



**June
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Housing Report



Market Overview

Clay County Home Sales Fell in June

Total home sales in Clay County fell last month to 7 units, compared to 14 units in June 2023. Total sales volume was \$1.0 million, down from a year earlier.

The median sale price in June was \$79,500, down from \$176,750 a year earlier. Homes that sold in June were typically on the market for 8 days and sold for 100.0% of their list prices.

Clay County Active Listings Remain the Same at End of June

The total number of active listings in Clay County at the end of June was 17 units, the same as in June 2023. This represents a 2.3 months' supply of homes available for sale. The median list price of homes on the market at the end of June was \$235,000.

During June, a total of 6 contracts were written up from 5 in June 2023. At the end of the month, there were 8 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

Contact Information

Margaret Pendleton, Association Executive
 Flint Hills Association of REALTORS®
 205 S. Seth Child Road
 Manhattan, KS 66502
 785-776-1203
ae@flinthillsrealtors.net
www.flinthillsrealtors.net



**June
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Summary Statistics

June MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
Home Sales		7	14	13	44	46	52
Change from prior year		-50.0%	7.7%	-18.8%	-4.3%	-11.5%	-24.6%
Active Listings		17	17	15	N/A	N/A	N/A
Change from prior year		0.0%	13.3%	-31.8%			
Months' Supply		2.3	2.3	1.7	N/A	N/A	N/A
Change from prior year		0.0%	35.3%	-15.0%			
New Listings		10	7	22	51	52	66
Change from prior year		42.9%	-68.2%	120.0%	-1.9%	-21.2%	-21.4%
Contracts Written		6	5	12	47	49	57
Change from prior year		20.0%	-58.3%	140.0%	-4.1%	-14.0%	-23.0%
Pending Contracts		8	8	17	N/A	N/A	N/A
Change from prior year		0.0%	-52.9%	-10.5%			
Sales Volume (1,000s)		1,022	2,900	1,724	6,748	8,060	6,911
Change from prior year		-64.8%	68.2%	-15.2%	-16.3%	16.6%	-15.3%
Average	Sale Price	145,977	207,171	132,615	153,370	175,215	132,904
	Change from prior year	-29.5%	56.2%	4.3%	-12.5%	31.8%	12.3%
	List Price of Actives	246,688	189,724	166,393	N/A	N/A	N/A
	Change from prior year	30.0%	14.0%	25.9%			
	Days on Market	23	66	46	59	54	49
Change from prior year	-65.2%	43.5%	24.3%	9.3%	10.2%	-37.2%	
	Percent of List	99.5%	96.9%	95.2%	94.9%	95.4%	95.3%
Change from prior year	2.7%	1.8%	-3.0%	-0.5%	0.1%	-1.8%	
	Percent of Original	98.6%	93.2%	93.1%	92.3%	93.8%	93.2%
Change from prior year	5.8%	0.1%	-4.6%	-1.6%	0.6%	-1.7%	
Median	Sale Price	79,500	176,750	115,000	122,750	164,400	115,000
	Change from prior year	-55.0%	53.7%	1.8%	-25.3%	43.0%	21.1%
	List Price of Actives	235,000	170,000	129,900	N/A	N/A	N/A
	Change from prior year	38.2%	30.9%	52.8%			
	Days on Market	8	43	13	20	32	29
Change from prior year	-81.4%	230.8%	18.2%	-37.5%	10.3%	70.6%	
	Percent of List	100.0%	98.2%	96.2%	96.8%	97.1%	95.3%
Change from prior year	1.8%	2.1%	-3.3%	-0.3%	1.9%	-4.0%	
	Percent of Original	100.0%	94.4%	94.9%	95.6%	95.0%	93.8%
Change from prior year	5.9%	-0.5%	-4.6%	0.6%	1.3%	-3.6%	

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



**June
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Clay County Closed Listings Analysis

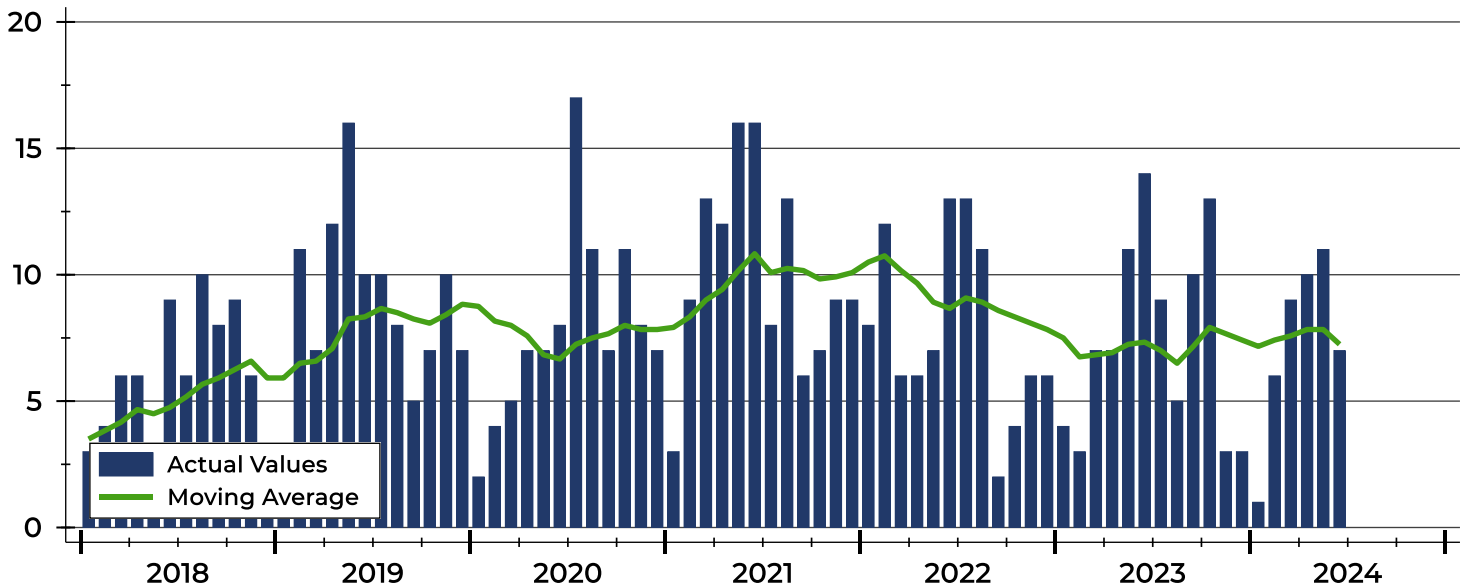
Summary Statistics for Closed Listings		2024	June 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		7	14	-50.0%	44	46	-4.3%
Volume (1,000s)		1,022	2,900	-64.8%	6,748	8,060	-16.3%
Months' Supply		2.3	2.3	0.0%	N/A	N/A	N/A
Average	Sale Price	145,977	207,171	-29.5%	153,370	175,215	-12.5%
	Days on Market	23	66	-65.2%	59	54	9.3%
	Percent of List	99.5%	96.9%	2.7%	94.9%	95.4%	-0.5%
	Percent of Original	98.6%	93.2%	5.8%	92.3%	93.8%	-1.6%
Median	Sale Price	79,500	176,750	-55.0%	122,750	164,400	-25.3%
	Days on Market	8	43	-81.4%	20	32	-37.5%
	Percent of List	100.0%	98.2%	1.8%	96.8%	97.1%	-0.3%
	Percent of Original	100.0%	94.4%	5.9%	95.6%	95.0%	0.6%

A total of 7 homes sold in Clay County in June, down from 14 units in June 2023. Total sales volume fell to \$1.0 million compared to \$2.9 million in the previous year.

The median sales price in June was \$79,500, down 55.0% compared to the prior year. Median days on market was 8 days, down from 30 days in May, and down from 43 in June 2023.

History of Closed Listings

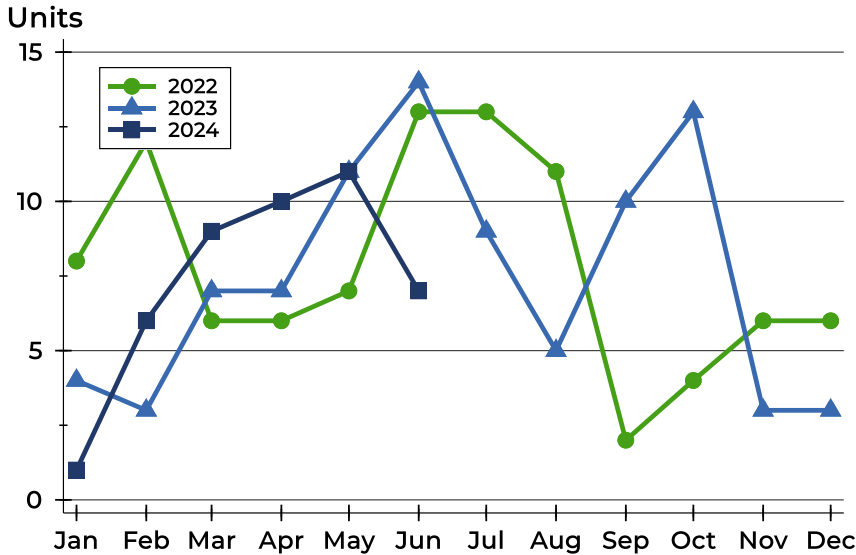
Units





Clay County Closed Listings Analysis

Closed Listings by Month



Month	2022	2023	2024
January	8	4	1
February	12	3	6
March	6	7	9
April	6	7	10
May	7	11	11
June	13	14	7
July	13	9	
August	11	5	
September	2	10	
October	4	13	
November	6	3	
December	6	3	

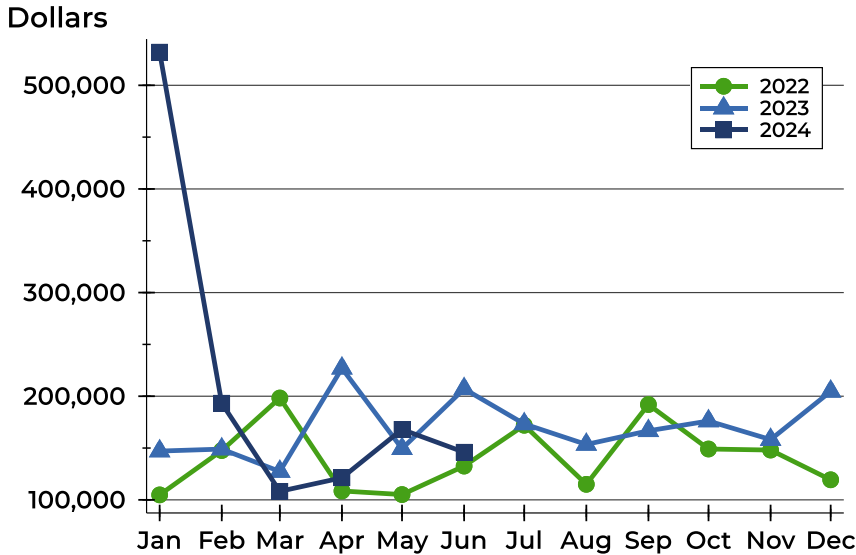
Closed Listings by Price Range

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	4	57.1%	2.4	71,350	73,000	13	8	100.0%	100.0%	100.0%	100.0%
\$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	14.3%	2.0	131,442	131,442	91	91	101.5%	101.5%	95.3%	95.3%
\$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	14.3%	0.0	175,000	175,000	6	6	97.2%	97.2%	97.2%	97.2%
\$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	1	14.3%	0.0	430,000	430,000	11	11	97.7%	97.7%	97.7%	97.7%
\$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



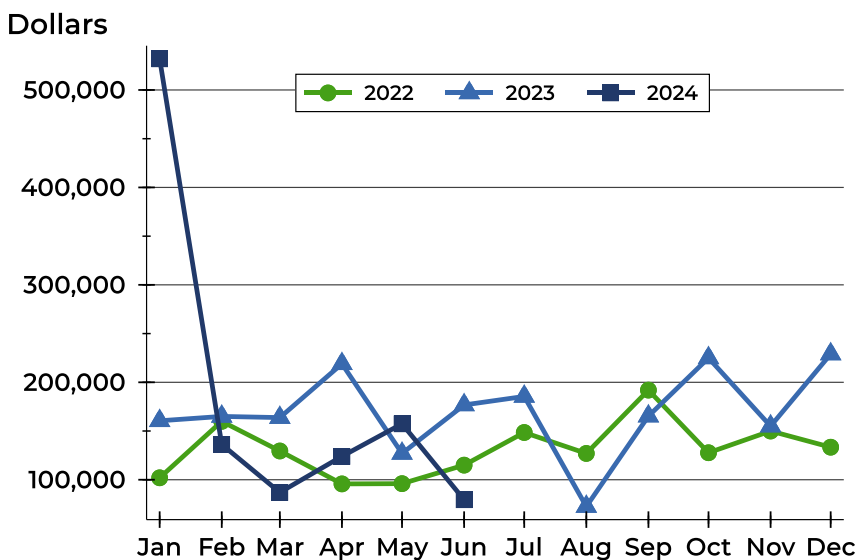
Clay County Closed Listings Analysis

Average Price



Month	2022	2023	2024
January	104,813	147,100	532,000
February	147,613	149,000	193,250
March	198,296	127,400	108,244
April	108,583	226,971	121,330
May	105,129	149,409	167,950
June	132,615	207,171	145,977
July	172,000	173,274	
August	115,020	153,480	
September	192,000	166,650	
October	149,100	176,115	
November	148,067	158,167	
December	119,367	204,667	

Median Price

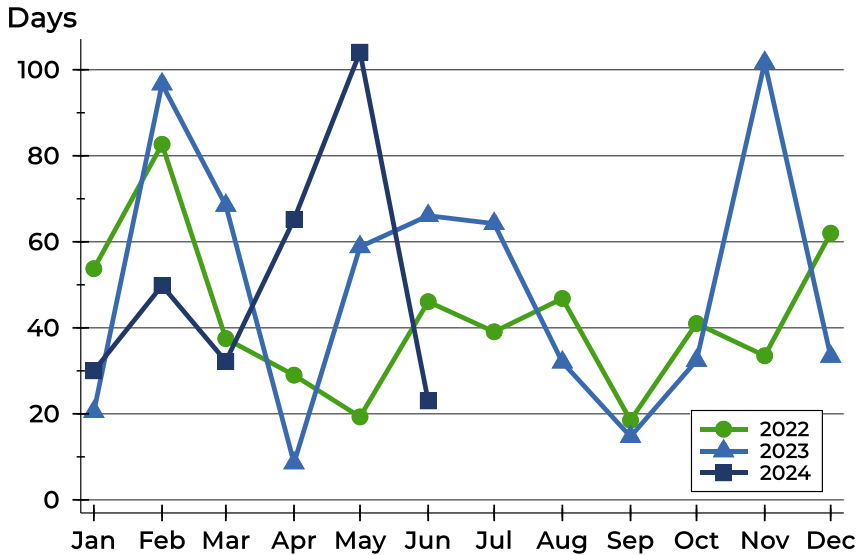


Month	2022	2023	2024
January	102,000	160,500	532,000
February	159,950	165,000	136,250
March	129,538	163,800	87,000
April	95,750	219,000	124,000
May	96,000	127,000	157,400
June	115,000	176,750	79,500
July	148,500	185,500	
August	127,000	72,500	
September	192,000	165,250	
October	127,700	225,000	
November	150,000	155,000	
December	133,400	229,000	



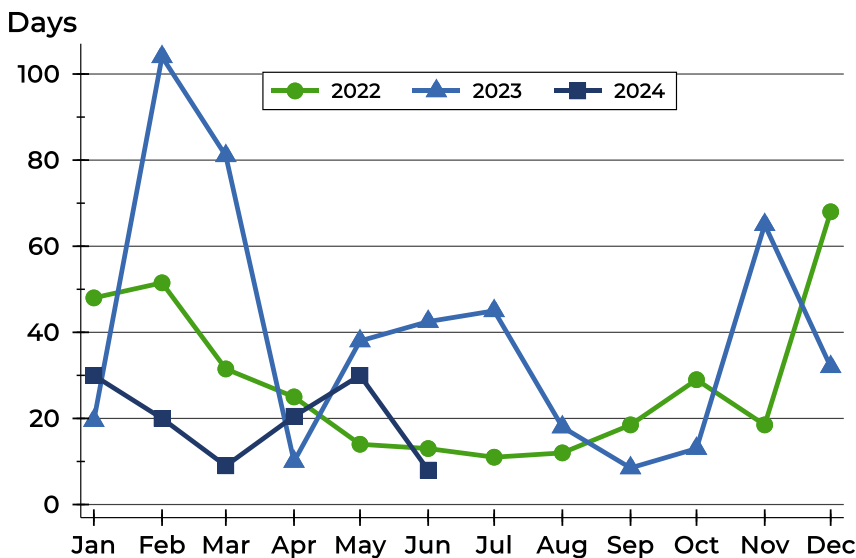
Clay County Closed Listings Analysis

Average DOM



Month	2022	2023	2024
January	54	21	30
February	83	97	50
March	38	68	32
April	29	9	65
May	19	59	104
June	46	66	23
July	39	64	
August	47	32	
September	19	15	
October	41	32	
November	34	102	
December	62	33	

Median DOM



Month	2022	2023	2024
January	48	20	30
February	52	104	20
March	32	81	9
April	25	10	21
May	14	38	30
June	13	43	8
July	11	45	
August	12	18	
September	19	9	
October	29	13	
November	19	65	
December	68	32	



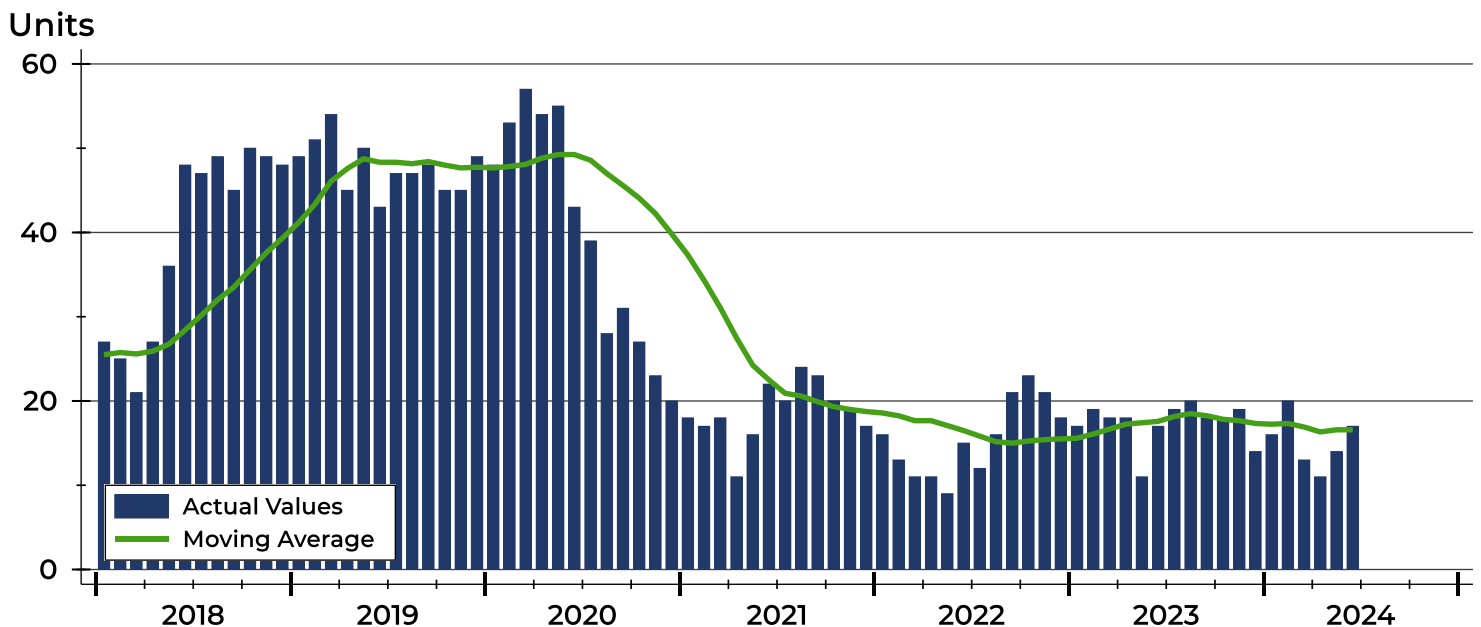
Clay County Active Listings Analysis

Summary Statistics for Active Listings		2024	End of June 2023	Change
Active Listings		17	17	0.0%
Volume (1,000s)		4,194	3,225	30.0%
Months' Supply		2.3	2.3	0.0%
Average	List Price	246,688	189,724	30.0%
	Days on Market	69	92	-25.0%
	Percent of Original	94.7%	94.8%	-0.1%
Median	List Price	235,000	170,000	38.2%
	Days on Market	37	42	-11.9%
	Percent of Original	100.0%	100.0%	0.0%

A total of 17 homes were available for sale in Clay County at the end of June. This represents a 2.3 months' supply of active listings.

The median list price of homes on the market at the end of June was \$235,000, up 38.2% from 2023. The typical time on market for active listings was 37 days, down from 42 days a year earlier.

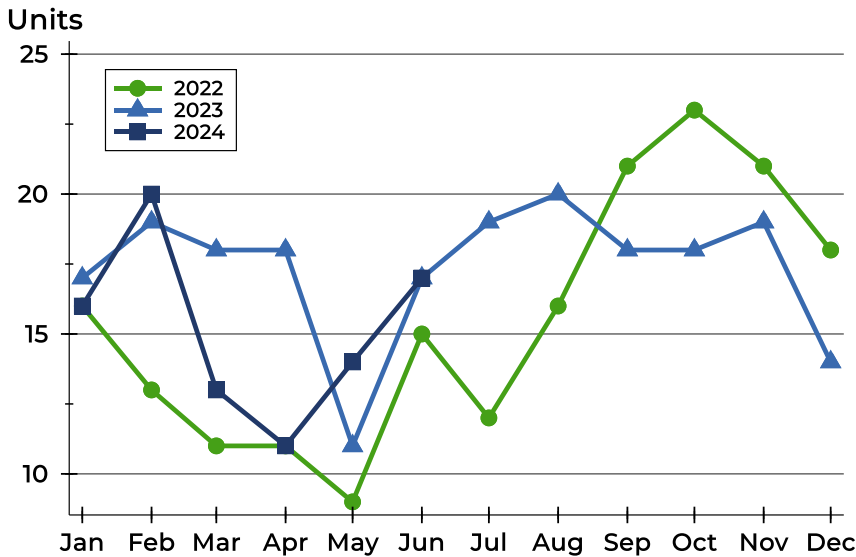
History of Active Listings





Clay County Active Listings Analysis

Active Listings by Month



Month	2022	2023	2024
January	16	17	16
February	13	19	20
March	11	18	13
April	11	18	11
May	9	11	14
June	15	17	17
July	12	19	19
August	16	20	20
September	21	18	18
October	23	18	18
November	21	19	19
December	18	14	14

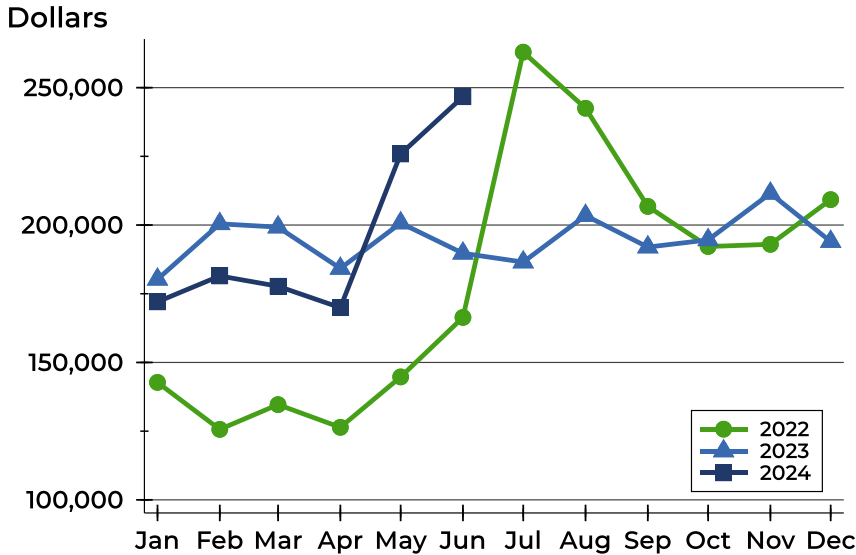
Active Listings by Price Range

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	3	17.6%	2.4	93,633	92,000	83	86	83.8%	96.8%
\$100,000-\$124,999	1	5.9%	N/A	105,000	105,000	37	37	91.3%	91.3%
\$125,000-\$149,999	2	11.8%	2.0	141,950	141,950	34	34	96.8%	96.8%
\$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%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	5	29.4%	N/A	225,180	235,000	84	28	97.3%	100.0%
\$250,000-\$299,999	2	11.8%	N/A	279,000	279,000	51	51	98.0%	98.0%
\$300,000-\$399,999	2	11.8%	N/A	325,000	325,000	45	45	100.0%	100.0%
\$400,000-\$499,999	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	2	11.8%	N/A	595,000	595,000	105	105	95.8%	95.8%
\$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



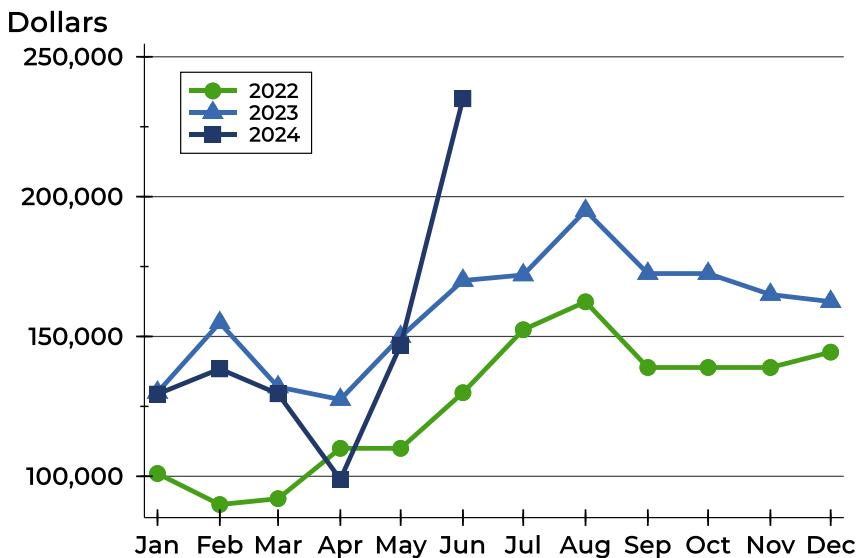
Clay County Active Listings Analysis

Average Price



Month	2022	2023	2024
January	142,744	180,259	172,056
February	125,646	200,458	181,485
March	134,664	199,250	177,738
April	126,391	184,211	169,936
May	144,744	200,736	225,864
June	166,393	189,724	246,688
July	262,917	186,521	
August	242,500	203,463	
September	206,781	191,981	
October	192,191	194,600	
November	192,990	211,526	
December	209,250	194,000	

Median Price

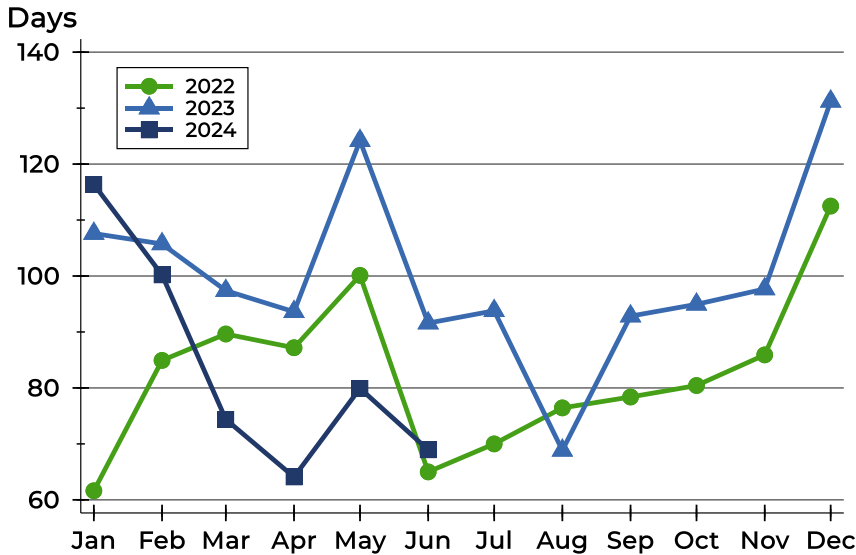


Month	2022	2023	2024
January	101,000	130,000	129,400
February	89,900	154,900	138,400
March	92,000	131,950	129,500
April	110,000	127,450	98,900
May	110,000	149,900	146,950
June	129,900	170,000	235,000
July	152,400	172,000	
August	162,400	195,000	
September	138,900	172,500	
October	138,900	172,500	
November	138,900	165,000	
December	144,400	162,450	



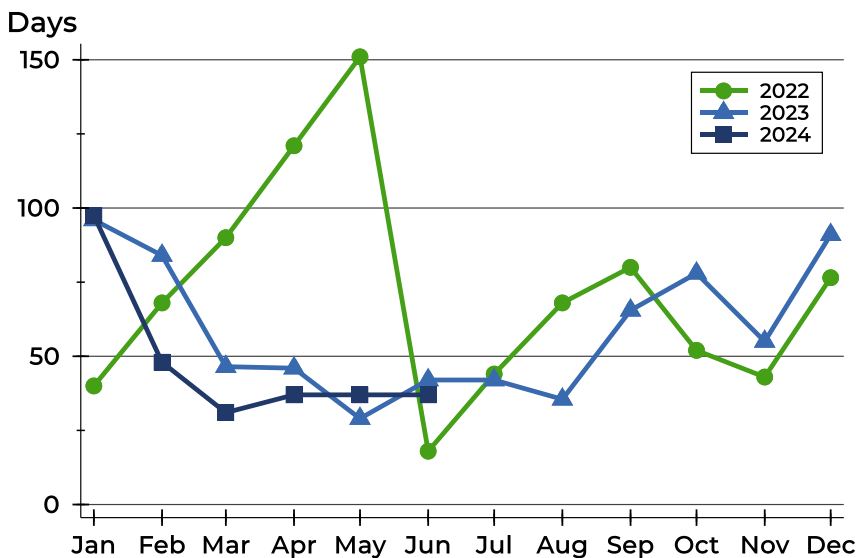
Clay County Active Listings Analysis

Average DOM



Month	2022	2023	2024
January	62	108	116
February	85	106	100
March	90	97	74
April	87	94	64
May	100	124	80
June	65	92	69
July	70	94	
August	76	69	
September	78	93	
October	80	95	
November	86	98	
December	113	131	

Median DOM

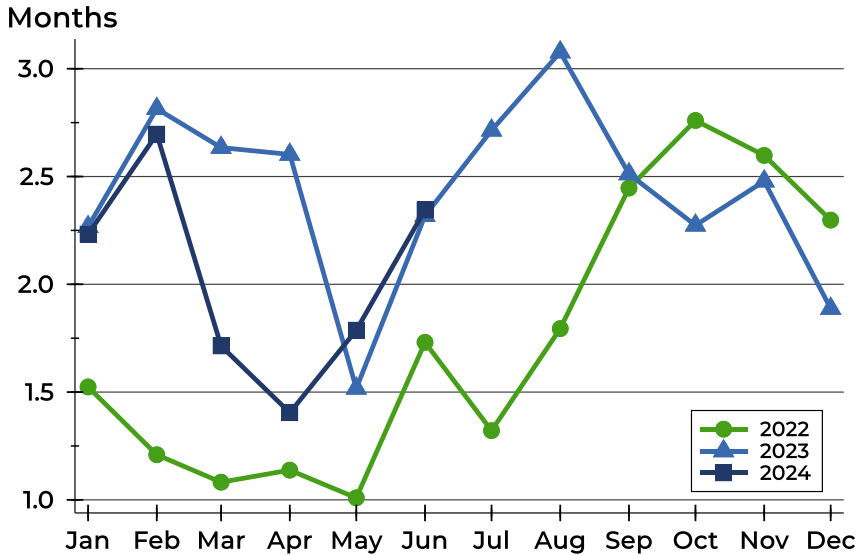


Month	2022	2023	2024
January	40	96	98
February	68	84	48
March	90	47	31
April	121	46	37
May	151	29	37
June	18	42	37
July	44	42	
August	68	36	
September	80	66	
October	52	78	
November	43	55	
December	77	91	



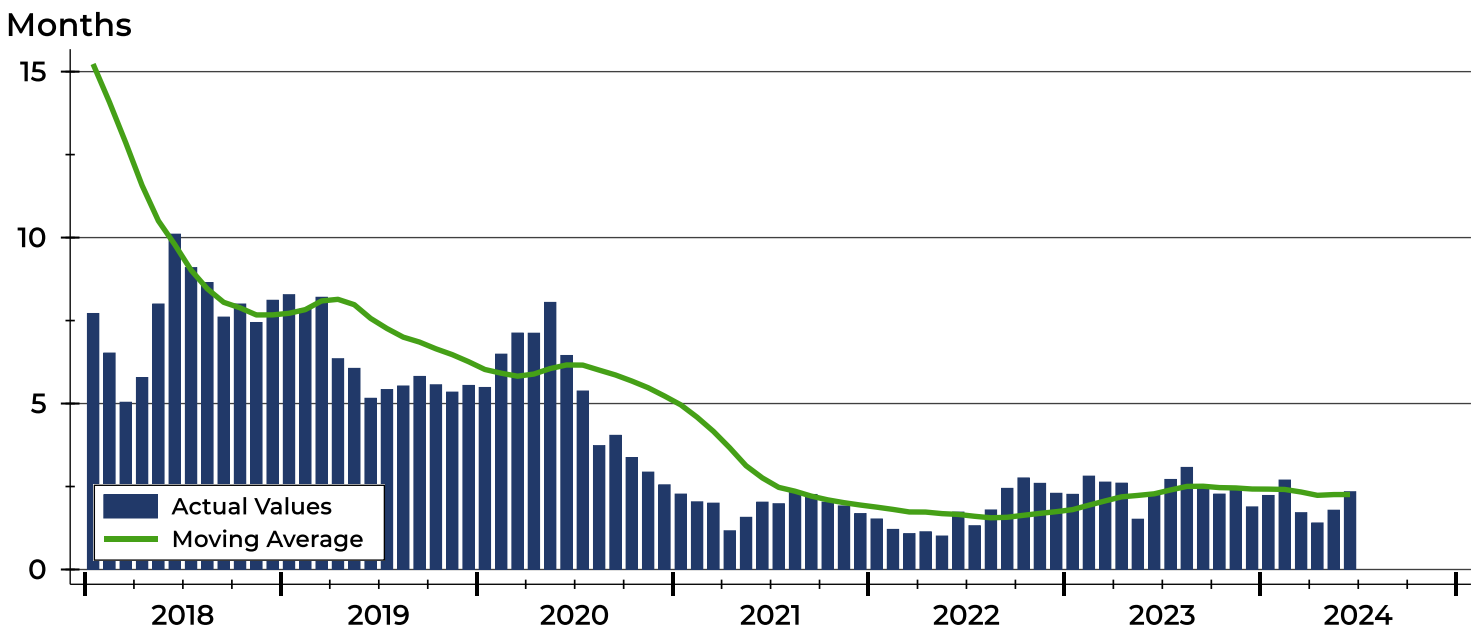
Clay County Months' Supply Analysis

Months' Supply by Month



Month	2022	2023	2024
January	1.5	2.3	2.2
February	1.2	2.8	2.7
March	1.1	2.6	1.7
April	1.1	2.6	1.4
May	1.0	1.5	1.8
June	1.7	2.3	2.3
July	1.3	2.7	
August	1.8	3.1	
September	2.4	2.5	
October	2.8	2.3	
November	2.6	2.5	
December	2.3	1.9	

History of Month's Supply





Clay County New Listings Analysis

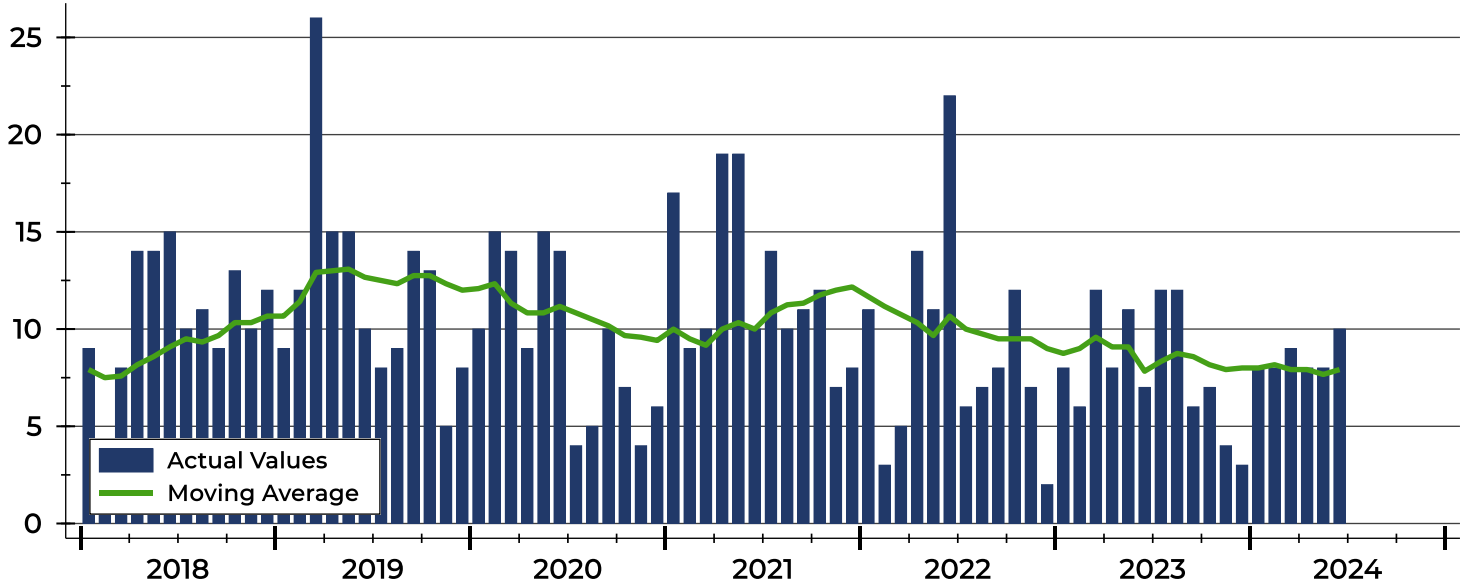
Summary Statistics for New Listings		2024	June 2023	Change
Current Month	New Listings	10	7	42.9%
	Volume (1,000s)	2,310	1,304	77.1%
	Average List Price	230,990	186,243	24.0%
	Median List Price	235,000	214,900	9.4%
Year-to-Date	New Listings	51	52	-1.9%
	Volume (1,000s)	8,639	9,495	-9.0%
	Average List Price	169,394	182,590	-7.2%
	Median List Price	135,000	169,450	-20.3%

A total of 10 new listings were added in Clay County during June, up 42.9% from the same month in 2023. Year-to-date Clay County has seen 51 new listings.

The median list price of these homes was \$235,000 up from \$214,900 in 2023.

History of New Listings

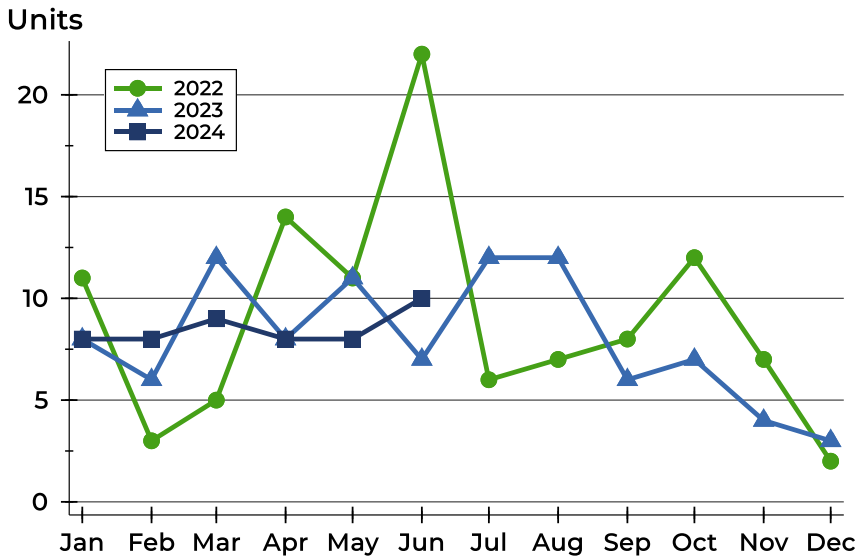
Units





Clay County New Listings Analysis

New Listings by Month



Month	2022	2023	2024
January	11	8	8
February	3	6	8
March	5	12	9
April	14	8	8
May	11	11	8
June	22	7	10
July	6	12	
August	7	12	
September	8	6	
October	12	7	
November	7	4	
December	2	3	

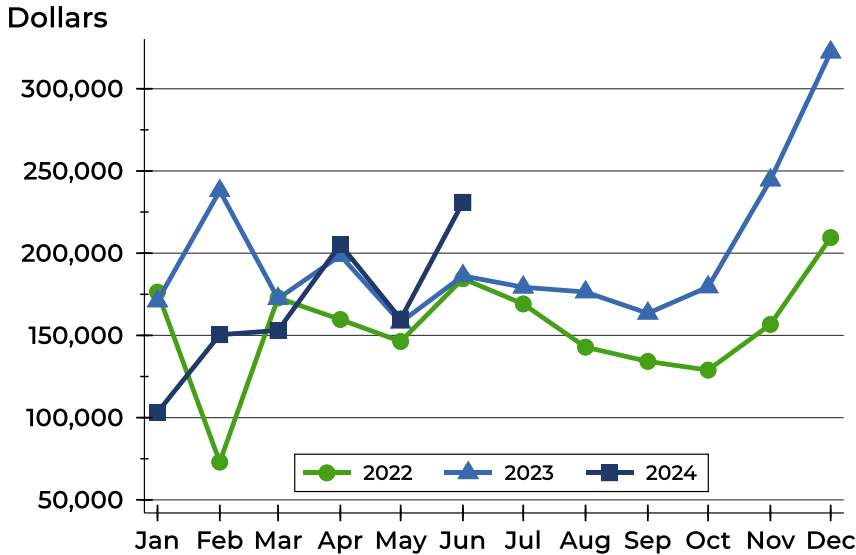
New Listings by Price Range

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	1	10.0%	59,900	59,900	7	7	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	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	5	50.0%	224,200	235,000	23	34	100.0%	100.0%
\$250,000-\$299,999	3	30.0%	270,000	270,000	5	6	100.0%	100.0%
\$300,000-\$399,999	1	10.0%	319,000	319,000	25	25	98.2%	98.2%
\$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



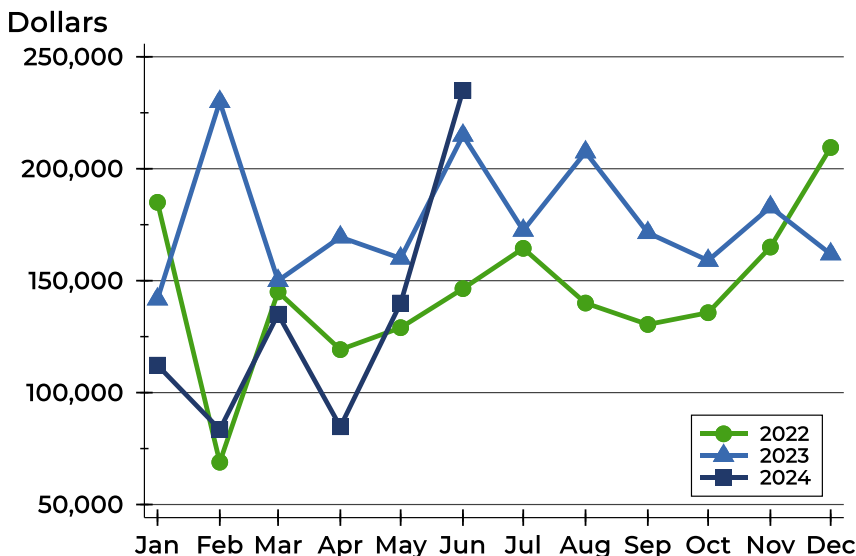
Clay County New Listings Analysis

Average Price



Month	2022	2023	2024
January	176,355	170,925	103,250
February	72,967	237,967	150,438
March	172,780	172,400	153,056
April	159,679	198,613	205,313
May	146,318	158,009	159,963
June	184,486	186,243	230,990
July	169,150	179,308	
August	142,871	176,404	
September	134,188	163,450	
October	128,917	179,471	
November	156,671	244,450	
December	209,500	322,267	

Median Price



Month	2022	2023	2024
January	185,000	141,750	112,250
February	68,900	229,950	83,500
March	145,000	150,000	135,000
April	119,200	169,450	84,750
May	129,000	160,000	140,000
June	146,450	214,900	235,000
July	164,450	172,450	
August	140,000	207,450	
September	130,450	171,400	
October	135,700	159,000	
November	165,000	182,900	
December	209,500	161,900	



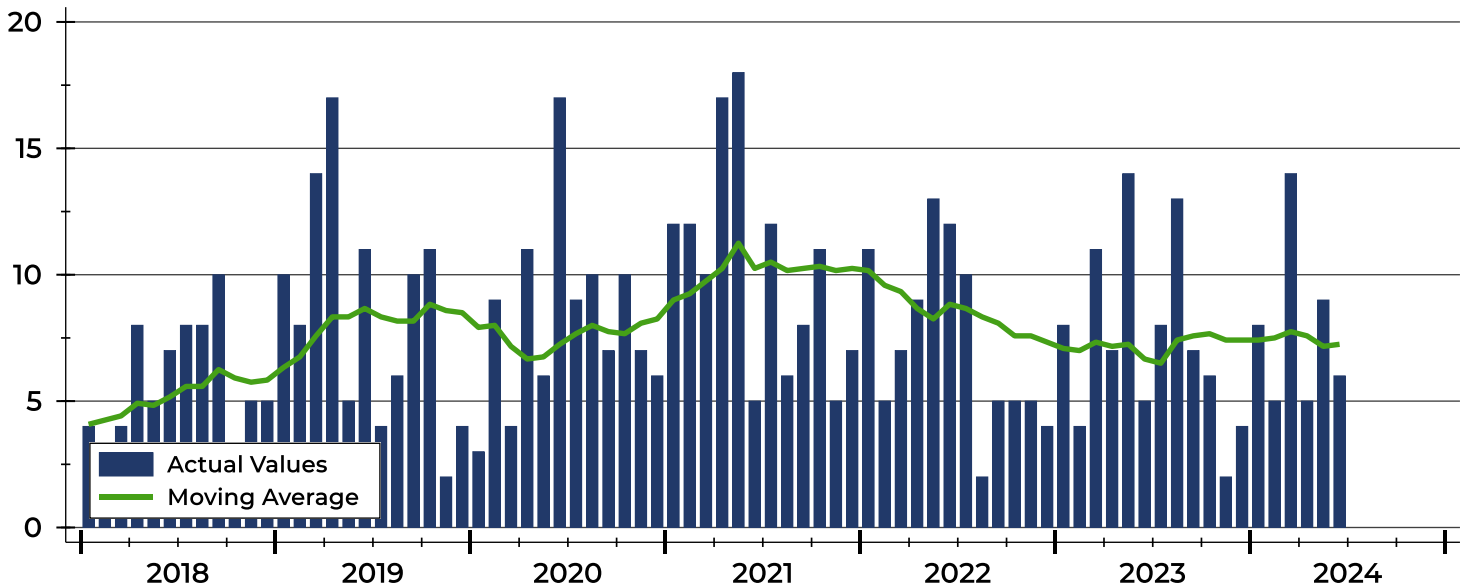
Clay County Contracts Written Analysis

Summary Statistics for Contracts Written		2024	June 2023	Change	Year-to-Date		
		2024	2023		2024	2023	Change
Contracts Written		6	5	20.0%	47	49	-4.1%
Volume (1,000s)		1,019	1,024	-0.5%	6,902	9,045	-23.7%
Average	Sale Price	169,900	204,780	-17.0%	146,853	184,590	-20.4%
	Days on Market	48	60	-20.0%	60	59	1.7%
	Percent of Original	98.4%	94.0%	4.7%	93.3%	93.1%	0.2%
Median	Sale Price	167,500	179,900	-6.9%	129,500	169,900	-23.8%
	Days on Market	7	46	-84.8%	11	37	-70.3%
	Percent of Original	100.0%	96.0%	4.2%	96.7%	95.2%	1.6%

A total of 6 contracts for sale were written in Clay County during the month of June, up from 5 in 2023. The median list price of these homes was \$167,500, down from \$179,900 the prior year. Half of the homes that went under contract in June were on the market less than 7 days, compared to 46 days in June 2023.

History of Contracts Written

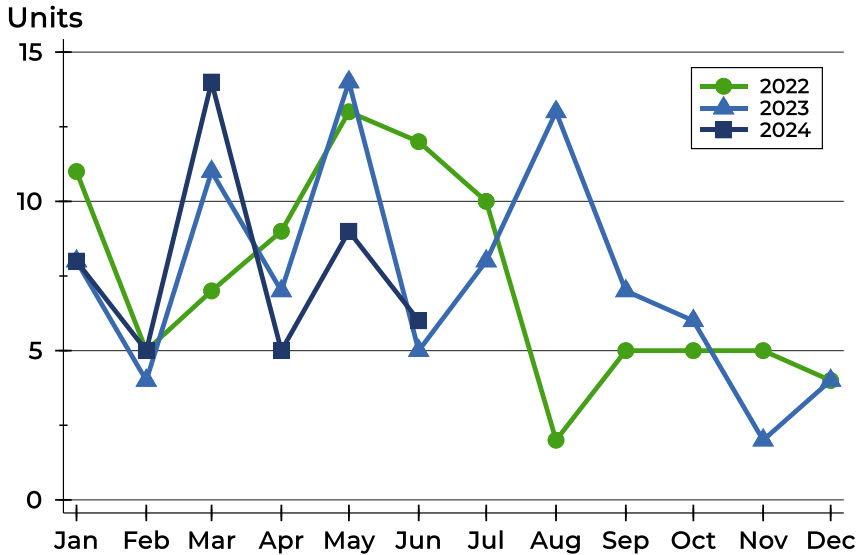
Units





Clay County Contracts Written Analysis

Contracts Written by Month



Month	2022	2023	2024
January	11	8	8
February	5	4	5
March	7	11	14
April	9	7	5
May	13	14	9
June	12	5	6
July	10	8	
August	2	13	
September	5	7	
October	5	6	
November	5	2	
December	4	4	

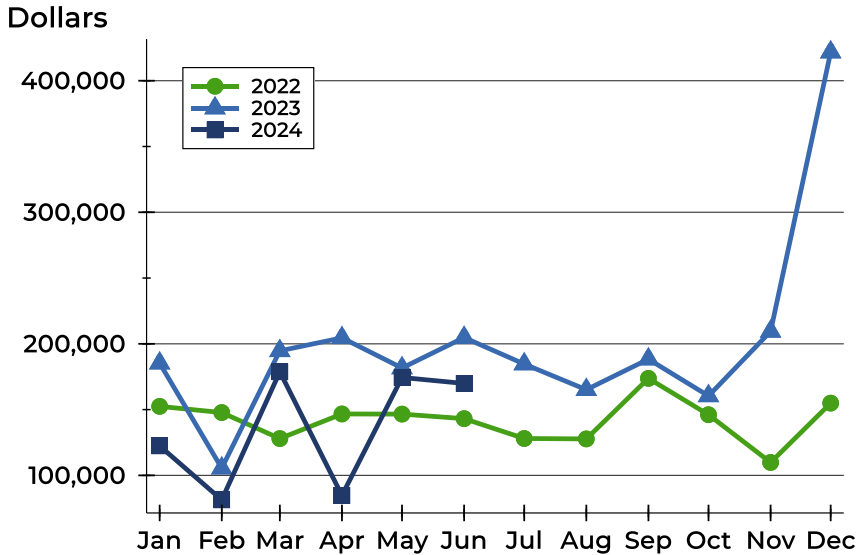
Contracts Written by Price Range

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	2	33.3%	69,700	69,700	133	133	94.2%	94.2%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	16.7%	135,000	135,000	11	11	101.9%	101.9%
\$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	1	16.7%	200,000	200,000	7	7	100.0%	100.0%
\$250,000-\$299,999	2	33.3%	272,500	272,500	3	3	100.0%	100.0%
\$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



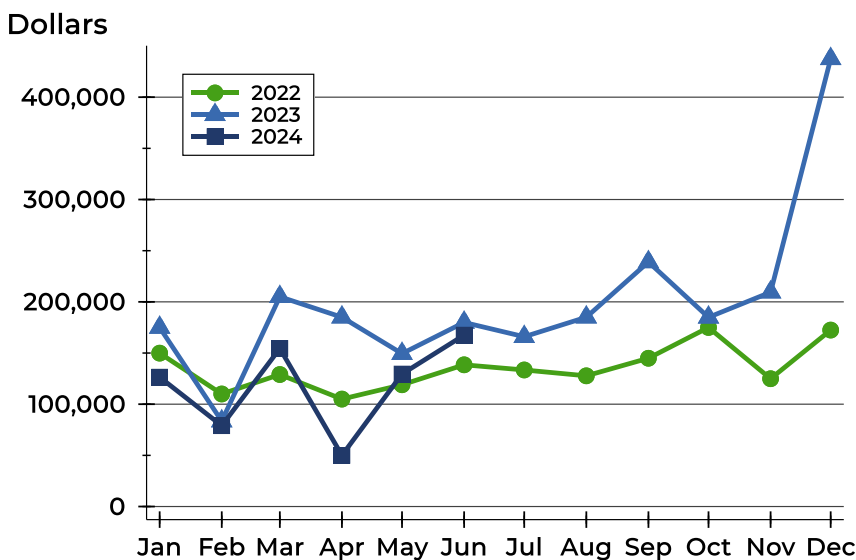
Clay County Contracts Written Analysis

Average Price



Month	2022	2023	2024
January	152,464	185,300	122,438
February	147,780	105,500	81,400
March	128,000	194,691	178,743
April	146,700	204,571	84,800
May	146,608	181,643	174,422
June	143,133	204,780	169,900
July	128,060	184,650	
August	127,750	165,138	
September	173,760	188,371	
October	146,140	160,425	
November	109,840	209,450	
December	154,950	421,725	

Median Price

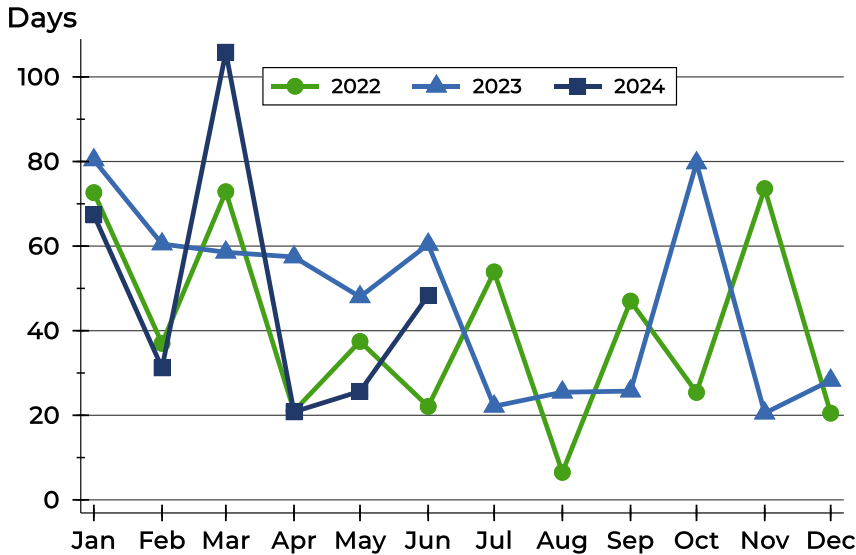


Month	2022	2023	2024
January	149,900	174,950	126,450
February	110,000	83,500	79,000
March	129,000	205,000	154,450
April	105,000	185,000	50,000
May	119,000	149,450	129,500
June	138,500	179,900	167,500
July	133,450	165,950	
August	127,750	185,000	
September	144,900	239,000	
October	175,000	184,900	
November	124,900	209,450	
December	172,450	437,500	



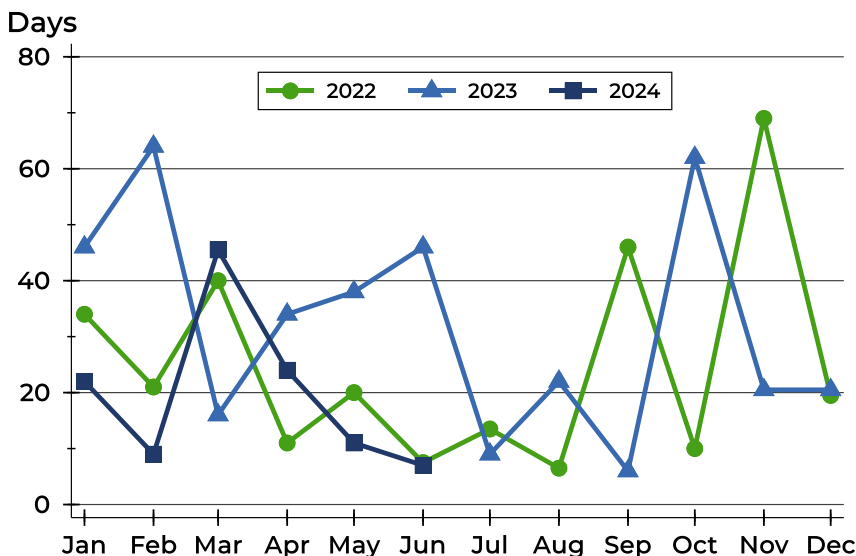
Clay County Contracts Written Analysis

Average DOM



Month	2022	2023	2024
January	73	80	67
February	37	61	31
March	73	59	106
April	21	57	21
May	37	48	26
June	22	60	48
July	54	22	
August	7	25	
September	47	26	
October	25	80	
November	74	21	
December	21	28	

Median DOM



Month	2022	2023	2024
January	34	46	22
February	21	64	9
March	40	16	46
April	11	34	24
May	20	38	11
June	8	46	7
July	14	9	
August	7	22	
September	46	6	
October	10	62	
November	69	21	
December	20	21	



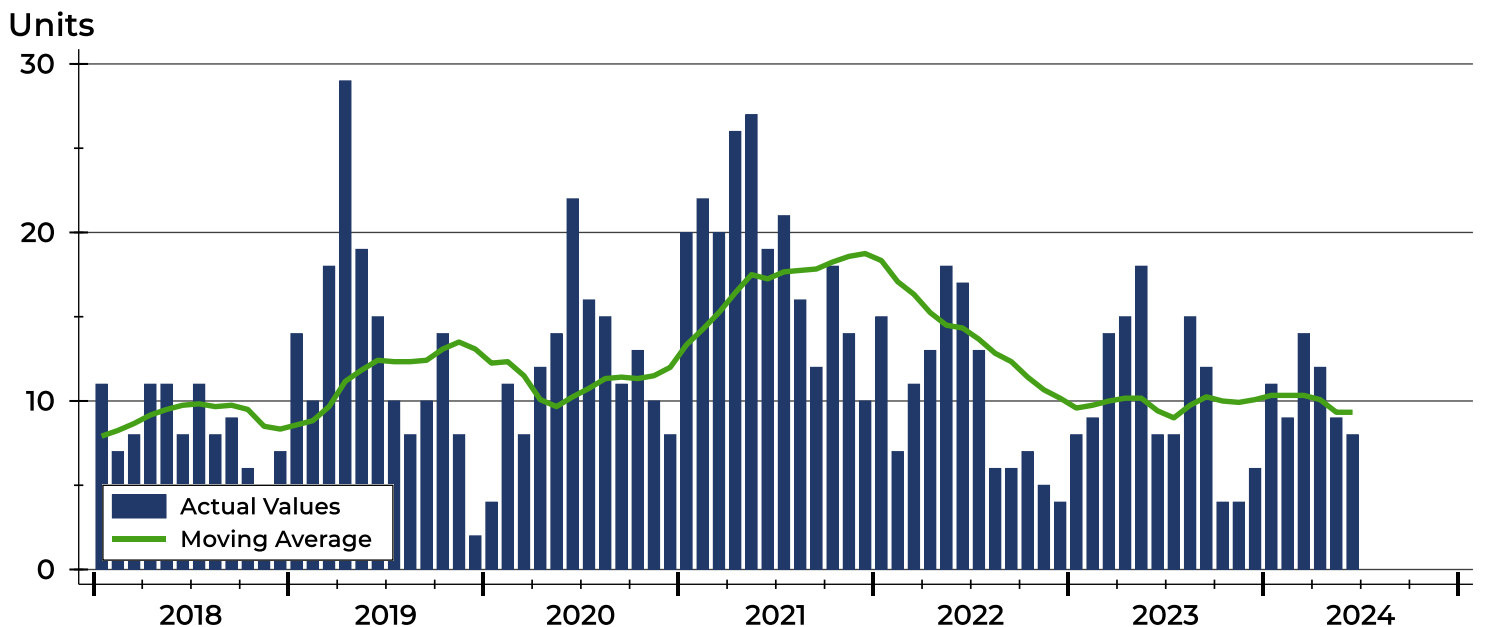
Clay County Pending Contracts Analysis

Summary Statistics for Pending Contracts		2024	End of June 2023	Change
Pending Contracts		8	8	0.0%
Volume (1,000s)		1,829	1,529	19.6%
Average	List Price	228,663	191,100	19.7%
	Days on Market	186	68	173.5%
	Percent of Original	98.1%	93.5%	4.9%
Median	List Price	254,950	184,900	37.9%
	Days on Market	9	42	-78.6%
	Percent of Original	100.0%	97.9%	2.1%

A total of 8 listings in Clay County had contracts pending at the end of June, the same number of contracts pending at the end of June 2023.

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.

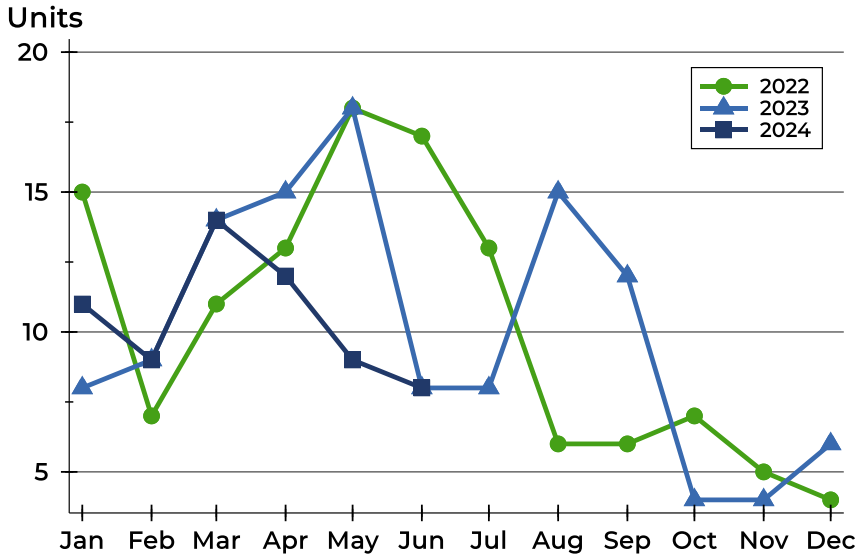
History of Pending Contracts





Clay County Pending Contracts Analysis

Pending Contracts by Month



Month	2022	2023	2024
January	15	8	11
February	7	9	9
March	11	14	14
April	13	15	12
May	18	18	9
June	17	8	8
July	13	8	
August	6	15	
September	6	12	
October	7	4	
November	5	4	
December	4	6	

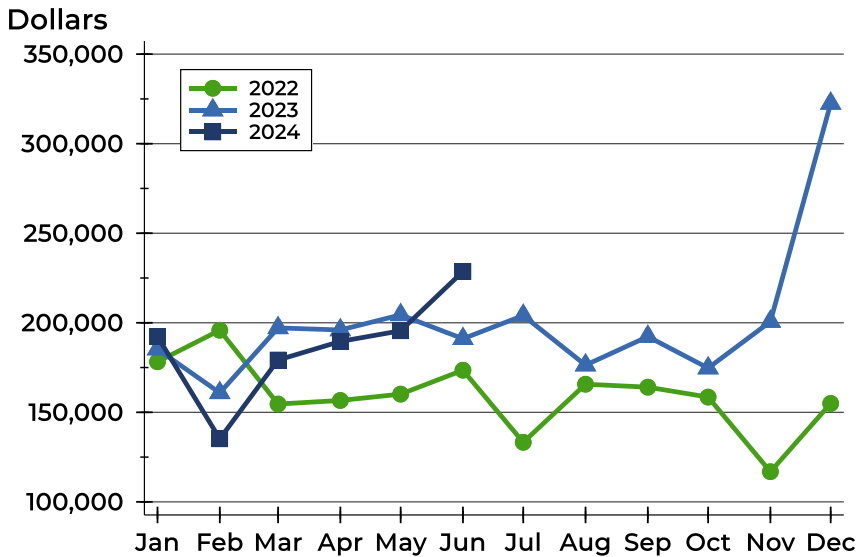
Pending Contracts by Price Range

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	1	12.5%	79,500	79,500	259	259	88.4%	88.4%
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	1	12.5%	135,000	135,000	11	11	100.0%	100.0%
\$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	2	25.0%	224,950	224,950	580	580	98.1%	98.1%
\$250,000-\$299,999	3	37.5%	268,333	270,000	20	6	100.0%	100.0%
\$300,000-\$399,999	1	12.5%	359,900	359,900	2	2	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



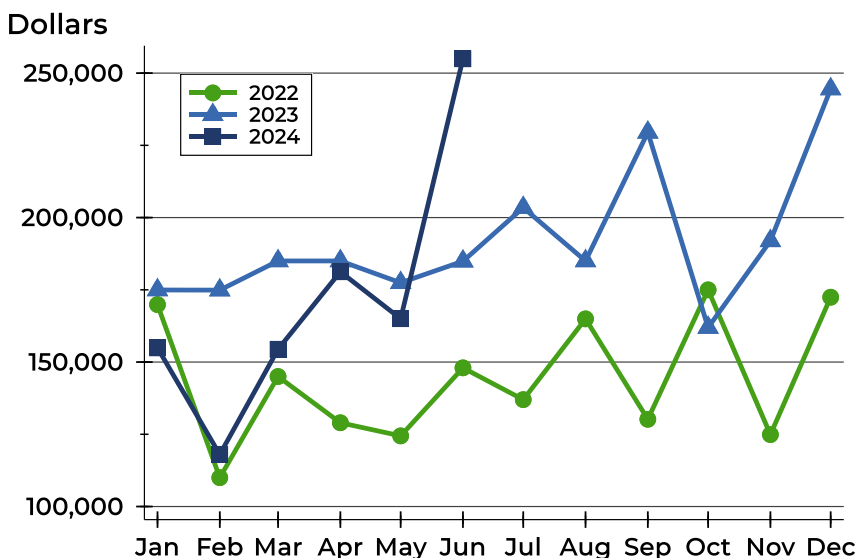
Clay County Pending Contracts Analysis

Average Price



Month	2022	2023	2024
January	178,233	185,300	192,309
February	195,843	160,878	135,211
March	154,636	197,150	179,221
April	156,638	195,980	189,592
May	160,156	204,428	195,544
June	173,524	191,100	228,663
July	133,269	204,075	
August	165,700	176,353	
September	164,050	192,292	
October	158,514	174,700	
November	116,860	200,700	
December	154,950	322,483	

Median Price

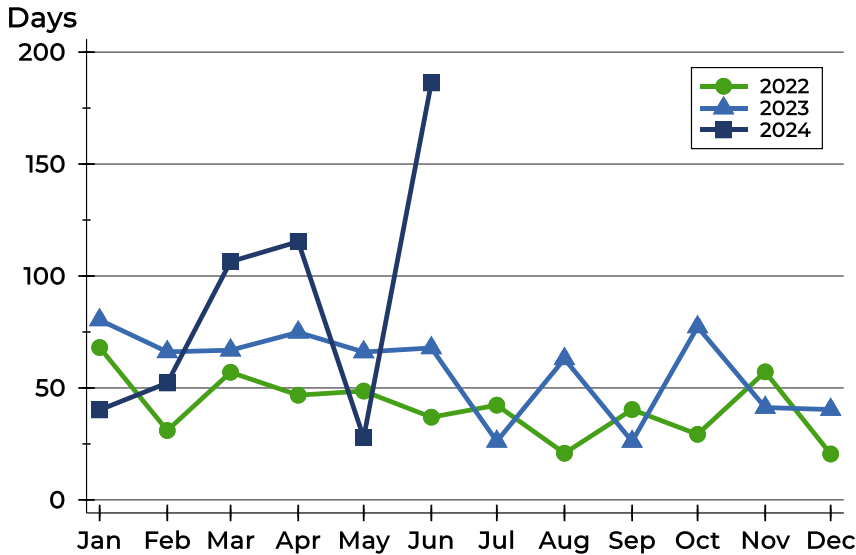


Month	2022	2023	2024
January	169,900	174,950	154,900
February	110,000	174,900	118,000
March	145,000	185,000	154,450
April	129,000	185,000	181,250
May	124,450	177,450	165,000
June	148,000	184,900	254,950
July	137,000	203,450	
August	164,950	185,000	
September	130,200	229,500	
October	175,000	161,950	
November	124,900	191,950	
December	172,450	244,500	



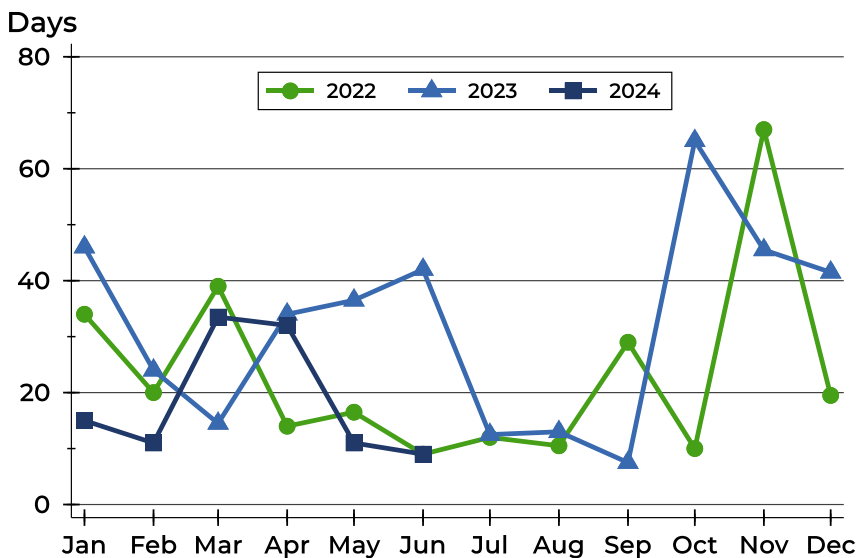
Clay County Pending Contracts Analysis

Average DOM



Month	2022	2023	2024
January	68	80	40
February	31	66	52
March	57	67	106
April	47	75	115
May	49	66	28
June	37	68	186
July	42	26	
August	21	63	
September	40	26	
October	29	77	
November	57	41	
December	21	40	

Median DOM



Month	2022	2023	2024
January	34	46	15
February	20	24	11
March	39	15	34
April	14	34	32
May	17	37	11
June	9	42	9
July	12	13	
August	11	13	
September	29	8	
October	10	65	
November	67	46	
December	20	42	