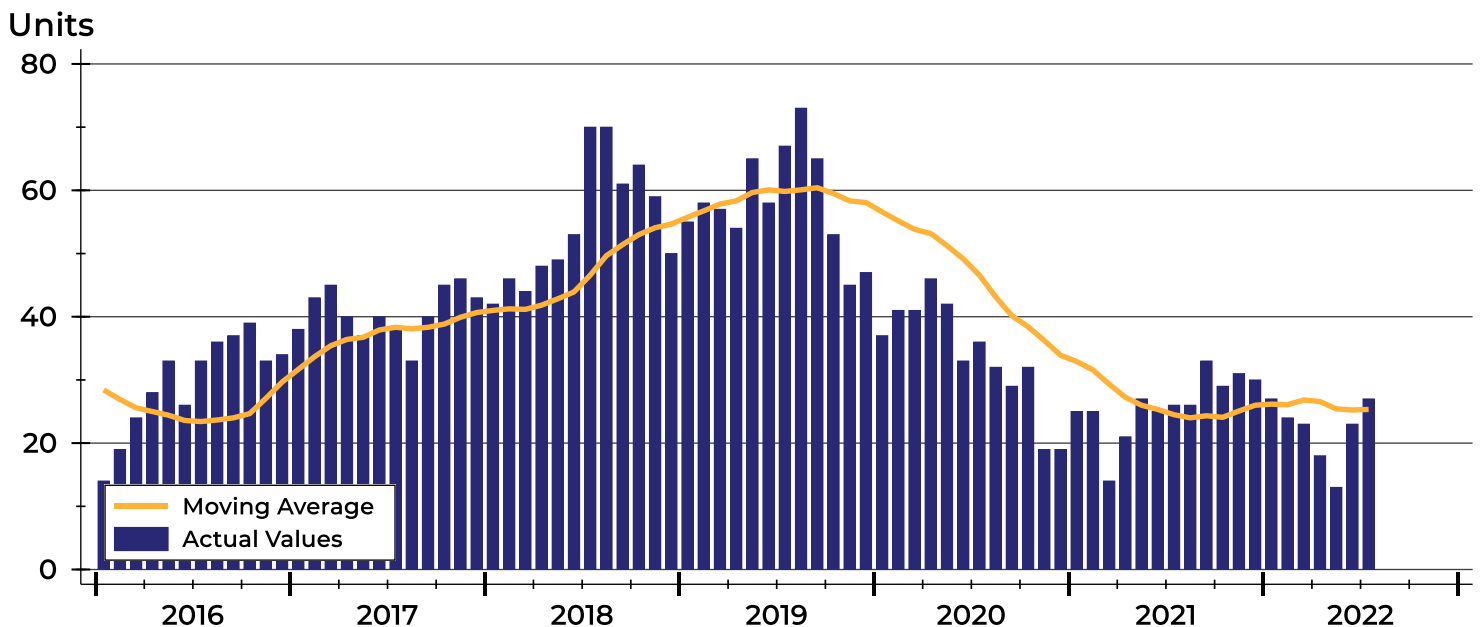
## **Brown County Active Listings Analysis**

Summary Statistics for Active Listings		2022	End of July 2021	Change
Active Listings		<b>27</b>	26	3.8%
Volume (1,000s)		<b>3,576</b>	2,335	53.1%
Months' Supply		<b>3.9</b>	3.7	5.4%
Average	List Price	<b>132,448</b>	89,806	47.5%
	Days on Market	<b>83</b>	94	-11.7%
	Percent of Original	<b>96.7%</b>	98.7%	-2.0%
Median	List Price	<b>105,000</b>	53,484	96.3%
	Days on Market	<b>52</b>	79	-34.2%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 27 homes were available for sale in Brown County at the end of July. This represents a 3.9 months' supply of active listings.

The median list price of homes on the market at the end of July was \$105,000, up 96.3% from 2021. The typical time on market for active listings was 52 days, down from 79 days a year earlier.

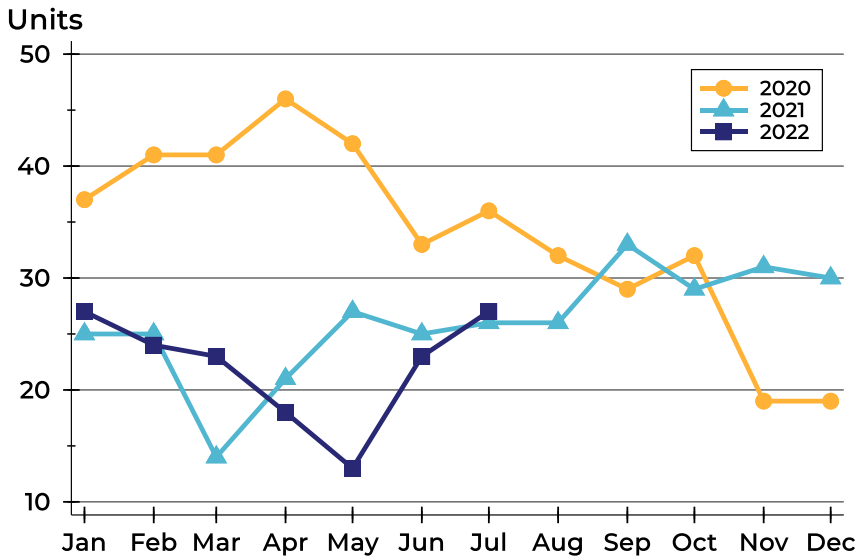
## **History of Active Listings**





## Brown County Active Listings Analysis

### Active Listings by Month



Month	2020	2021	2022
January	37	25	27
February	41	25	24
March	41	14	23
April	46	21	18
May	42	27	13
June	33	25	23
July	36	26	27
August	32	26	
September	29	33	
October	32	29	
November	19	31	
December	19	30	

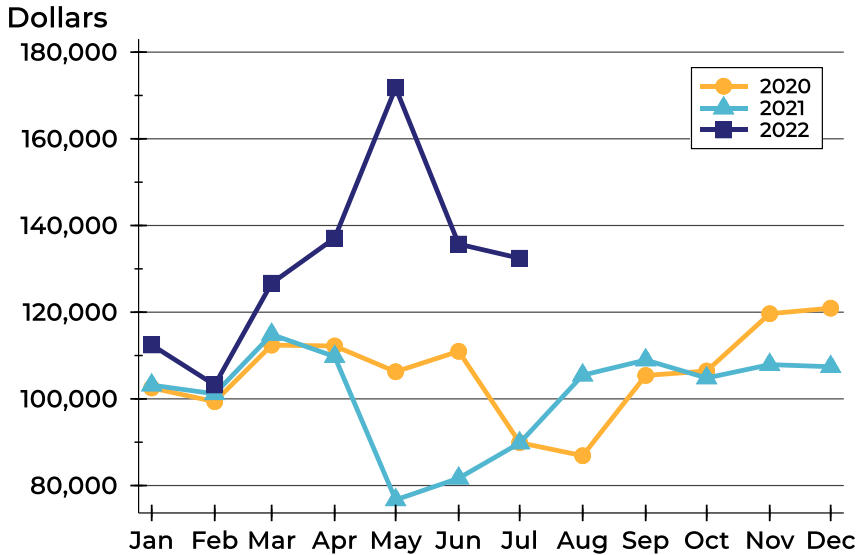
### Active Listings by Price Range

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	1	3.7%	N/A	42,000	42,000	52	52	93.3%	93.3%
\$50,000-\$99,999	12	44.4%	5.3	76,375	76,250	61	35	99.8%	100.0%
\$100,000-\$124,999	3	11.1%	N/A	110,000	110,000	35	25	93.8%	100.0%
\$125,000-\$149,999	1	3.7%	1.1	135,000	135,000	24	24	100.0%	100.0%
\$150,000-\$174,999	5	18.5%	N/A	154,320	154,600	81	104	88.3%	88.4%
\$175,000-\$199,999	2	7.4%	3.4	186,500	186,500	113	113	98.2%	98.2%
\$200,000-\$249,999	1	3.7%	N/A	225,000	225,000	472	472	100.0%	100.0%
\$250,000-\$299,999	1	3.7%	N/A	285,000	285,000	11	11	100.0%	100.0%
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	1	3.7%	N/A	498,000	498,000	216	216	100.0%	100.0%
\$500,000-\$749,999	0	0.0%	N/A	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	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A



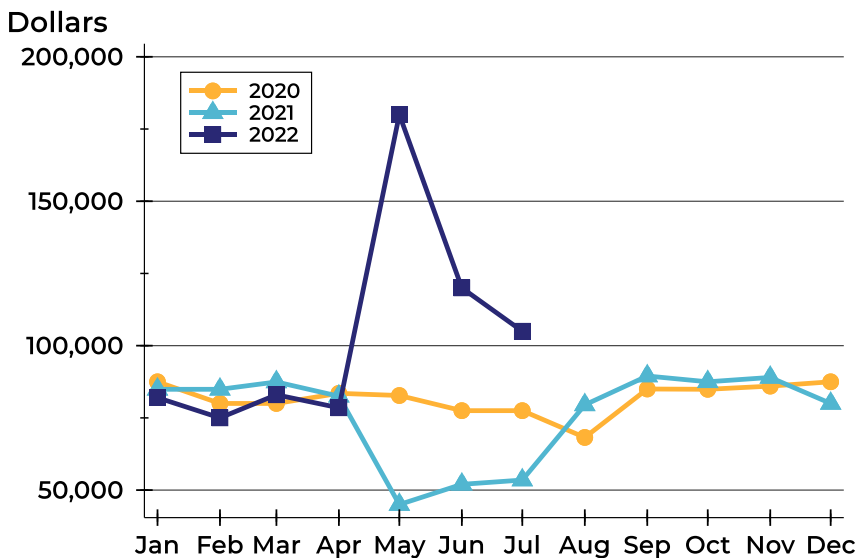
# Brown County Active Listings Analysis

## Average Price



Month	2020	2021	2022
January	102,527	103,172	112,447
February	99,359	101,168	103,211
March	112,401	114,857	126,681
April	112,208	109,762	137,087
May	106,261	76,695	171,769
June	110,974	81,687	135,709
July	89,900	89,806	132,448
August	86,888	105,460	
September	105,397	108,966	
October	106,428	104,823	
November	119,645	107,899	
December	120,926	107,419	

## Median Price



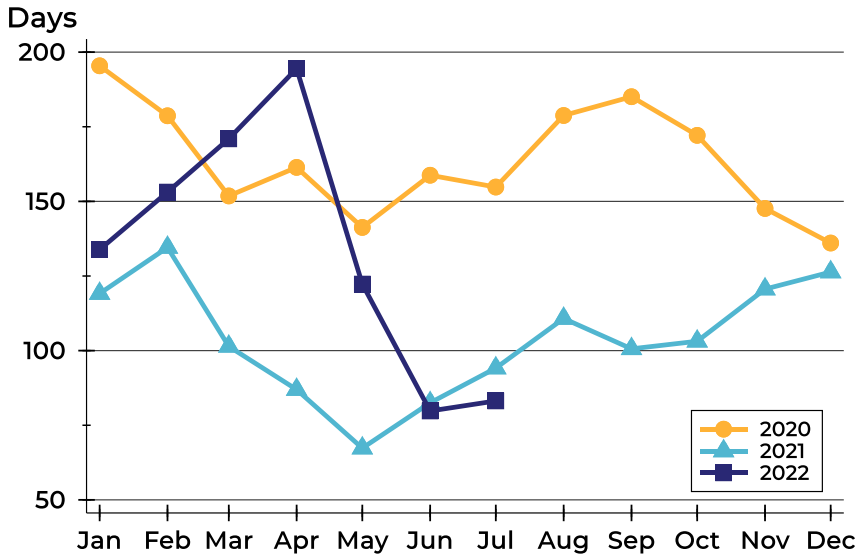
Month	2020	2021	2022
January	87,500	84,900	82,000
February	80,000	84,900	75,000
March	80,000	87,450	83,000
April	83,500	82,500	78,500
May	82,750	45,000	180,000
June	77,500	52,000	120,000
July	77,500	53,484	105,000
August	68,228	79,500	
September	85,000	89,500	
October	84,900	87,500	
November	86,000	89,000	
December	87,500	80,000	





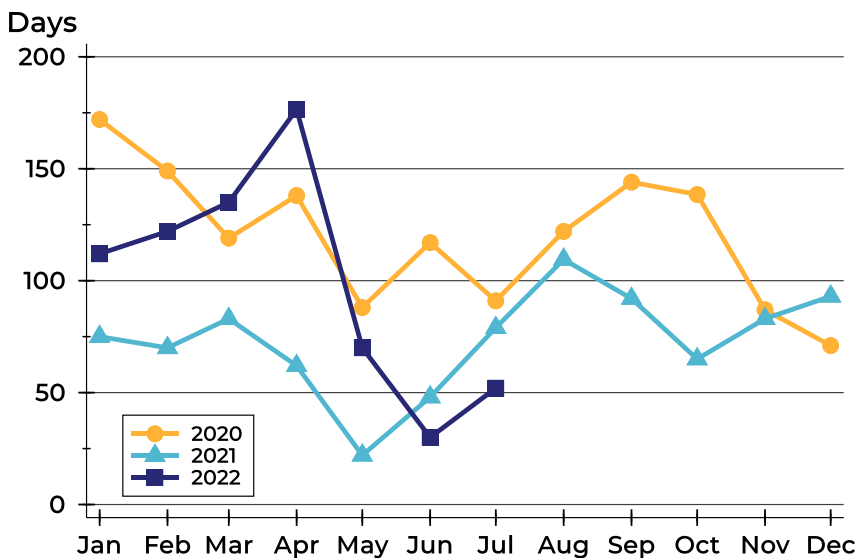
## Brown County Active Listings Analysis

### Average DOM



Month	2020	2021	2022
January	195	119	134
February	179	135	153
March	152	101	171
April	161	87	195
May	141	67	122
June	159	83	80
July	155	94	83
August	179	111	
September	185	101	
October	172	103	
November	148	121	
December	136	126	

### Median DOM

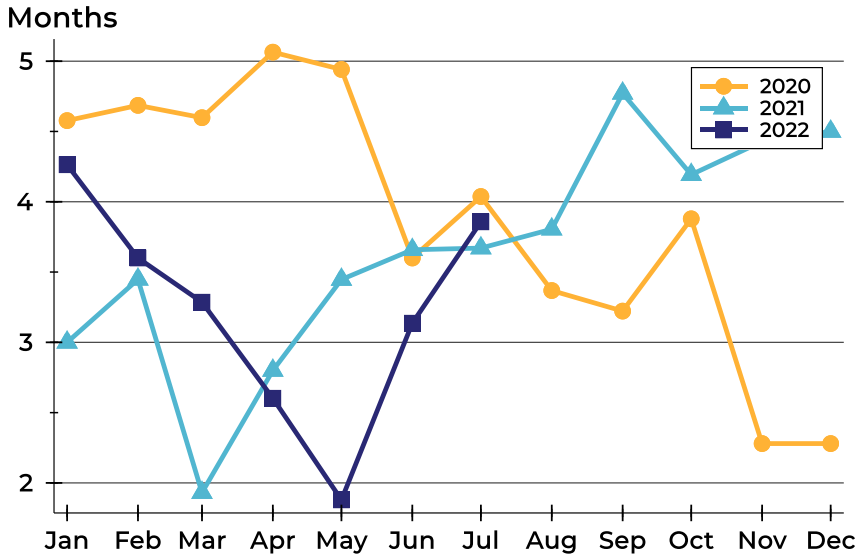


Month	2020	2021	2022
January	172	75	112
February	149	70	122
March	119	83	135
April	138	62	177
May	88	22	70
June	117	48	30
July	91	79	52
August	122	110	
September	144	92	
October	139	65	
November	87	83	
December	71	93	



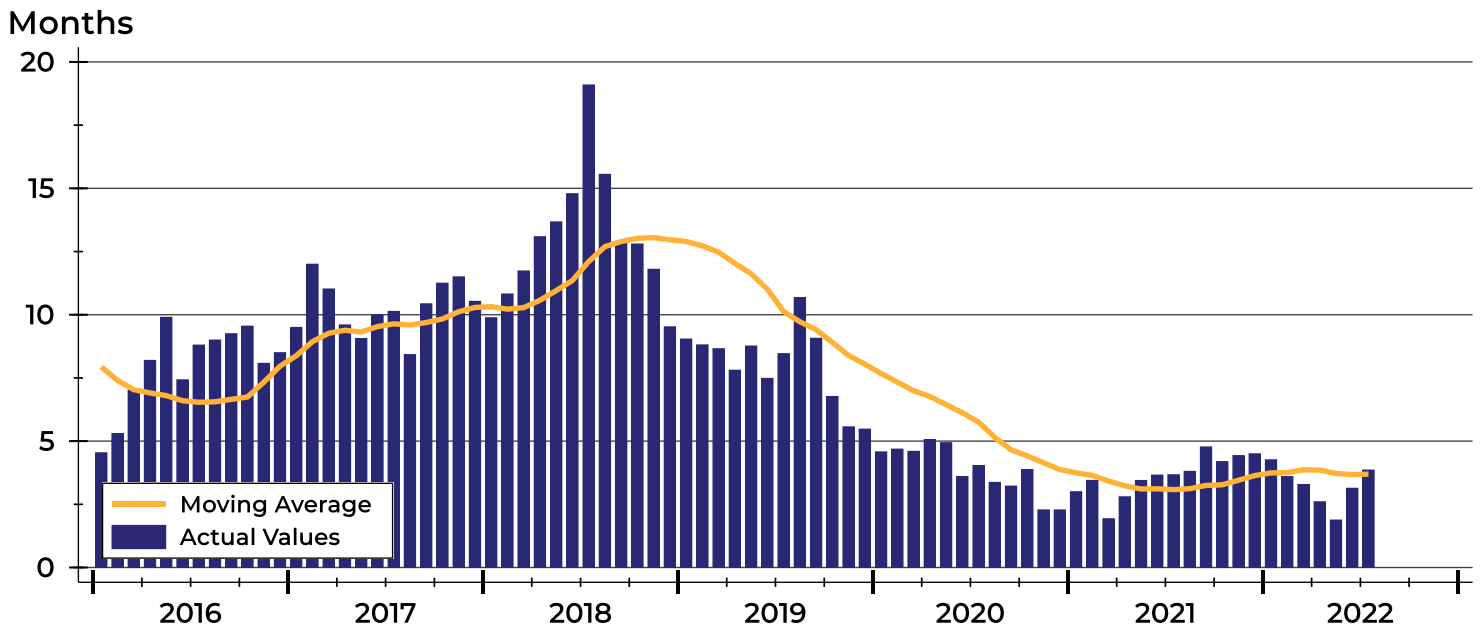
# Brown County Months' Supply Analysis

## Months' Supply by Month



Month	2020	2021	2022
January	4.6	3.0	4.3
February	4.7	3.4	3.6
March	4.6	1.9	3.3
April	5.1	2.8	2.6
May	4.9	3.4	1.9
June	3.6	3.7	3.1
July	4.0	3.7	3.9
August	3.4	3.8	
September	3.2	4.8	
October	3.9	4.2	
November	2.3	4.4	
December	2.3	4.5	

## History of Month's Supply





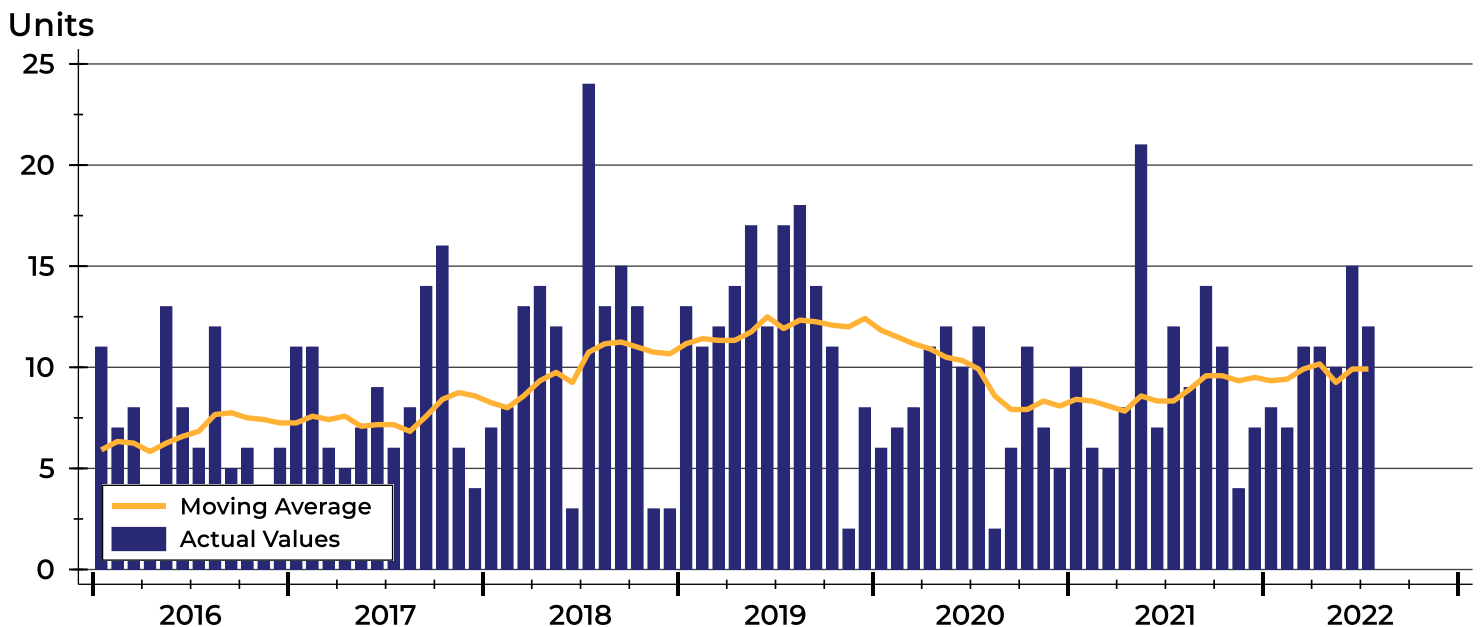
# Brown County New Listings Analysis

Summary Statistics for New Listings		2022	July 2021	Change
Current Month	New Listings	12	12	0.0%
	Volume (1,000s)	1,602	1,087	47.4%
	Average List Price	133,500	90,617	47.3%
	Median List Price	96,500	100,000	-3.5%
Year-to-Date	New Listings	74	69	7.2%
	Volume (1,000s)	10,141	5,012	102.3%
	Average List Price	137,038	72,637	88.7%
	Median List Price	117,500	52,000	126.0%

A total of 12 new listings were added in Brown County during July, the same figure as reported in 2021. Year-to-date Brown County has seen 74 new listings.

The median list price of these homes was \$96,500 down from \$100,000 in 2021.

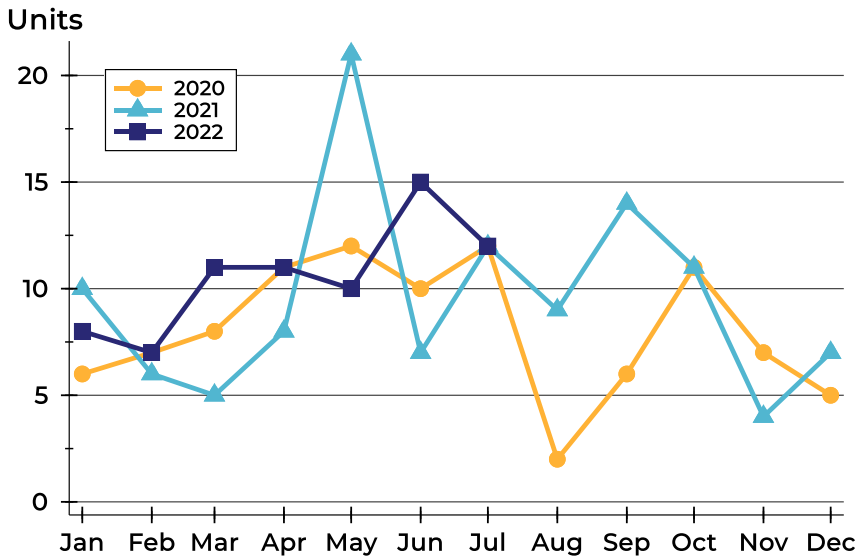
## History of New Listings





## Brown County New Listings Analysis

### New Listings by Month



Month	2020	2021	2022
January	6	10	8
February	7	6	7
March	8	5	11
April	11	8	11
May	12	21	10
June	10	7	15
July	12	12	12
August	2	9	2
September	6	14	6
October	11	11	11
November	7	4	7
December	5	7	5

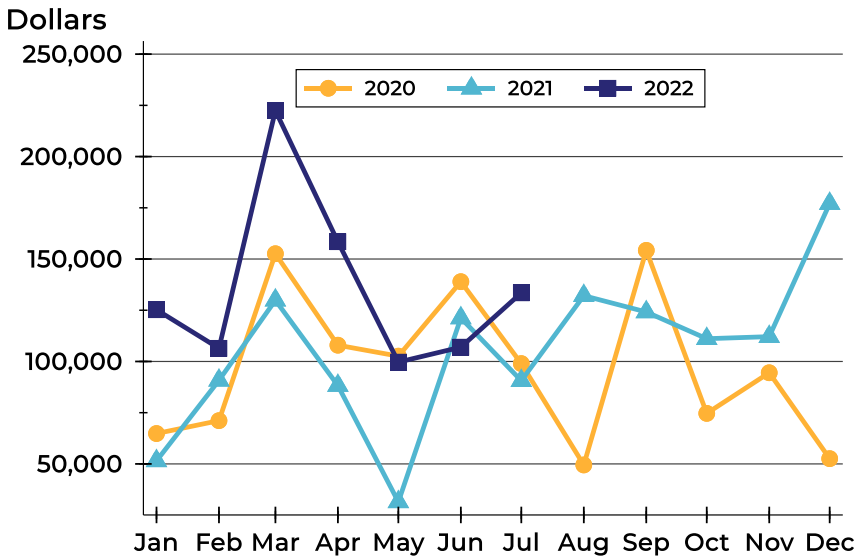
### New Listings by Price Range

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	6	50.0%	77,917	80,750	19	19	100.0%	100.0%
\$100,000-\$124,999	2	16.7%	110,000	110,000	26	26	100.0%	100.0%
\$125,000-\$149,999	1	8.3%	135,000	135,000	31	31	100.0%	100.0%
\$150,000-\$174,999	1	8.3%	159,500	159,500	3	3	90.9%	90.9%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	1	8.3%	285,000	285,000	18	18	100.0%	100.0%
\$300,000-\$399,999	1	8.3%	335,000	335,000	11	11	100.0%	100.0%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



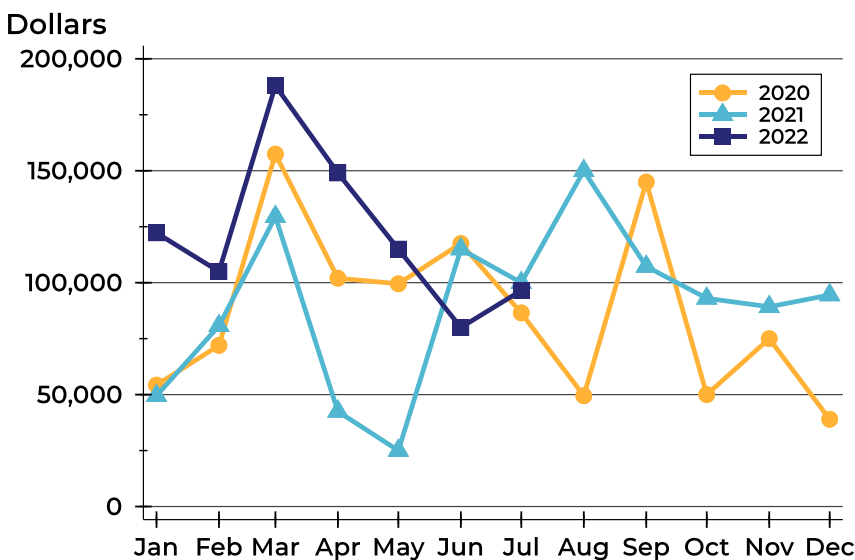
## Brown County New Listings Analysis

### Average Price



Month	2020	2021	2022
January	64,833	51,480	125,250
February	71,114	90,800	106,429
March	152,594	129,900	222,445
April	107,955	88,250	158,445
May	102,600	31,474	99,700
June	138,955	121,214	107,000
July	98,967	90,617	133,500
August	49,500	132,111	
September	154,233	124,164	
October	74,673	111,118	
November	94,500	112,125	
December	52,580	177,057	

### Median Price



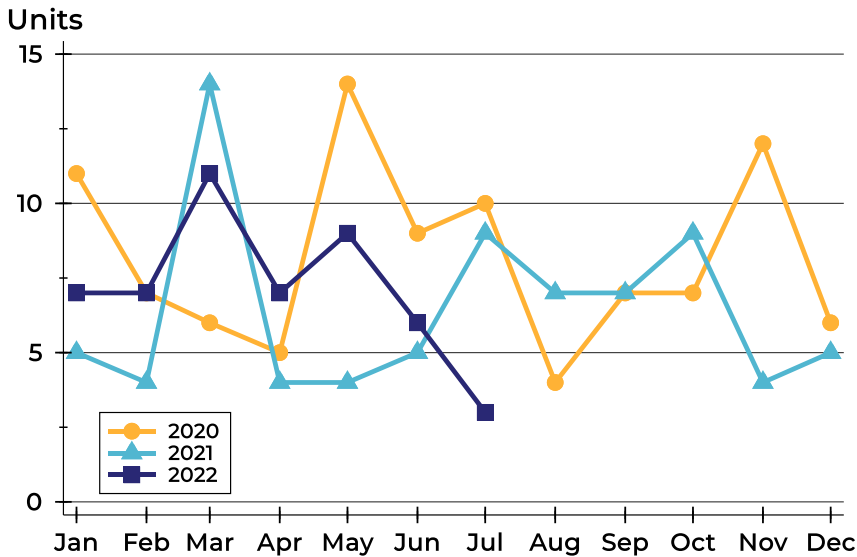
Month	2020	2021	2022
January	54,250	49,500	122,250
February	72,000	80,750	105,000
March	157,450	129,500	188,000
April	102,000	42,500	149,000
May	99,500	25,000	115,000
June	117,500	115,000	80,000
July	86,500	100,000	96,500
August	49,500	150,000	
September	144,950	107,250	
October	50,000	93,000	
November	75,000	89,250	
December	39,000	94,500	





## Brown County Contracts Written Analysis

### Contracts Written by Month



Month	2020	2021	2022
January	11	5	7
February	7	4	7
March	6	14	11
April	5	4	7
May	14	4	9
June	9	5	6
July	10	9	3
August	4	7	
September	7	7	
October	7	9	
November	12	4	
December	6	5	

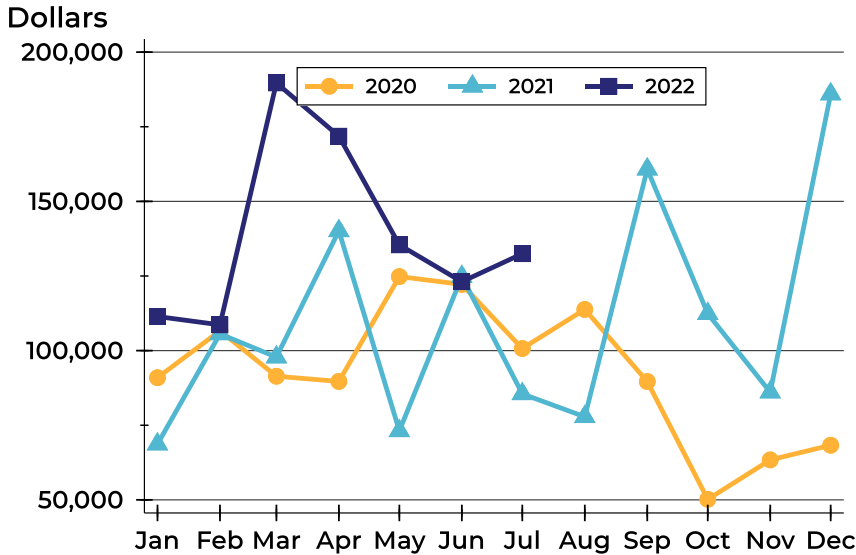
### Contracts Written by Price Range

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	1	33.3%	53,000	53,000	139	139	100.0%	100.0%
\$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	33.3%	159,500	159,500	3	3	90.9%	90.9%
\$175,000-\$199,999	1	33.3%	184,900	184,900	43	43	89.7%	89.7%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



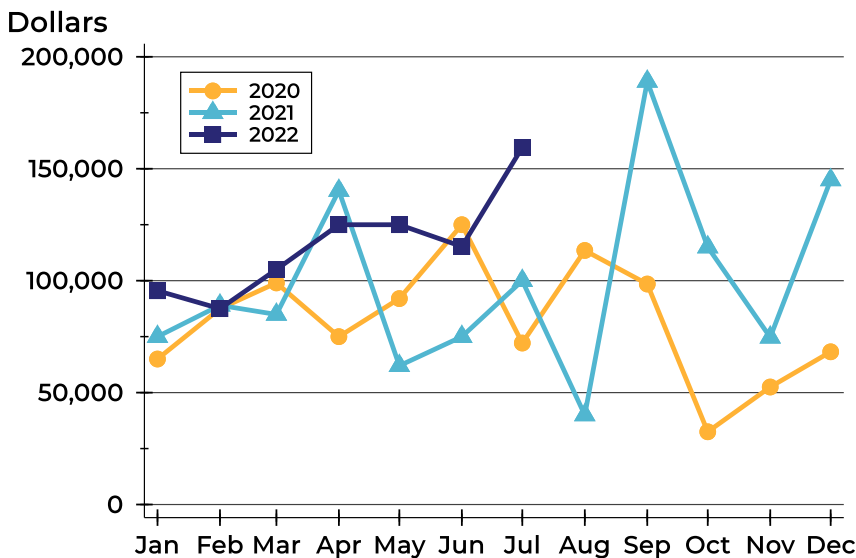
## Brown County Contracts Written Analysis

### Average Price



Month	2020	2021	2022
January	90,936	68,680	111,429
February	106,643	105,600	108,643
March	91,417	97,829	189,682
April	89,680	140,125	171,857
May	124,807	73,125	135,433
June	122,183	124,800	123,083
July	100,710	85,522	132,467
August	113,813	77,843	
September	89,643	160,786	
October	50,186	112,378	
November	63,396	86,100	
December	68,309	185,960	

### Median Price



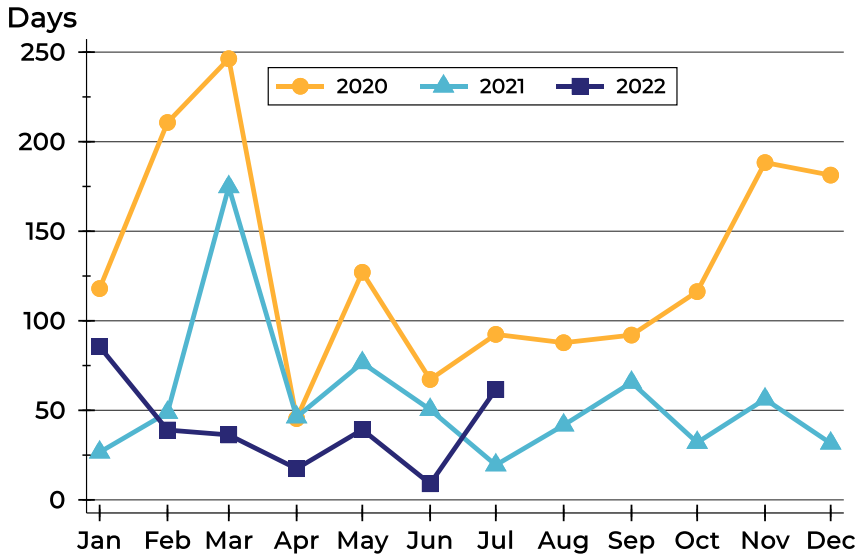
Month	2020	2021	2022
January	65,000	75,000	95,500
February	87,500	89,000	87,500
March	99,000	84,900	105,000
April	75,000	140,250	125,000
May	92,000	62,000	125,000
June	125,000	75,000	115,250
July	72,150	100,000	159,500
August	113,500	40,000	
September	98,500	189,000	
October	32,500	115,000	
November	52,500	74,700	
December	68,228	145,000	





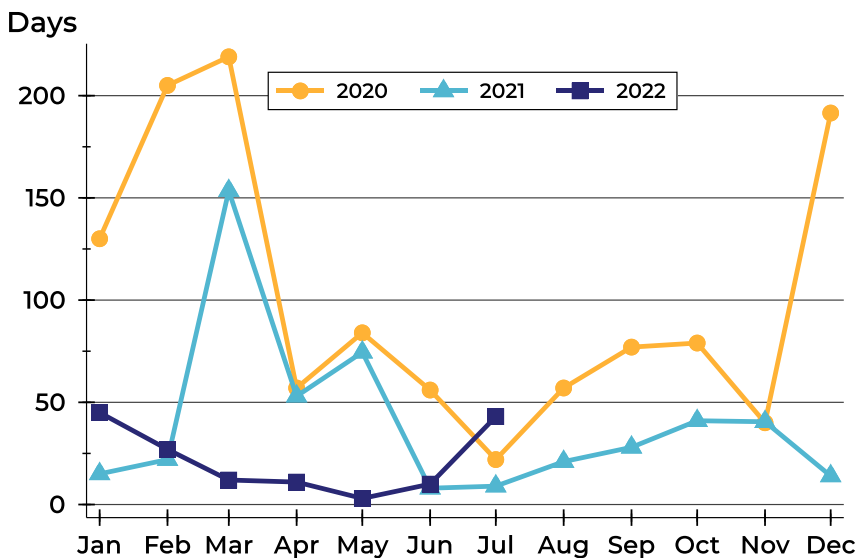
## Brown County Contracts Written Analysis

### Average DOM



Month	2020	2021	2022
January	118	27	86
February	211	49	39
March	246	175	36
April	45	46	17
May	127	77	39
June	67	50	9
July	92	19	62
August	88	42	
September	92	66	
October	116	32	
November	188	56	
December	181	32	

### Median DOM



Month	2020	2021	2022
January	130	15	45
February	205	22	27
March	219	154	12
April	57	53	11
May	84	75	3
June	56	8	10
July	22	9	43
August	57	21	
September	77	28	
October	79	41	
November	40	41	
December	192	14	



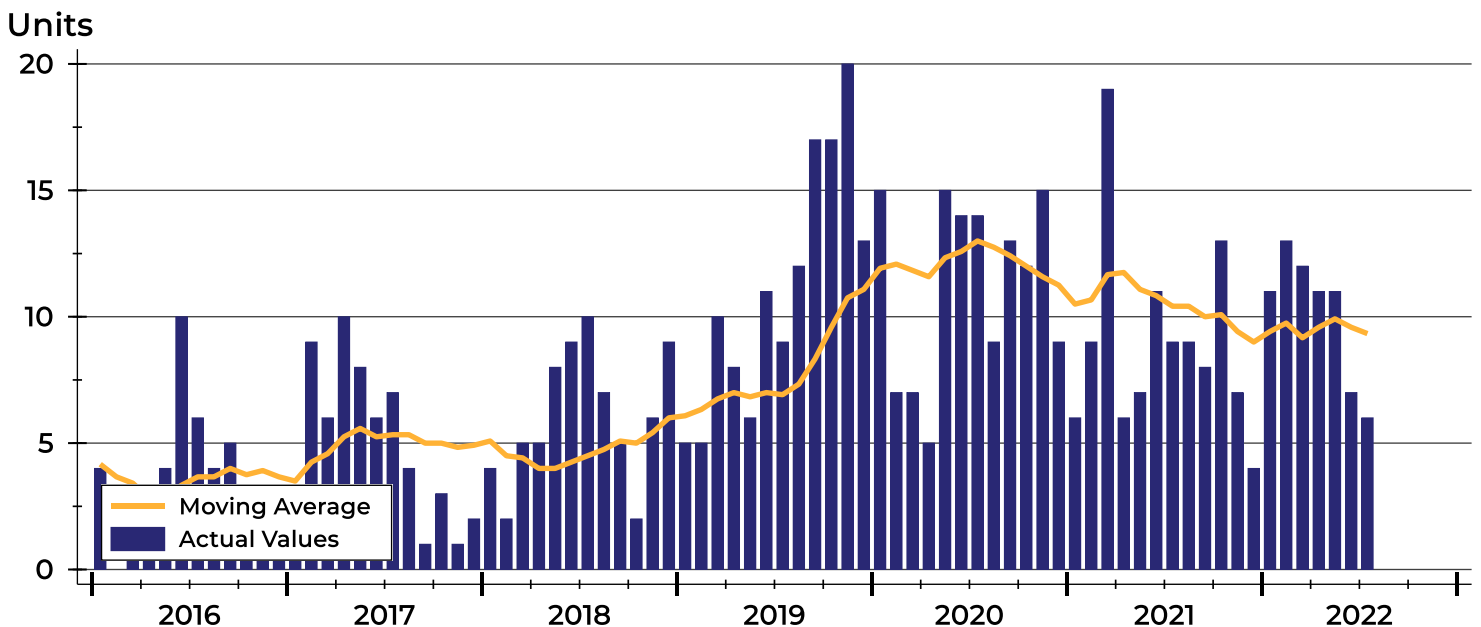
# Brown County Pending Contracts Analysis

Summary Statistics for Pending Contracts		2022	End of July 2021	Change
Pending Contracts		6	9	-33.3%
Volume (1,000s)		721	1,062	-32.1%
Average	List Price	120,233	117,967	1.9%
	Days on Market	18	66	-72.7%
	Percent of Original	99.1%	96.1%	3.1%
Median	List Price	119,750	100,000	19.8%
	Days on Market	12	54	-77.8%
	Percent of Original	100.0%	100.0%	0.0%

A total of 6 listings in Brown County had contracts pending at the end of July, down from 9 contracts pending at the end of July 2021.

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.

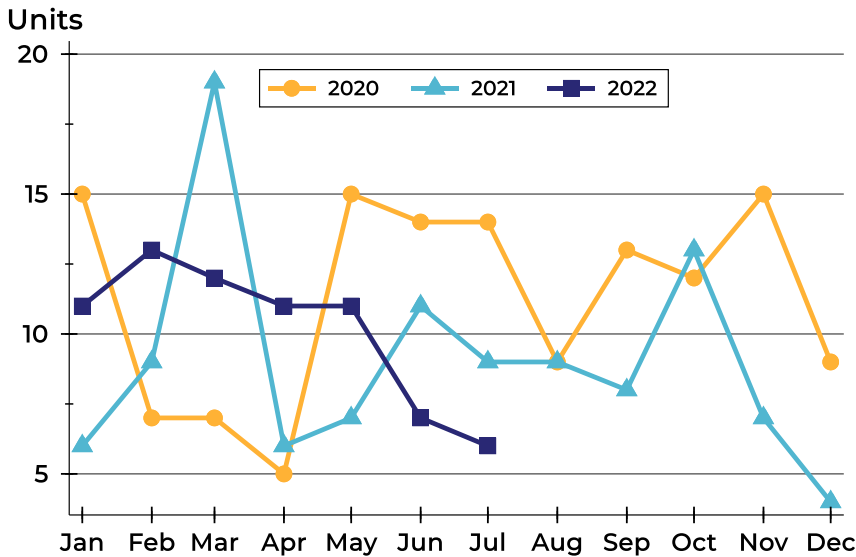
## History of Pending Contracts





## Brown County Pending Contracts Analysis

### Pending Contracts by Month



Month	2020	2021	2022
January	15	6	11
February	7	9	13
March	7	19	12
April	5	6	11
May	15	7	11
June	14	11	7
July	14	9	6
August	9	9	
September	13	8	
October	12	13	
November	15	7	
December	9	4	

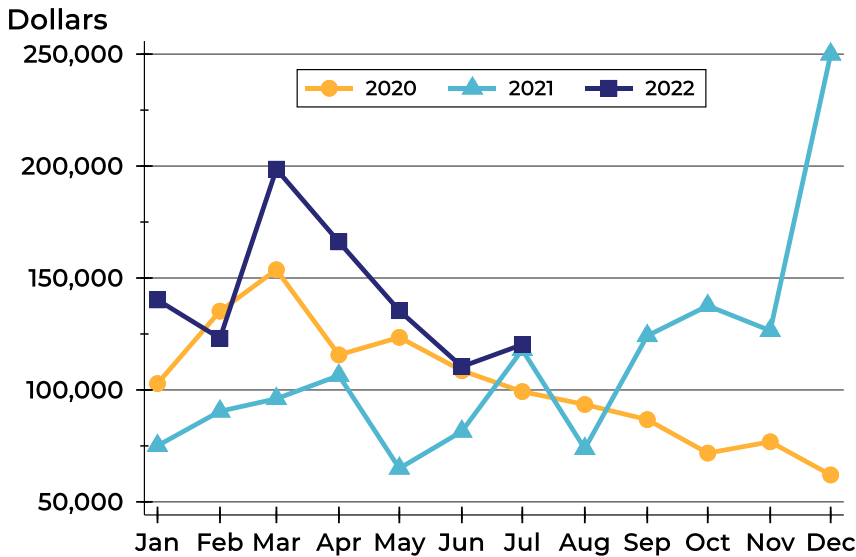
### Pending Contracts by Price Range

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	3	50.0%	70,667	80,000	17	12	100.0%	100.0%
\$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	2	33.3%	162,250	162,250	6	6	100.0%	100.0%
\$175,000-\$199,999	1	16.7%	184,900	184,900	43	43	94.8%	94.8%
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



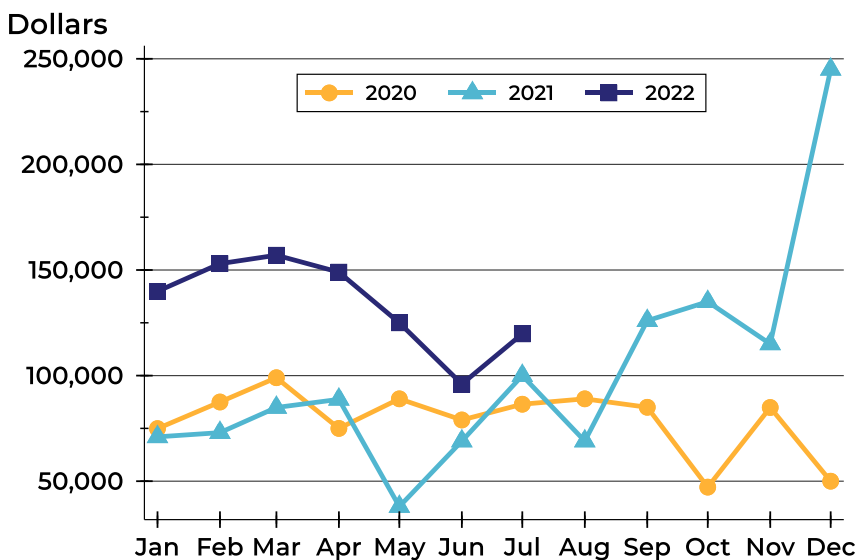
## **Brown County Pending Contracts Analysis**

### **Average Price**



Month	2020	2021	2022
January	102,847	75,067	140,218
February	135,186	90,478	123,077
March	153,700	96,074	198,625
April	115,660	106,417	166,136
May	123,487	64,970	135,400
June	108,611	81,481	110,429
July	99,257	117,967	120,233
August	93,489	73,766	
September	86,746	124,187	
October	71,792	137,608	
November	76,837	126,500	
December	62,033	249,950	

### **Median Price**

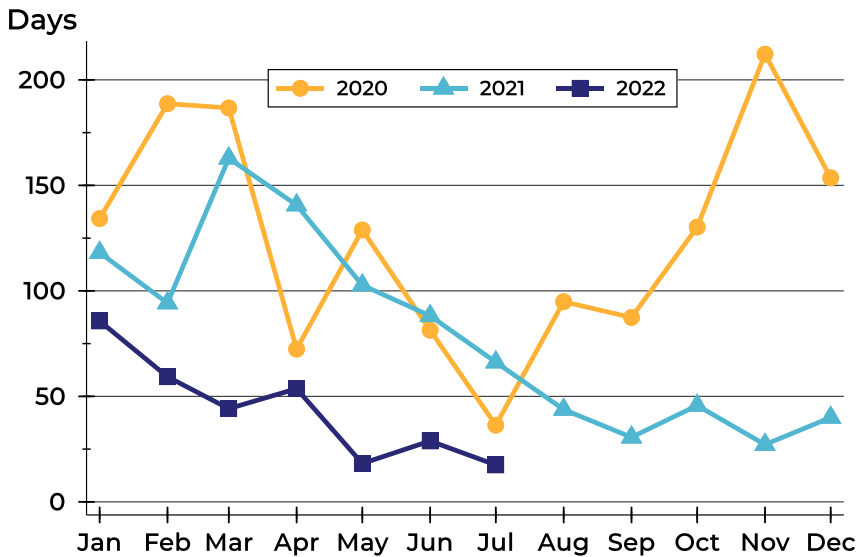


Month	2020	2021	2022
January	74,900	71,000	139,900
February	87,500	73,000	153,000
March	99,000	84,900	157,000
April	75,000	88,750	149,000
May	89,000	38,000	125,000
June	79,000	68,999	96,000
July	86,450	100,000	119,750
August	89,000	68,999	
September	85,000	126,000	
October	47,200	135,000	
November	84,900	115,000	
December	50,000	245,000	



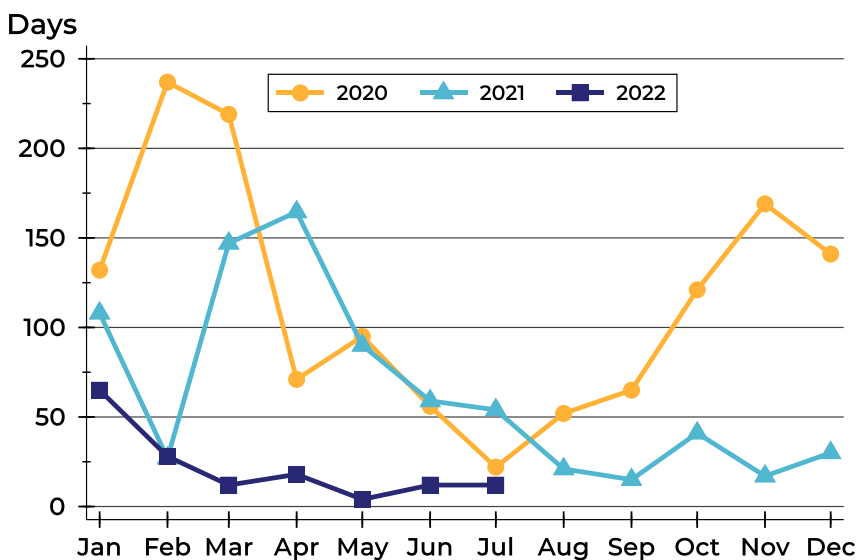
## Brown County Pending Contracts Analysis

### Average DOM



Month	2020	2021	2022
January	134	118	86
February	189	94	59
March	187	163	44
April	72	141	54
May	129	103	18
June	81	88	29
July	36	66	18
August	95	44	
September	87	31	
October	130	46	
November	212	27	
December	154	40	

### Median DOM



Month	2020	2021	2022
January	132	108	65
February	237	27	28
March	219	147	12
April	71	165	18
May	95	90	4
June	56	59	12
July	22	54	12
August	52	21	
September	65	15	
October	121	41	
November	169	17	
December	141	30	



**July  
2022**

# Northeast Kansas MLS Statistics



## Nemaha County Housing Report



### Market Overview

#### Nemaha County Home Sales Rose in July

Total home sales in Nemaha County rose by 50.0% last month to 3 units, compared to 2 units in July 2021. Total sales volume was \$0.7 million, up 635.0% from a year earlier.

The median sale price in July was \$230,000, up from \$50,000 a year earlier. Homes that sold in July were typically on the market for 19 days and sold for 95.8% of their list prices.

#### Nemaha County Active Listings Remain the Same at End of July

The total number of active listings in Nemaha County at the end of July was 6 units, the same as in July 2021. This represents a 1.8 months' supply of homes available for sale. The median list price of homes on the market at the end of July was \$207,000.

There were 2 contracts written in July 2022 and 2021, showing no change over the year. At the end of the month, there were 3 contracts still pending.

### Report Contents

- Summary Statistics – Page 2
- Closed Listing Analysis – Page 3
- Active Listings Analysis – Page 7
- Months' Supply Analysis – Page 11
- New Listings Analysis – Page 12
- Contracts Written Analysis – Page 15
- Pending Contracts Analysis – Page 19

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**July  
2022**

# Northeast Kansas MLS Statistics



## Nemaha County Summary Statistics

July MLS Statistics Three-year History		Current Month			Year-to-Date		
		2022	2021	2020	2022	2021	2020
<b>Home Sales</b>		<b>3</b>	<b>2</b>	<b>2</b>	<b>21</b>	<b>17</b>	<b>14</b>
Change from prior year		50.0%	0.0%	N/A	23.5%	21.4%	0.0%
<b>Active Listings</b>		<b>6</b>	<b>6</b>	<b>8</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		0.0%	-25.0%	-38.5%			
<b>Months' Supply</b>		<b>1.8</b>	<b>2.2</b>	<b>4.8</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-18.2%	-54.2%	-35.1%			
<b>New Listings</b>		<b>1</b>	<b>2</b>	<b>7</b>	<b>29</b>	<b>17</b>	<b>23</b>
Change from prior year		-50.0%	-71.4%	133.3%	70.6%	-26.1%	-20.7%
<b>Contracts Written</b>		<b>2</b>	<b>2</b>	<b>4</b>	<b>22</b>	<b>17</b>	<b>17</b>
Change from prior year		0.0%	-50.0%	100.0%	29.4%	0.0%	6.3%
<b>Pending Contracts</b>		<b>3</b>	<b>5</b>	<b>4</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-40.0%	25.0%	33.3%			
<b>Sales Volume (1,000s)</b>		<b>735</b>	<b>100</b>	<b>370</b>	<b>3,695</b>	<b>2,081</b>	<b>1,824</b>
Change from prior year		635.0%	-73.0%	N/A	77.6%	14.1%	95.9%
Average	<b>Sale Price</b>	<b>245,000</b>	<b>50,000</b>	<b>184,950</b>	<b>175,952</b>	<b>122,382</b>	<b>130,314</b>
	Change from prior year	390.0%	-73.0%	N/A	43.8%	-6.1%	96.0%
	<b>List Price of Actives</b>	<b>211,917</b>	<b>156,650</b>	<b>130,050</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	35.3%	20.5%	41.1%			
	<b>Days on Market</b>	<b>30</b>	<b>110</b>	<b>3</b>	<b>24</b>	<b>43</b>	<b>196</b>
Change from prior year	-72.7%	3566.7%	N/A	-44.2%	-78.1%	94.1%	
<b>Percent of List</b>	<b>97.2%</b>	<b>85.2%</b>	<b>98.1%</b>	<b>95.2%</b>	<b>97.8%</b>	<b>95.0%</b>	
Change from prior year	14.1%	-13.1%	N/A	-2.7%	2.9%	1.8%	
<b>Percent of Original</b>	<b>97.2%</b>	<b>85.2%</b>	<b>98.1%</b>	<b>93.5%</b>	<b>96.5%</b>	<b>87.4%</b>	
Change from prior year	14.1%	-13.1%	N/A	-3.1%	10.4%	0.5%	
Median	<b>Sale Price</b>	<b>230,000</b>	<b>50,000</b>	<b>184,950</b>	<b>165,000</b>	<b>89,000</b>	<b>113,250</b>
	Change from prior year	360.0%	-73.0%	N/A	85.4%	-21.4%	126.5%
	<b>List Price of Actives</b>	<b>207,000</b>	<b>158,750</b>	<b>120,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	30.4%	32.3%	54.8%			
	<b>Days on Market</b>	<b>19</b>	<b>110</b>	<b>3</b>	<b>11</b>	<b>14</b>	<b>154</b>
Change from prior year	-82.7%	3566.7%	N/A	-21.4%	-90.9%	108.1%	
<b>Percent of List</b>	<b>95.8%</b>	<b>85.2%</b>	<b>98.1%</b>	<b>95.8%</b>	<b>100.0%</b>	<b>96.7%</b>	
Change from prior year	12.4%	-13.1%	N/A	-4.2%	3.4%	4.0%	
<b>Percent of Original</b>	<b>95.8%</b>	<b>85.2%</b>	<b>98.1%</b>	<b>95.8%</b>	<b>95.5%</b>	<b>88.3%</b>	
Change from prior year	12.4%	-13.1%	N/A	0.3%	8.2%	-3.8%	

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



## Nemaha County Closed Listings Analysis

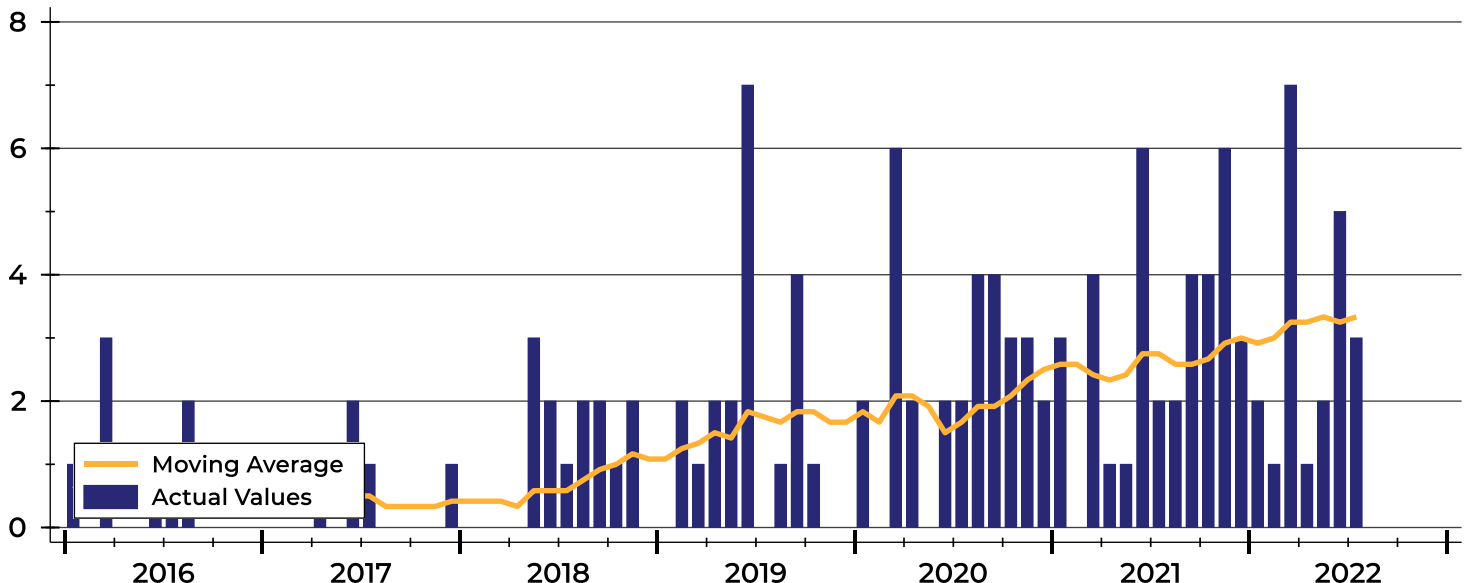
Summary Statistics for Closed Listings		2022	July 2021	Change	2022	Year-to-Date 2021	Change
Closed Listings		3	2	50.0%	21	17	23.5%
Volume (1,000s)		735	100	635.0%	3,695	2,081	77.6%
Months' Supply		1.8	2.2	-18.2%	N/A	N/A	N/A
Average	Sale Price	245,000	50,000	390.0%	175,952	122,382	43.8%
	Days on Market	30	110	-72.7%	24	43	-44.2%
	Percent of List	97.2%	85.2%	14.1%	95.2%	97.8%	-2.7%
	Percent of Original	97.2%	85.2%	14.1%	93.5%	96.5%	-3.1%
Median	Sale Price	230,000	50,000	360.0%	165,000	89,000	85.4%
	Days on Market	19	110	-82.7%	11	14	-21.4%
	Percent of List	95.8%	85.2%	12.4%	95.8%	100.0%	-4.2%
	Percent of Original	95.8%	85.2%	12.4%	95.8%	95.5%	0.3%

A total of 3 homes sold in Nemaha County in July, up from 2 units in July 2021. Total sales volume rose to \$0.7 million compared to \$0.1 million in the previous year.

The median sales price in July was \$230,000, up 360.0% compared to the prior year. Median days on market was 19 days, up from 13 days in June, but down from 110 in July 2021.

## History of Closed Listings

Units

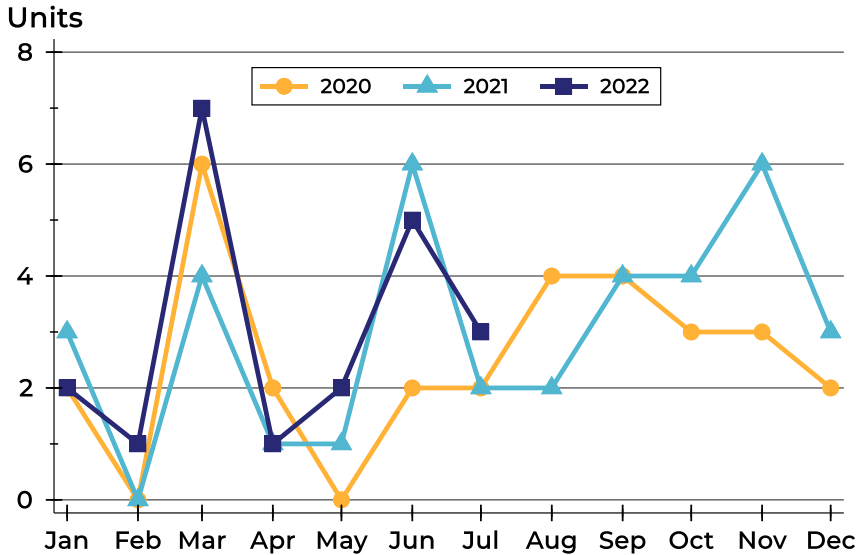






## Nemaha County Closed Listings Analysis

### Closed Listings by Month



Month	2020	2021	2022
January	2	3	2
February	0	0	1
March	6	4	7
April	2	1	1
May	0	1	2
June	2	6	5
July	2	2	3
August	4	2	2
September	4	4	4
October	3	4	4
November	3	6	6
December	2	3	3

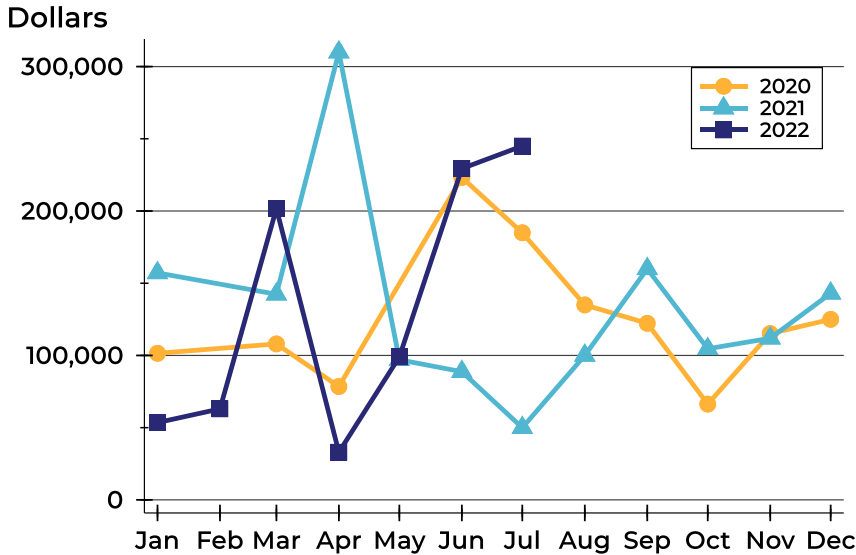
### Closed Listings by Price Range

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	1	33.3%	0.0	115,000	115,000	19	19	95.8%	95.8%	95.8%	95.8%
\$125,000-\$149,999	0	0.0%	N/A	N/A	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	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	N/A	N/A
\$200,000-\$249,999	1	33.3%	12.0	230,000	230,000	5	5	95.8%	95.8%	95.8%	95.8%
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	33.3%	6.0	390,000	390,000	66	66	100.0%	100.0%	100.0%	100.0%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	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	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A



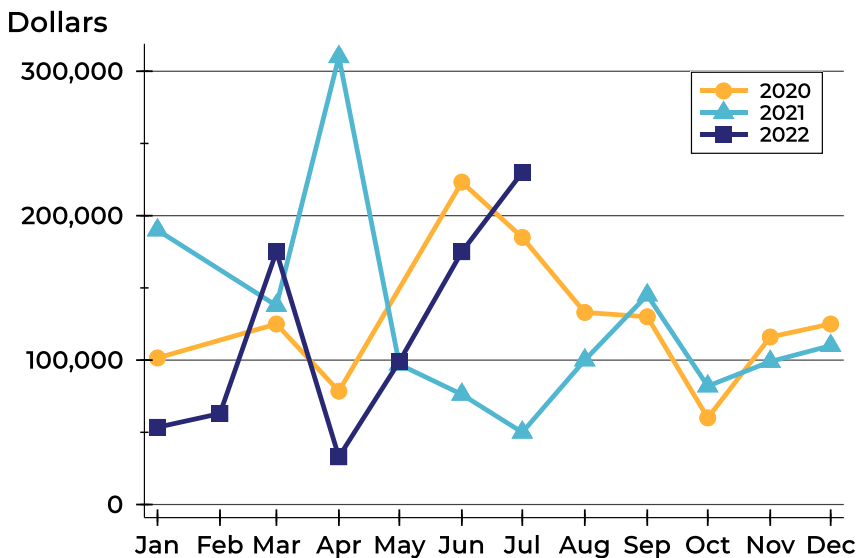
## Nemaha County Closed Listings Analysis

### Average Price



Month	2020	2021	2022
January	101,500	157,167	53,500
February	N/A	N/A	63,000
March	108,000	142,375	201,714
April	78,500	310,000	33,000
May	N/A	97,000	99,000
June	223,250	88,750	229,400
July	184,950	50,000	245,000
August	135,000	100,000	
September	122,250	160,000	
October	66,333	104,625	
November	115,167	111,917	
December	125,000	143,000	

### Median Price

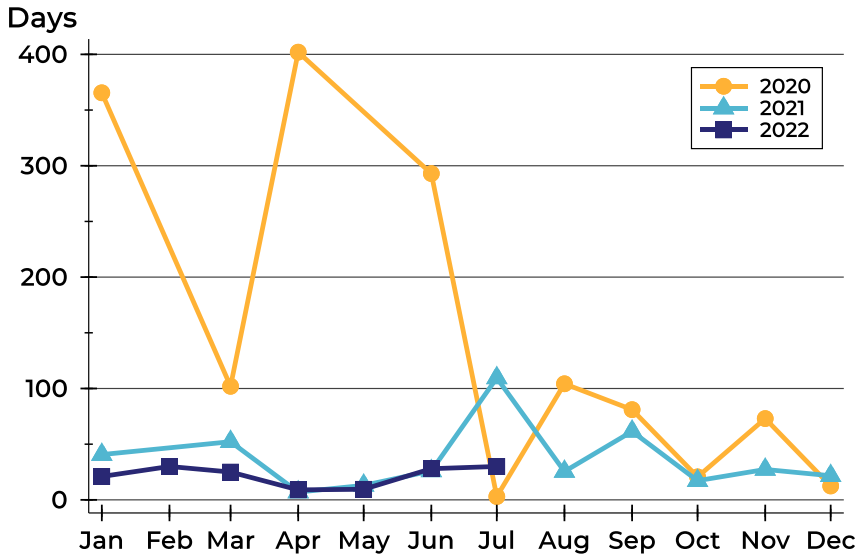


Month	2020	2021	2022
January	101,500	190,000	53,500
February	N/A	N/A	63,000
March	125,000	137,750	175,000
April	78,500	310,000	33,000
May	N/A	97,000	99,000
June	223,250	76,250	175,000
July	184,950	50,000	230,000
August	133,000	100,000	
September	130,000	145,000	
October	60,000	82,000	
November	116,000	99,000	
December	125,000	110,000	



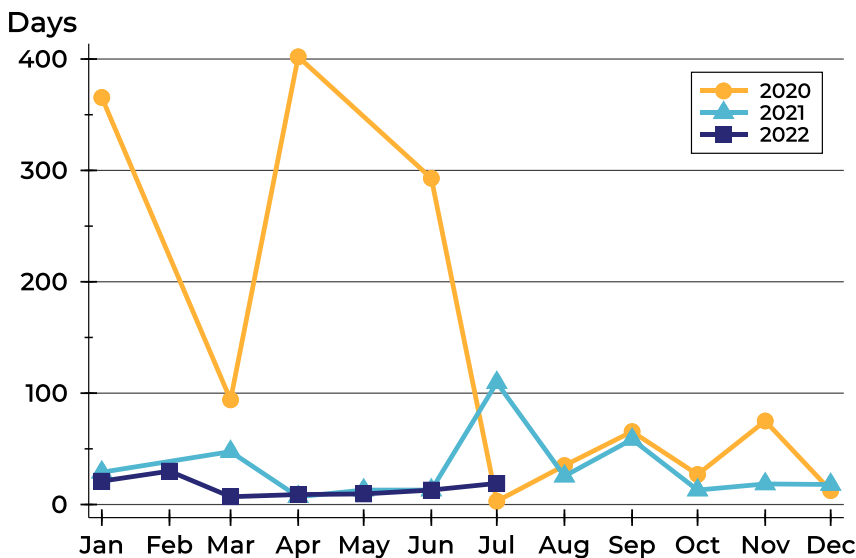
## Nemaha County Closed Listings Analysis

### Average DOM



Month	2020	2021	2022
January	366	41	21
February	N/A	N/A	30
March	102	52	25
April	402	7	9
May	N/A	13	10
June	293	26	28
July	3	110	30
August	104	26	
September	81	62	
October	21	17	
November	73	27	
December	13	22	

### Median DOM



Month	2020	2021	2022
January	366	29	21
February	N/A	N/A	30
March	94	48	7
April	402	7	9
May	N/A	13	10
June	293	13	13
July	3	110	19
August	35	26	
September	66	59	
October	27	13	
November	75	19	
December	13	18	



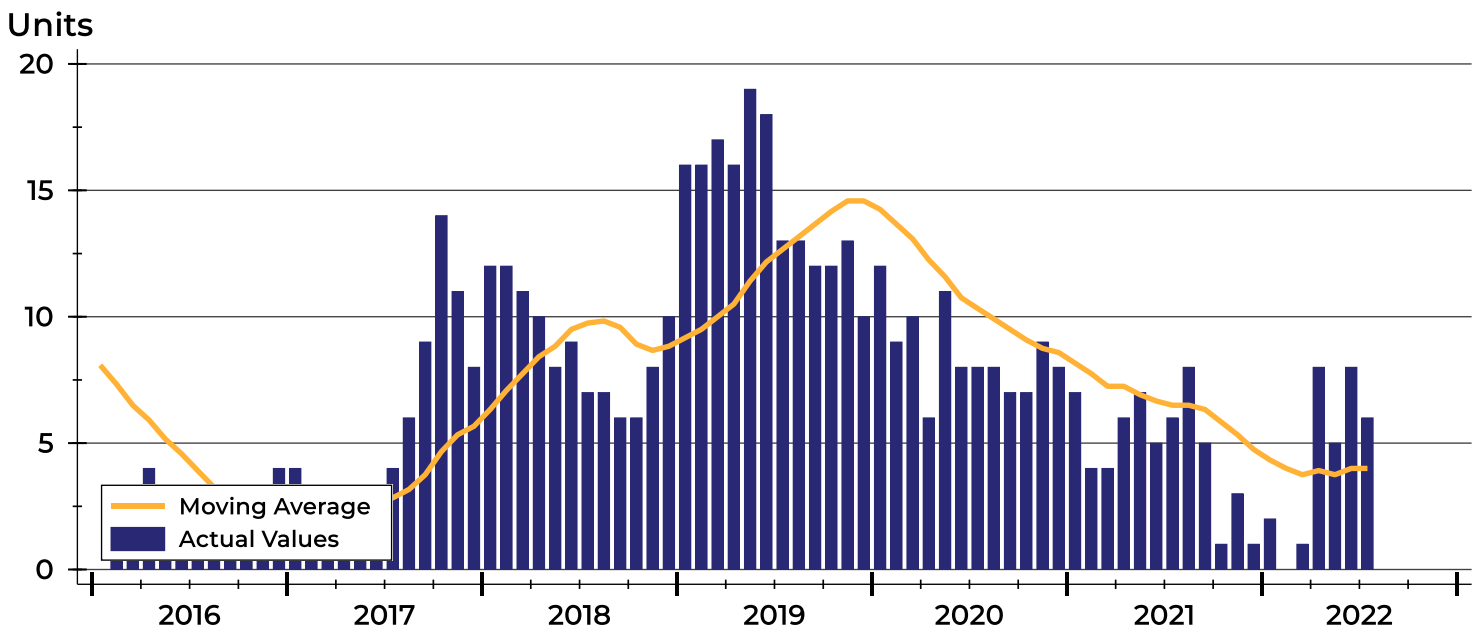
# Nemaha County Active Listings Analysis

Summary Statistics for Active Listings		2022	End of July 2021	Change
Active Listings		6	6	0.0%
Volume (1,000s)		1,272	940	35.3%
Months' Supply		1.8	2.2	-18.2%
Average	List Price	211,917	156,650	35.3%
	Days on Market	75	100	-25.0%
	Percent of Original	80.8%	98.0%	-17.6%
Median	List Price	207,000	158,750	30.4%
	Days on Market	69	93	-25.8%
	Percent of Original	93.1%	100.0%	-6.9%

A total of 6 homes were available for sale in Nemaha County at the end of July. This represents a 1.8 months' supply of active listings.

The median list price of homes on the market at the end of July was \$207,000, up 30.4% from 2021. The typical time on market for active listings was 69 days, down from 93 days a year earlier.

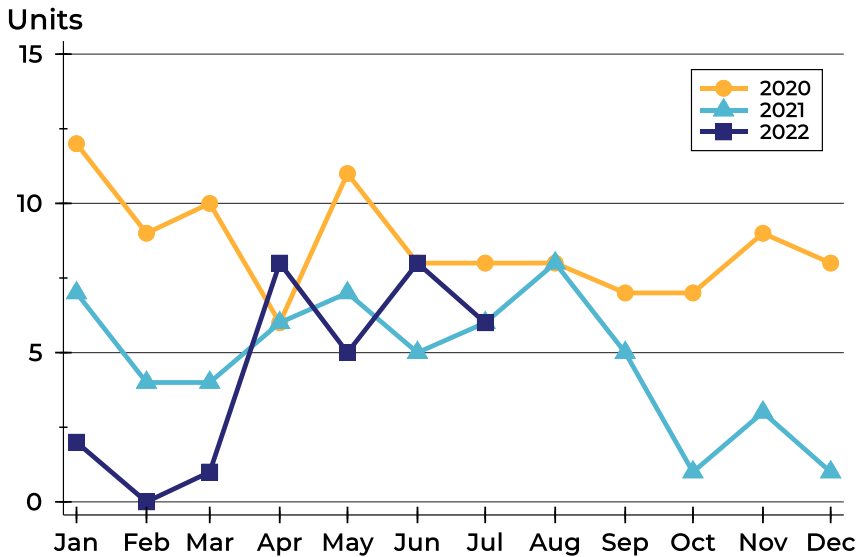
## History of Active Listings





## Nemaha County Active Listings Analysis

### Active Listings by Month



Month	2020	2021	2022
January	12	7	2
February	9	4	0
March	10	4	1
April	6	6	8
May	11	7	5
June	8	5	8
July	8	6	6
August	8	8	8
September	7	5	7
October	7	1	3
November	9	3	1
December	8	1	1

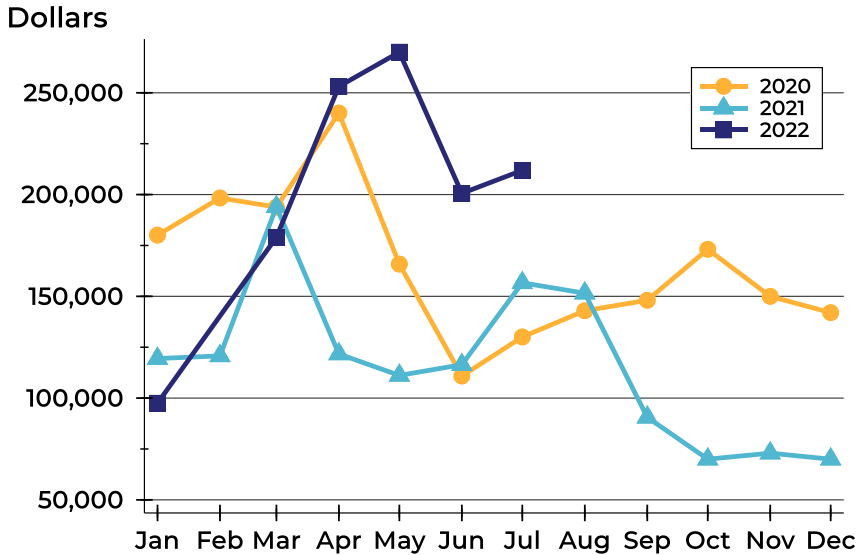
### Active Listings by Price Range

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	1	16.7%	N/A	97,500	97,500	33	33	100.0%	100.0%
\$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	16.7%	N/A	135,000	135,000	22	22	96.4%	96.4%
\$150,000-\$174,999	1	16.7%	N/A	165,000	165,000	142	142	92.2%	92.2%
\$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	16.7%	12.0	249,000	249,000	42	42	94.0%	94.0%
\$250,000-\$299,999	1	16.7%	N/A	275,000	275,000	95	95	91.7%	91.7%
\$300,000-\$399,999	1	16.7%	6.0	350,000	350,000	115	115	10.4%	10.4%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$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



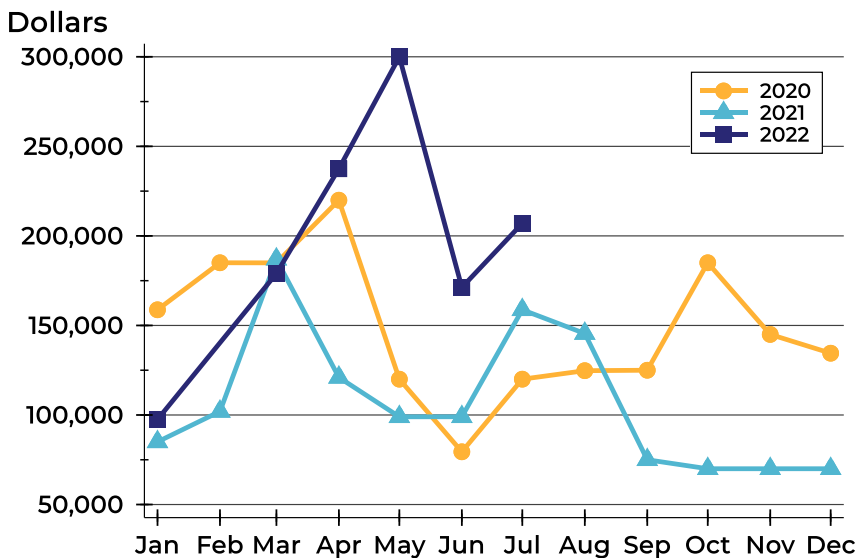
## Nemaha County Active Listings Analysis

### Average Price



Month	2020	2021	2022
January	180,083	119,429	97,500
February	198,333	120,750	N/A
March	193,840	194,000	179,000
April	240,067	121,683	253,113
May	165,854	111,157	269,980
June	110,863	116,420	200,613
July	130,050	156,650	211,917
August	142,925	151,550	
September	148,071	90,580	
October	173,114	70,000	
November	149,989	72,967	
December	141,988	70,000	

### Median Price

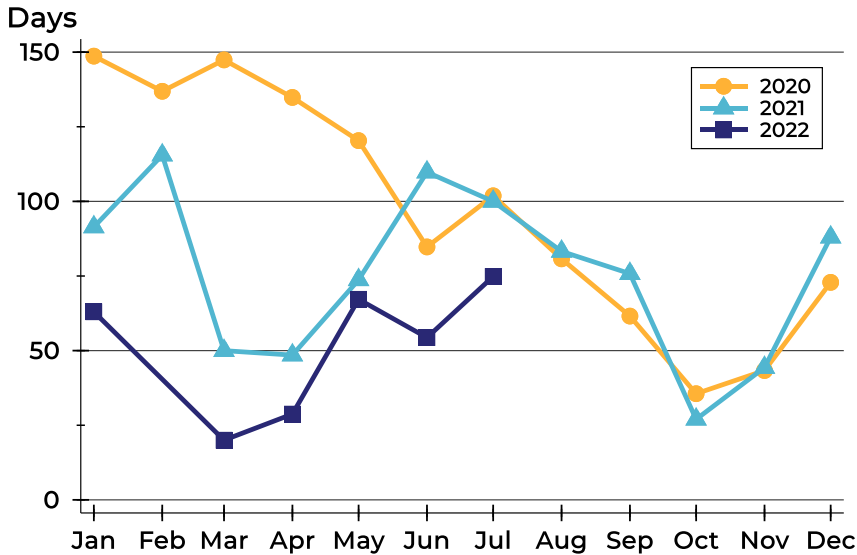


Month	2020	2021	2022
January	158,750	85,000	97,500
February	185,000	102,000	N/A
March	184,950	187,000	179,000
April	219,950	121,000	237,500
May	120,000	99,000	300,000
June	79,450	99,000	171,250
July	120,000	158,750	207,000
August	124,750	145,500	
September	125,000	75,000	
October	185,000	70,000	
November	145,000	70,000	
December	134,500	70,000	



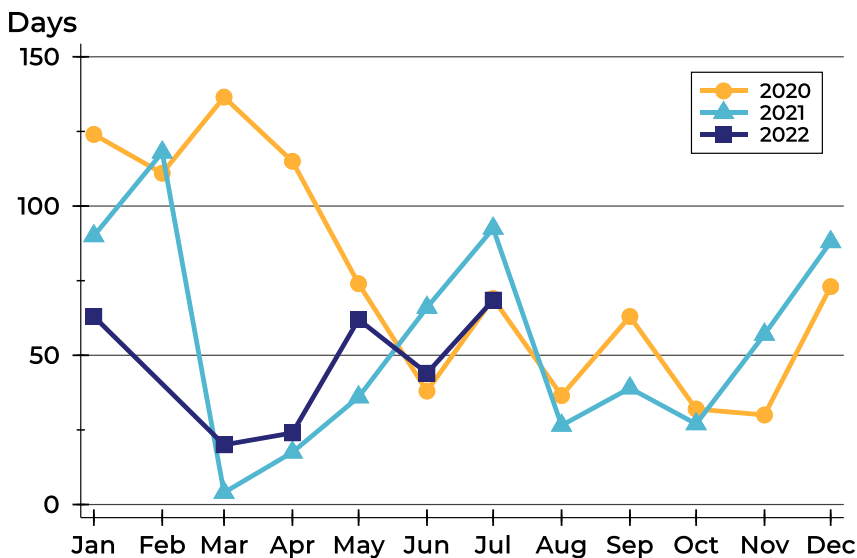
## Nemaha County Active Listings Analysis

### Average DOM



Month	2020	2021	2022
January	149	91	63
February	137	116	N/A
March	147	50	20
April	135	49	29
May	120	74	67
June	85	110	54
July	102	100	75
August	81	83	
September	62	76	
October	36	27	
November	43	44	
December	73	88	

### Median DOM

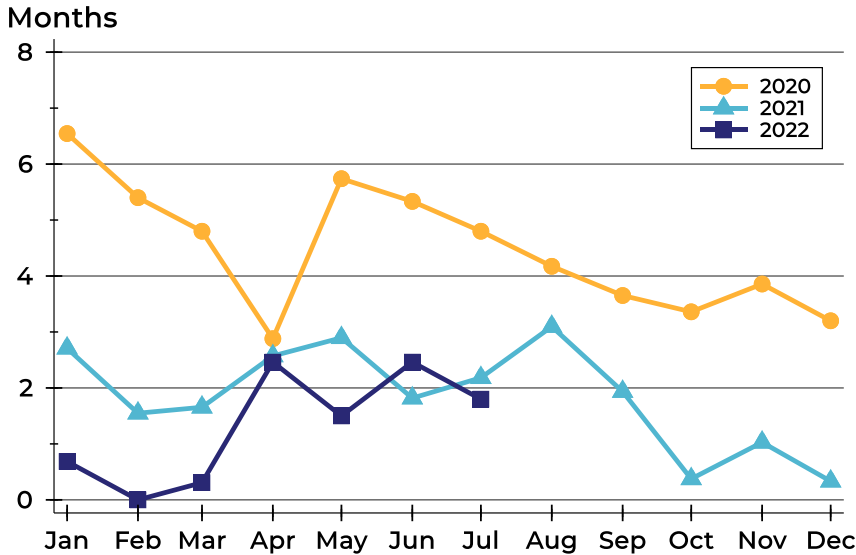


Month	2020	2021	2022
January	124	90	63
February	111	118	N/A
March	137	4	20
April	115	18	24
May	74	36	62
June	38	66	44
July	69	93	69
August	37	27	
September	63	39	
October	32	27	
November	30	57	
December	73	88	



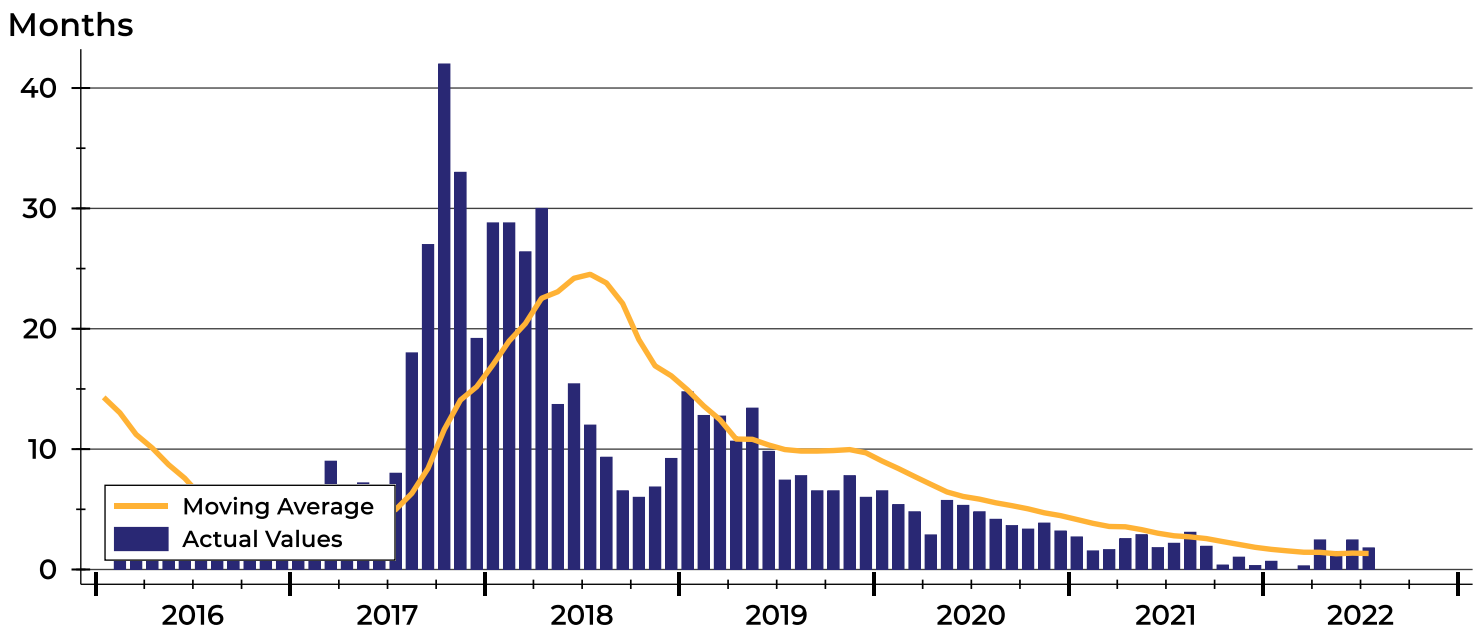
## Nemaha County Months' Supply Analysis

### Months' Supply by Month



Month	2020	2021	2022
January	6.5	2.7	0.7
February	5.4	1.5	0.0
March	4.8	1.7	0.3
April	2.9	2.6	2.5
May	5.7	2.9	1.5
June	5.3	1.8	2.5
July	4.8	2.2	1.8
August	4.2	3.1	
September	3.7	1.9	
October	3.4	0.4	
November	3.9	1.0	
December	3.2	0.3	

### History of Month's Supply







# Nemaha County New Listings Analysis

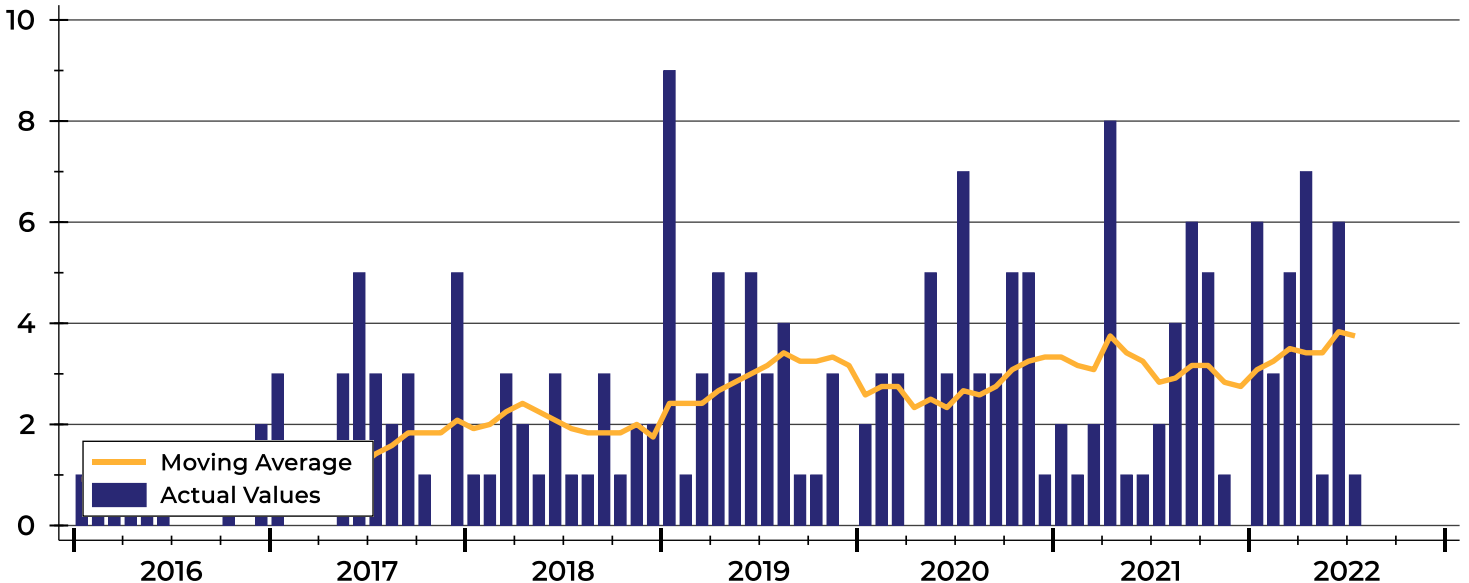
Summary Statistics for New Listings		2022	July 2021	Change
Current Month	New Listings	1	2	-50.0%
	Volume (1,000s)	135	398	-66.1%
	Average List Price	135,000	198,750	-32.1%
	Median List Price	135,000	198,750	-32.1%
Year-to-Date	New Listings	29	17	70.6%
	Volume (1,000s)	5,795	2,091	177.1%
	Average List Price	199,821	123,006	62.4%
	Median List Price	165,000	92,000	79.3%

A total of 1 new listing was added in Nemaha County during July, down 50.0% from the same month in 2021. Year-to-date Nemaha County has seen 29 new listings.

The median list price of these homes was \$135,000 down from \$198,750 in 2021.

## History of New Listings

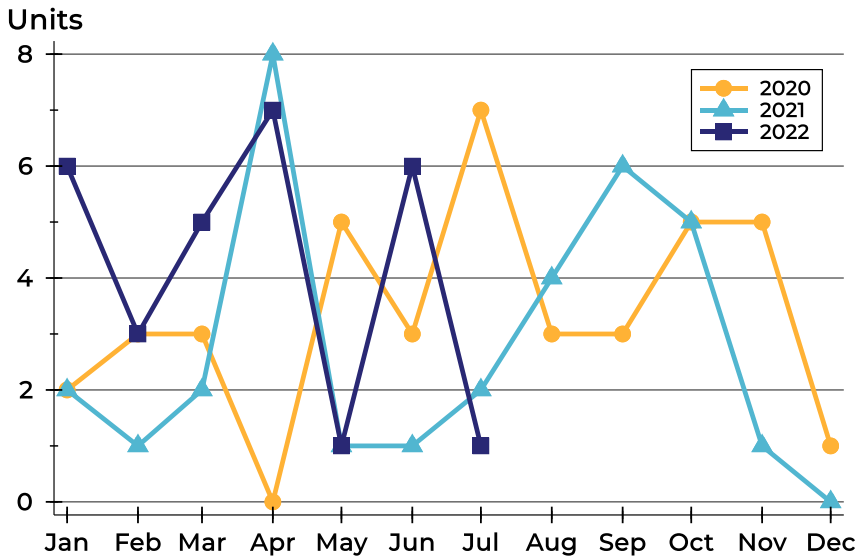
Units





## Nemaha County New Listings Analysis

### New Listings by Month



Month	2020	2021	2022
January	2	2	6
February	3	1	3
March	3	2	5
April	0	8	7
May	5	1	1
June	3	1	6
July	7	2	1
August	3	4	3
September	3	6	3
October	5	5	5
November	5	1	1
December	1	0	0

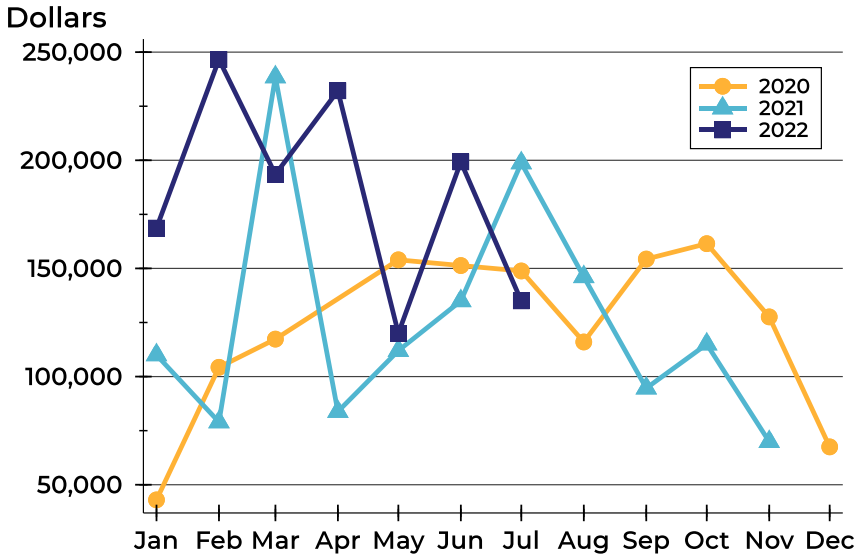
### New Listings by Price Range

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	1	100.0%	135,000	135,000	29	29	96.4%	96.4%
\$150,000-\$174,999	0	0.0%	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
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



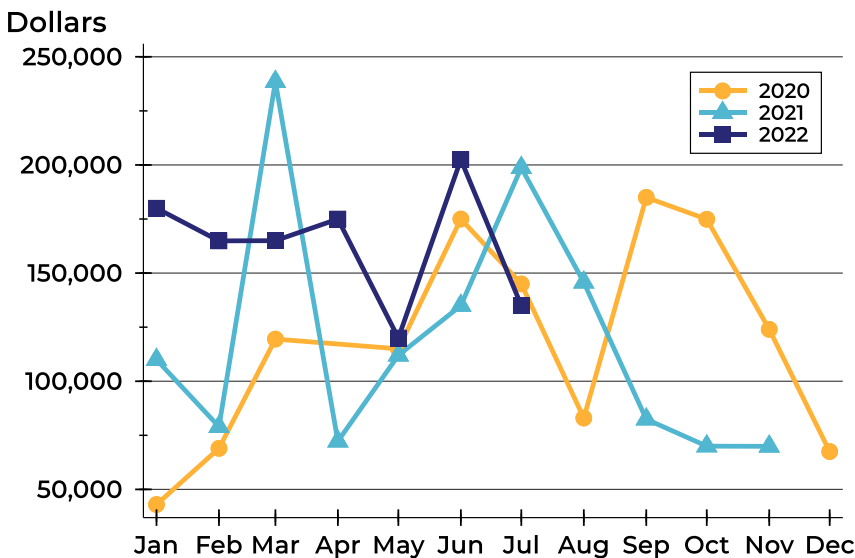
## Nemaha County New Listings Analysis

### Average Price



Month	2020	2021	2022
January	43,000	110,000	168,667
February	104,300	79,000	246,600
March	117,333	238,500	193,500
April	N/A	83,825	232,143
May	153,980	112,000	120,000
June	151,333	135,000	199,250
July	148,843	198,750	135,000
August	116,000	146,125	
September	154,333	94,633	
October	161,460	115,000	
November	127,600	69,900	
December	67,500	N/A	

### Median Price



Month	2020	2021	2022
January	43,000	110,000	180,000
February	69,000	79,000	164,900
March	119,500	238,500	165,000
April	N/A	72,250	175,000
May	115,000	112,000	120,000
June	175,000	135,000	202,500
July	145,000	198,750	135,000
August	83,000	145,750	
September	185,000	82,450	
October	174,900	70,000	
November	124,000	69,900	
December	67,500	N/A	



# Nemaha County Contracts Written Analysis

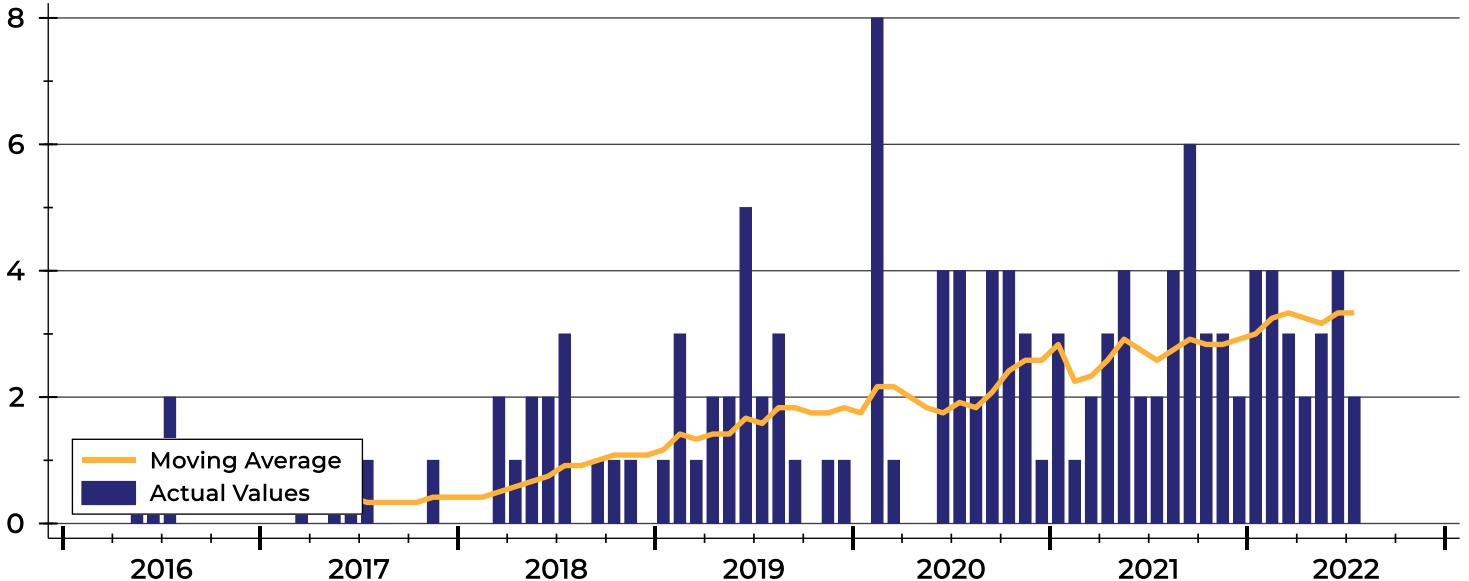
Summary Statistics for Contracts Written		2022	July 2021	Change	Year-to-Date		
		2022	2021		2022	2021	Change
Contracts Written		2	2	0.0%	22	17	29.4%
Volume (1,000s)		300	310	-3.2%	4,289	2,120	102.3%
Average	Sale Price	150,000	154,850	-3.1%	194,932	124,682	56.3%
	Days on Market	31	47	-34.0%	23	44	-47.7%
	Percent of Original	100.8%	94.1%	7.1%	96.1%	95.5%	0.6%
Median	Sale Price	150,000	154,850	-3.1%	170,000	85,000	100.0%
	Days on Market	31	47	-34.0%	11	14	-21.4%
	Percent of Original	100.8%	94.1%	7.1%	96.0%	100.0%	-4.0%

A total of 2 contracts for sale were written in Nemaha County during the month of July, the same as in 2021. The median list price of these homes was \$150,000, down from \$154,850 the prior year.

Half of the homes that went under contract in July were on the market less than 31 days, compared to 47 days in July 2021.

## History of Contracts Written

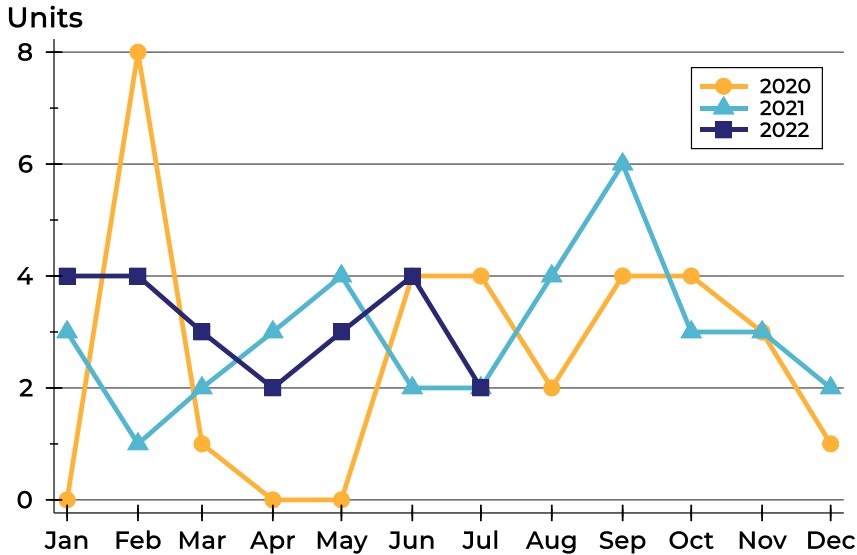
Units





## Nemaha County Contracts Written Analysis

### Contracts Written by Month



Month	2020	2021	2022
January	N/A	3	4
February	8	1	4
March	1	2	3
April	N/A	3	2
May	N/A	4	3
June	4	2	4
July	4	2	2
August	2	4	
September	4	6	
October	4	3	
November	3	3	
December	1	2	

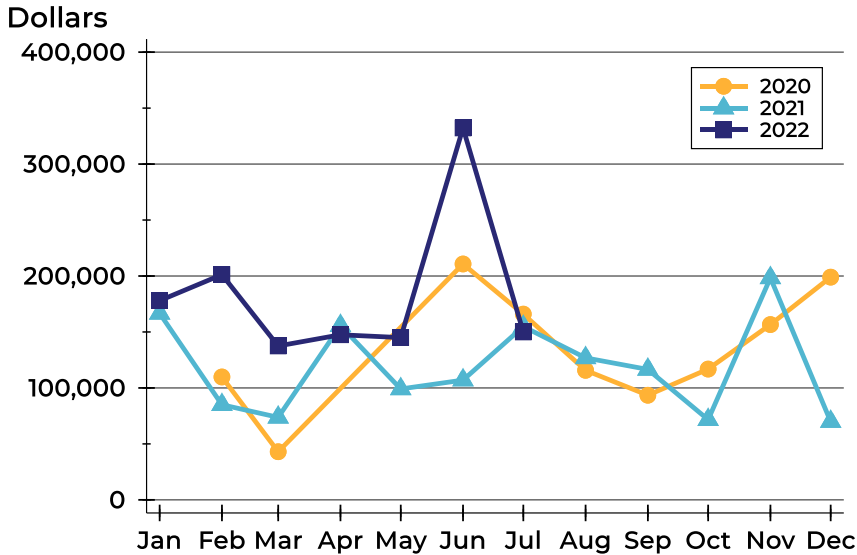
### Contracts Written by Price Range

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	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	50.0%	135,000	135,000	11	11	106.0%	106.0%
\$150,000-\$174,999	1	50.0%	165,000	165,000	50	50	95.7%	95.7%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



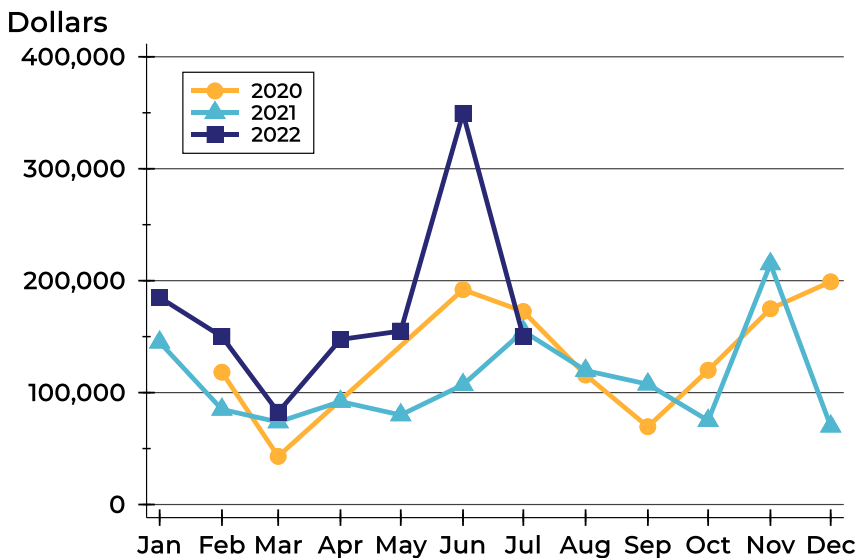
## Nemaha County Contracts Written Analysis

### Average Price



Month	2020	2021	2022
January	N/A	166,633	<b>178,000</b>
February	109,813	85,000	<b>201,250</b>
March	43,000	73,750	<b>137,500</b>
April	N/A	155,667	<b>147,500</b>
May	N/A	99,125	<b>145,000</b>
June	210,750	107,000	<b>332,250</b>
July	165,975	154,850	<b>150,000</b>
August	115,750	126,875	
September	93,500	116,550	
October	116,875	71,667	
November	156,633	198,333	
December	199,000	69,950	

### Median Price

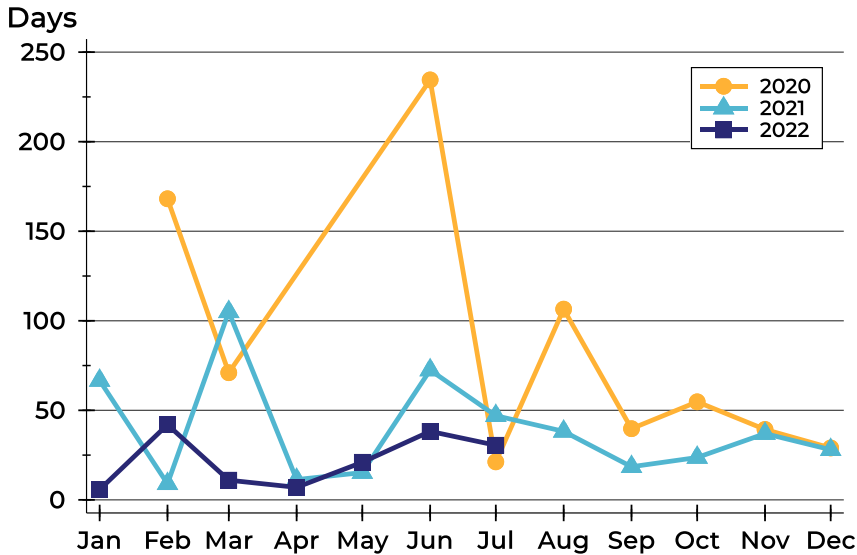


Month	2020	2021	2022
January	N/A	145,000	<b>185,000</b>
February	118,250	85,000	<b>150,000</b>
March	43,000	73,750	<b>82,500</b>
April	N/A	92,000	<b>147,500</b>
May	N/A	80,000	<b>155,000</b>
June	192,000	107,000	<b>349,500</b>
July	172,500	154,850	<b>150,000</b>
August	115,750	119,750	
September	69,500	107,500	
October	120,000	75,000	
November	174,900	215,000	
December	199,000	69,950	



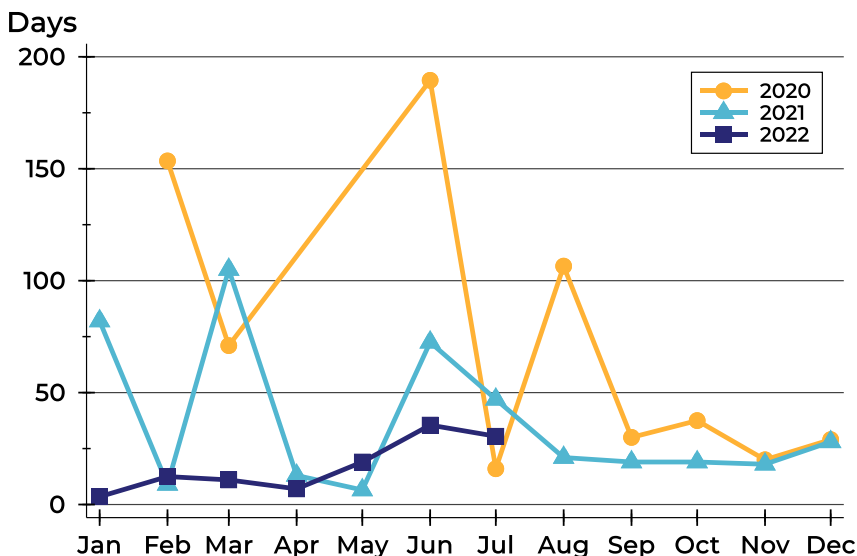
## Nemaha County Contracts Written Analysis

### Average DOM



Month	2020	2021	2022
January	N/A	67	6
February	168	9	42
March	71	105	11
April	N/A	11	7
May	N/A	15	21
June	235	73	38
July	21	47	31
August	107	38	
September	40	19	
October	55	24	
November	39	37	
December	29	28	

### Median DOM



Month	2020	2021	2022
January	N/A	82	4
February	154	9	13
March	71	105	11
April	N/A	13	7
May	N/A	7	19
June	190	73	36
July	16	47	31
August	107	21	
September	30	19	
October	38	19	
November	20	18	
December	29	28	



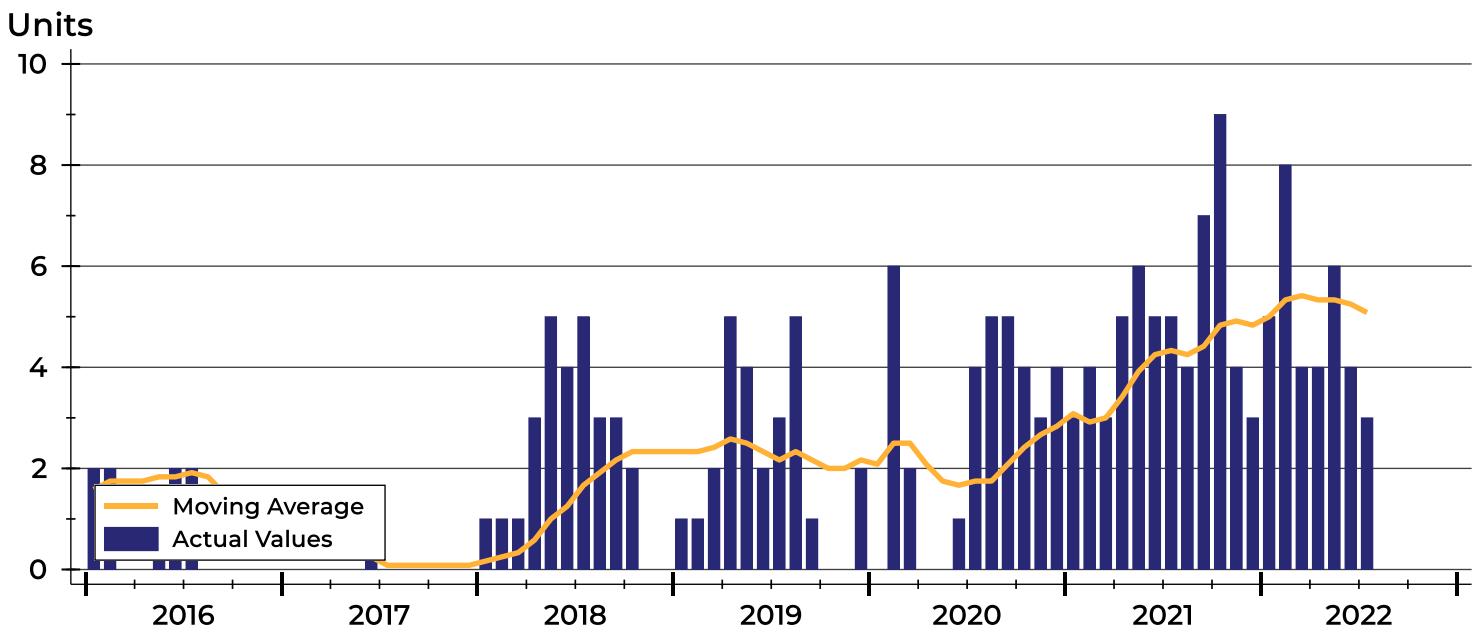
# Nemaha County Pending Contracts Analysis

Summary Statistics for Pending Contracts		2022	End of July 2021	Change
Pending Contracts		3	5	-40.0%
Volume (1,000s)		609	530	14.9%
Average	List Price	203,000	106,000	91.5%
	Days on Market	22	89	-75.3%
	Percent of Original	99.7%	96.0%	3.9%
Median	List Price	165,000	112,000	47.3%
	Days on Market	11	125	-91.2%
	Percent of Original	100.0%	100.0%	0.0%

A total of 3 listings in Nemaha County had contracts pending at the end of July, down from 5 contracts pending at the end of July 2021.

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

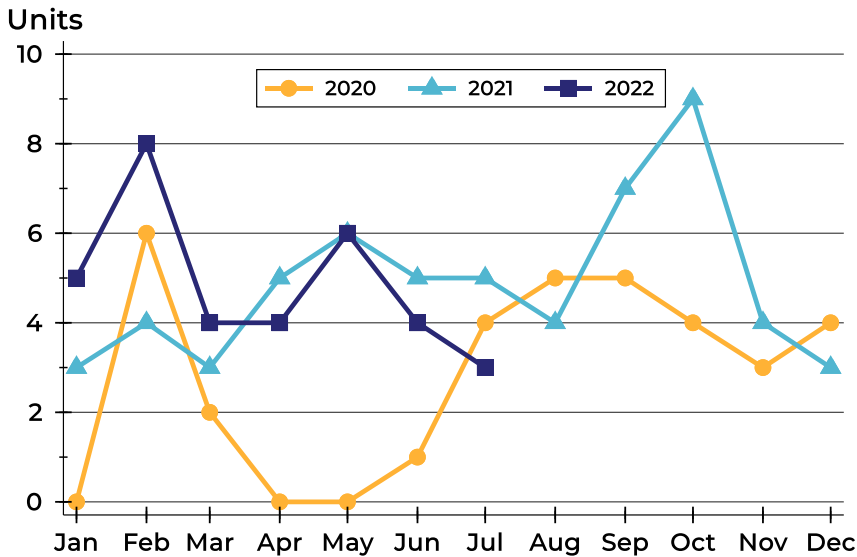






## Nemaha County Pending Contracts Analysis

### Pending Contracts by Month



Month	2020	2021	2022
January	0	3	5
February	6	4	8
March	2	3	4
April	0	5	4
May	0	6	6
June	1	5	4
July	4	5	3
August	5	4	4
September	5	7	4
October	4	9	4
November	3	4	4
December	4	3	4

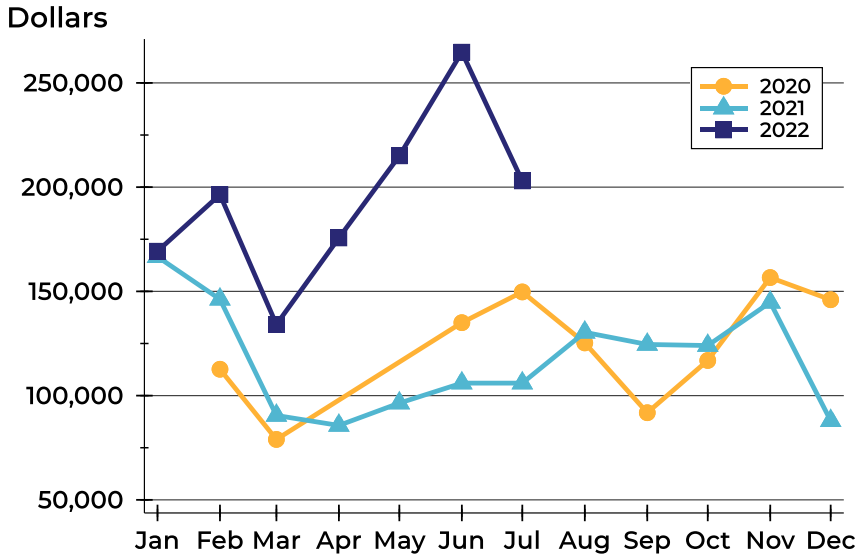
### Pending Contracts by Price Range

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	1	33.3%	135,000	135,000	11	11	100.0%	100.0%
\$150,000-\$174,999	1	33.3%	165,000	165,000	50	50	95.7%	95.7%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	33.3%	309,000	309,000	5	5	103.3%	103.3%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



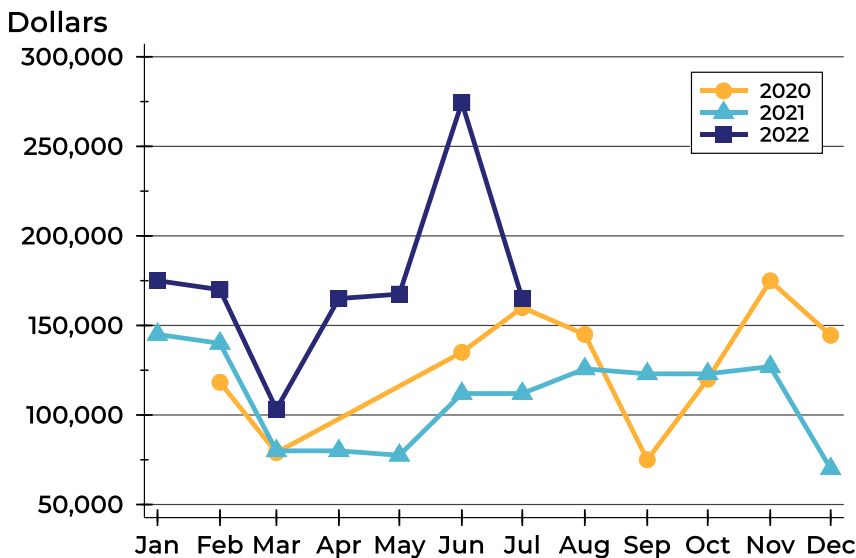
## Nemaha County Pending Contracts Analysis

### Average Price



Month	2020	2021	2022
January	N/A	166,633	169,280
February	112,667	146,225	196,425
March	79,000	90,500	134,125
April	N/A	85,700	175,625
May	N/A	96,417	215,000
June	135,000	106,000	264,750
July	149,750	106,000	203,000
August	125,300	130,375	
September	91,800	124,543	
October	116,875	124,033	
November	156,633	144,750	
December	146,000	87,967	

### Median Price

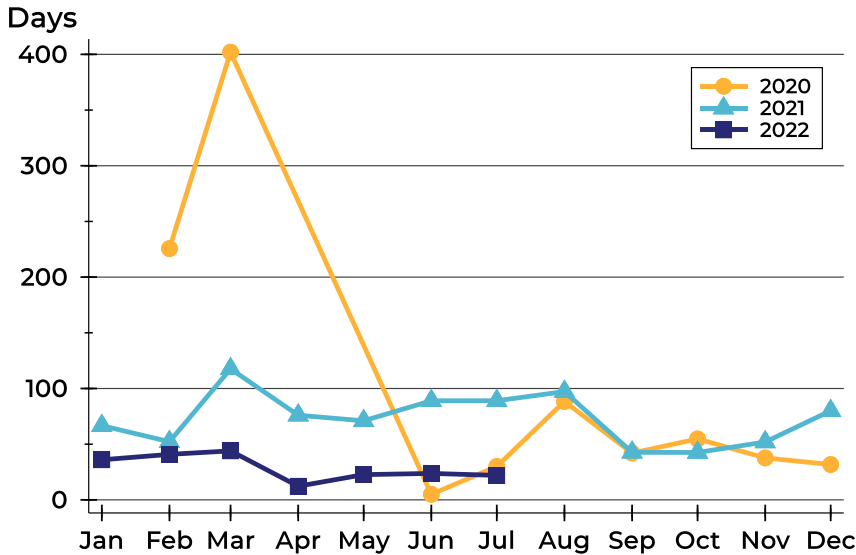


Month	2020	2021	2022
January	N/A	145,000	175,000
February	118,250	140,000	169,950
March	79,000	80,000	103,250
April	N/A	80,000	165,000
May	N/A	77,500	167,500
June	135,000	112,000	274,500
July	160,000	112,000	165,000
August	145,000	125,750	
September	75,000	123,000	
October	120,000	123,000	
November	174,900	127,000	
December	144,500	70,000	



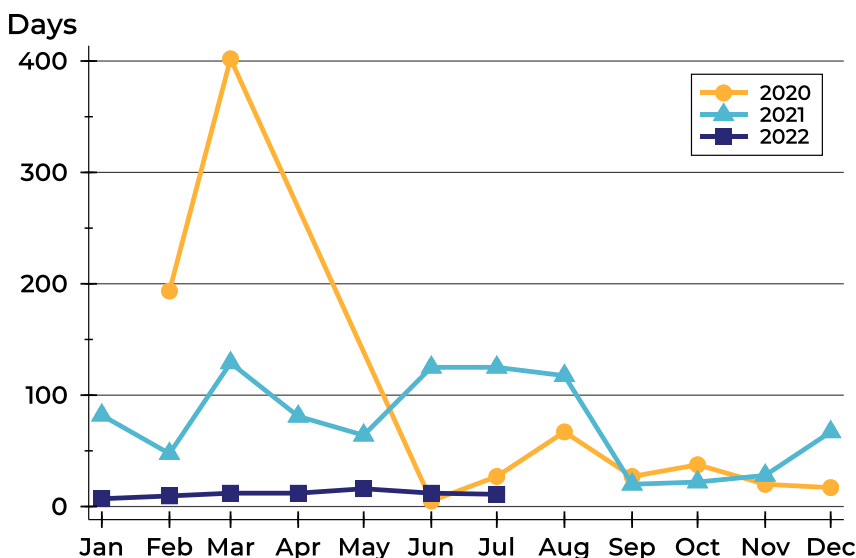
## Nemaha County Pending Contracts Analysis

### Average DOM



Month	2020	2021	2022
January	N/A	67	36
February	226	52	41
March	402	118	44
April	N/A	76	12
May	N/A	71	23
June	5	89	24
July	30	89	22
August	88	97	
September	42	43	
October	55	43	
November	38	52	
December	32	80	

### Median DOM



Month	2020	2021	2022
January	N/A	82	7
February	194	48	10
March	402	129	12
April	N/A	81	12
May	N/A	64	16
June	5	125	12
July	27	125	11
August	67	118	
September	27	20	
October	38	22	
November	20	28	
December	17	67	