



**February  
2022**

# Flint Hills MLS Statistics



**FLINT HILLS  
ASSOCIATION  
OF REALTORS®**

## Manhattan-Junction City Metropolitan Area Housing Report



### Market Overview

#### Manhattan MSA Home Sales Fell in February

Total home sales in the Manhattan-Junction City metropolitan area fell last month to 109 units, compared to 128 units in February 2021. Total sales volume was \$24.5 million, down from a year earlier.

The median sale price in February was \$210,000, up from \$186,750 a year earlier. Homes that sold in February were typically on the market for 13 days and sold for 100.0% of their list prices.

#### Manhattan MSA Active Listings Down at End of February

The total number of active listings in the Manhattan-Junction City metropolitan area at the end of February was 198 units, down from 268 at the same point in 2021. This represents a 1.1 months' supply of homes available for sale. The median list price of homes on the market at the end of February was \$219,200.

During February, a total of 169 contracts were written up from 161 in February 2021. At the end of the month, there were 293 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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## Manhattan-Junction City Metropolitan Area Summary Statistics

February MLS Statistics Three-year History		Current Month			Year-to-Date		
		2022	2021	2020	2022	2021	2020
<b>Home Sales</b>		<b>109</b>	<b>128</b>	<b>98</b>	<b>237</b>	<b>239</b>	<b>192</b>
Change from prior year		-14.8%	30.6%	4.3%	-0.8%	24.5%	17.1%
<b>Active Listings</b>		<b>198</b>	<b>268</b>	<b>554</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-26.1%	-51.6%	-18.5%			
<b>Months' Supply</b>		<b>1.1</b>	<b>1.7</b>	<b>4.3</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-35.3%	-60.5%	-21.8%			
<b>New Listings</b>		<b>171</b>	<b>164</b>	<b>210</b>	<b>310</b>	<b>323</b>	<b>409</b>
Change from prior year		4.3%	-21.9%	22.1%	-4.0%	-21.0%	7.1%
<b>Contracts Written</b>		<b>169</b>	<b>161</b>	<b>156</b>	<b>312</b>	<b>327</b>	<b>286</b>
Change from prior year		5.0%	3.2%	45.8%	-4.6%	14.3%	42.3%
<b>Pending Contracts</b>		<b>293</b>	<b>305</b>	<b>263</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-3.9%	16.0%	37.0%			
<b>Sales Volume (1,000s)</b>		<b>24,523</b>	<b>27,668</b>	<b>17,388</b>	<b>52,392</b>	<b>49,518</b>	<b>35,819</b>
Change from prior year		-11.4%	59.1%	-9.4%	5.8%	38.2%	5.0%
Average	<b>Sale Price</b>	<b>224,986</b>	<b>216,160</b>	<b>177,432</b>	<b>221,063</b>	<b>207,188</b>	<b>186,556</b>
	Change from prior year	4.1%	21.8%	-13.1%	6.7%	11.1%	-10.3%
	<b>List Price of Actives</b>	<b>275,890</b>	<b>228,620</b>	<b>213,391</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	20.7%	7.1%	1.1%			
	<b>Days on Market</b>	<b>38</b>	<b>50</b>	<b>76</b>	<b>43</b>	<b>54</b>	<b>87</b>
Change from prior year	-24.0%	-34.2%	-25.5%	-20.4%	-37.9%	-6.5%	
	<b>Percent of List</b>	<b>99.5%</b>	<b>97.9%</b>	<b>98.5%</b>	<b>98.6%</b>	<b>97.5%</b>	<b>98.6%</b>
Change from prior year	1.6%	-0.6%	1.2%	1.1%	-1.1%	0.8%	
	<b>Percent of Original</b>	<b>98.0%</b>	<b>96.5%</b>	<b>95.8%</b>	<b>96.7%</b>	<b>96.0%</b>	<b>95.6%</b>
Change from prior year	1.6%	0.7%	0.7%	0.7%	0.4%	0.4%	
Median	<b>Sale Price</b>	<b>210,000</b>	<b>186,750</b>	<b>164,950</b>	<b>202,000</b>	<b>189,000</b>	<b>177,000</b>
	Change from prior year	12.4%	13.2%	-12.5%	6.9%	6.8%	-8.9%
	<b>List Price of Actives</b>	<b>219,200</b>	<b>185,000</b>	<b>175,000</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	18.5%	5.7%	0.0%			
	<b>Days on Market</b>	<b>13</b>	<b>27</b>	<b>38</b>	<b>21</b>	<b>29</b>	<b>57</b>
Change from prior year	-51.9%	-28.9%	-28.3%	-27.6%	-49.1%	0.0%	
	<b>Percent of List</b>	<b>100.0%</b>	<b>99.5%</b>	<b>99.3%</b>	<b>100.0%</b>	<b>99.3%</b>	<b>98.8%</b>
Change from prior year	0.5%	0.2%	1.1%	0.7%	0.5%	0.5%	
	<b>Percent of Original</b>	<b>100.0%</b>	<b>98.9%</b>	<b>97.5%</b>	<b>98.7%</b>	<b>98.7%</b>	<b>97.3%</b>
Change from prior year	1.1%	1.4%	0.4%	0.0%	1.4%	0.2%	

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



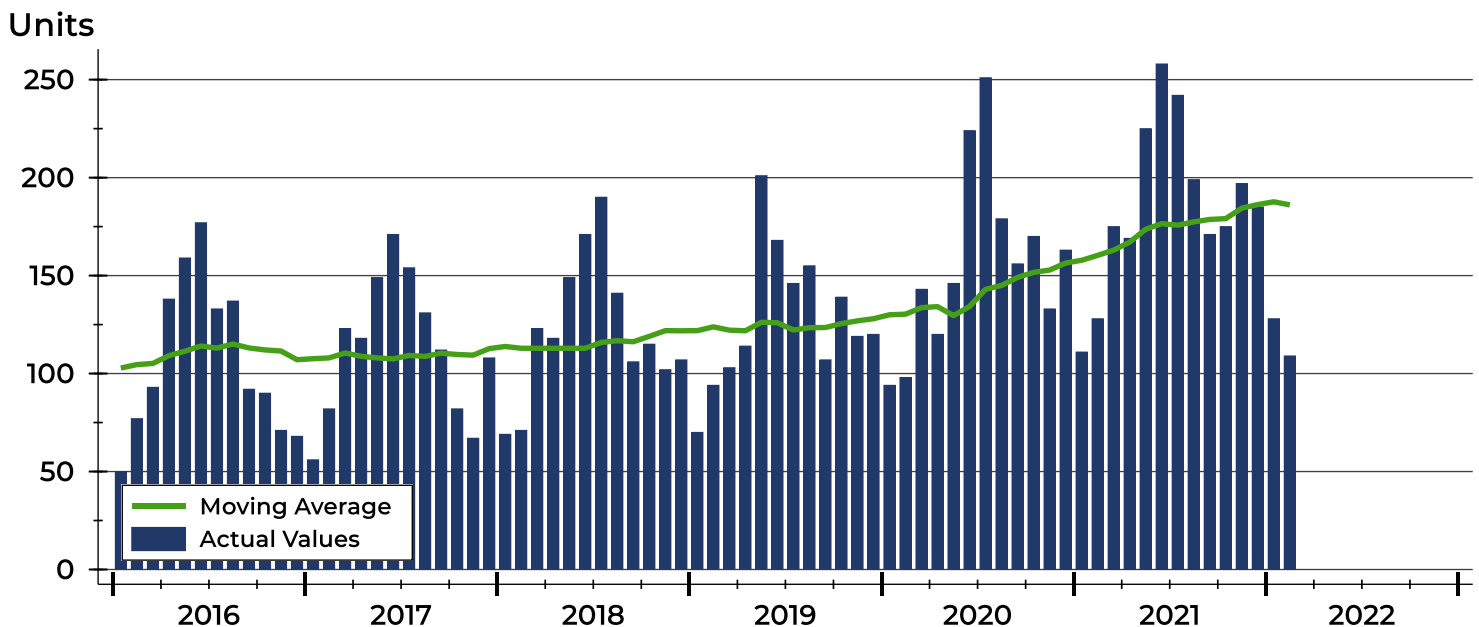
# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Summary Statistics for Closed Listings		2022	February 2021	Change	2022	Year-to-Date 2021	Change
Closed Listings		<b>109</b>	128	-14.8%	<b>237</b>	239	-0.8%
Volume (1,000s)		<b>24,523</b>	27,668	-11.4%	<b>52,392</b>	49,518	5.8%
Months' Supply		<b>1.1</b>	1.7	-35.3%	<b>N/A</b>	N/A	N/A
Average	Sale Price	<b>224,986</b>	216,160	4.1%	<b>221,063</b>	207,188	6.7%
	Days on Market	<b>38</b>	50	-24.0%	<b>43</b>	54	-20.4%
	Percent of List	<b>99.5%</b>	97.9%	1.6%	<b>98.6%</b>	97.5%	1.1%
	Percent of Original	<b>98.0%</b>	96.5%	1.6%	<b>96.7%</b>	96.0%	0.7%
Median	Sale Price	<b>210,000</b>	186,750	12.4%	<b>202,000</b>	189,000	6.9%
	Days on Market	<b>13</b>	27	-51.9%	<b>21</b>	29	-27.6%
	Percent of List	<b>100.0%</b>	99.5%	0.5%	<b>100.0%</b>	99.3%	0.7%
	Percent of Original	<b>100.0%</b>	98.9%	1.1%	<b>98.7%</b>	98.7%	0.0%

A total of 109 homes sold in the Manhattan-Junction City metropolitan area in February, down from 128 units in February 2021. Total sales volume fell to \$24.5 million compared to \$27.7 million in the previous year.

The median sales price in February was \$210,000, up 12.4% compared to the prior year. Median days on market was 13 days, down from 24 days in January, and down from 27 in February 2021.

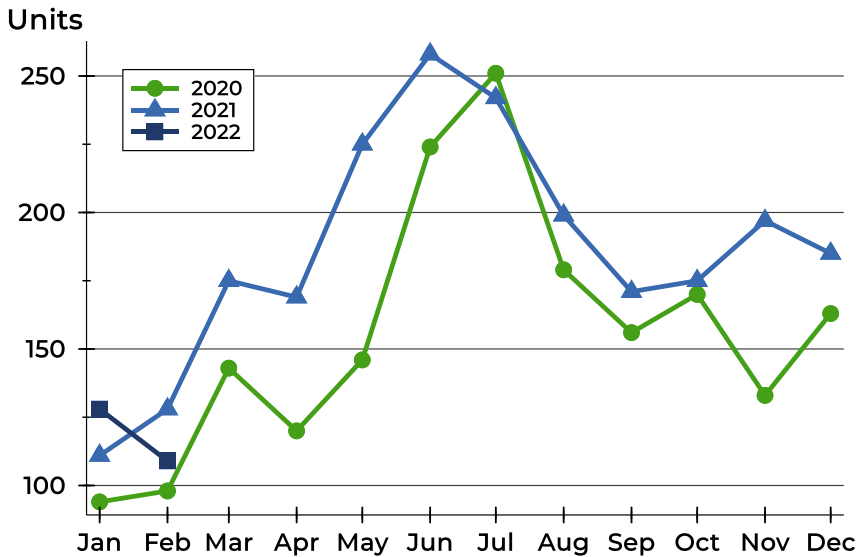
## History of Closed Listings





# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

## Closed Listings by Month



Month	2020	2021	2022
January	94	111	<b>128</b>
February	98	128	<b>109</b>
March	143	175	
April	120	169	
May	146	225	
June	224	258	
July	251	242	
August	179	199	
September	156	171	
October	170	175	
November	133	197	
December	163	185	

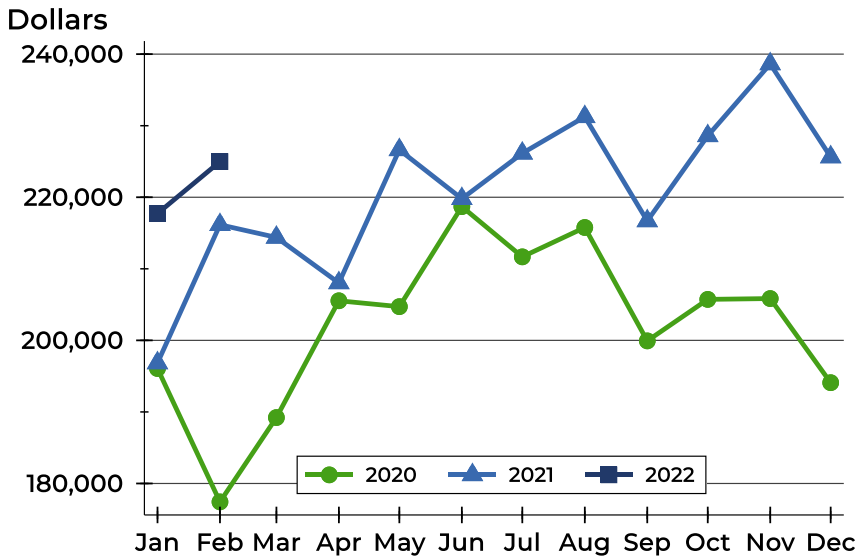
## Closed Listings by Price Range

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	1	0.9%	1.3	42,750	42,750	4	4	142.5%	142.5%	142.5%	142.5%
\$50,000-\$99,999	8	7.3%	2.0	71,063	67,250	49	53	94.5%	96.9%	85.8%	90.6%
\$100,000-\$124,999	11	10.1%	1.2	113,700	114,000	53	13	98.6%	100.0%	97.7%	100.0%
\$125,000-\$149,999	8	7.3%	1.2	139,550	144,950	77	59	96.6%	98.2%	94.4%	94.6%
\$150,000-\$174,999	8	7.3%	0.8	164,613	163,250	12	6	99.2%	100.3%	99.2%	100.3%
\$175,000-\$199,999	13	11.9%	0.4	186,259	189,000	22	7	100.3%	100.0%	100.3%	100.0%
\$200,000-\$249,999	24	22.0%	0.7	222,972	225,450	40	21	99.8%	100.0%	98.4%	98.8%
\$250,000-\$299,999	13	11.9%	0.7	271,681	270,000	18	14	99.3%	99.3%	98.5%	99.3%
\$300,000-\$399,999	17	15.6%	1.3	335,076	325,000	48	6	100.7%	100.0%	99.5%	100.0%
\$400,000-\$499,999	4	3.7%	2.4	436,600	439,950	34	27	99.0%	99.7%	97.1%	97.4%
\$500,000-\$749,999	1	0.9%	2.9	505,000	505,000	1	1	100.0%	100.0%	100.0%	100.0%
\$750,000-\$999,999	1	0.9%	8.0	976,000	976,000	2	2	100.1%	100.1%	100.1%	100.1%
\$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



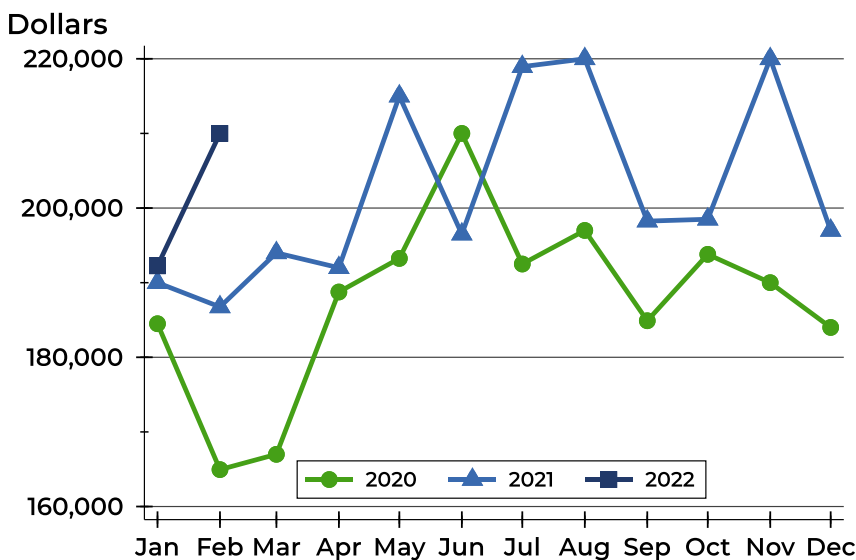
# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

## Average Price



Month	2020	2021	2022
January	196,070	196,841	<b>217,723</b>
February	177,432	216,160	<b>224,986</b>
March	189,215	214,389	
April	205,535	208,029	
May	204,715	226,626	
June	218,697	219,799	
July	211,676	226,145	
August	215,776	231,247	
September	199,929	216,697	
October	205,730	228,583	
November	205,843	238,629	
December	194,089	225,626	

## Median Price

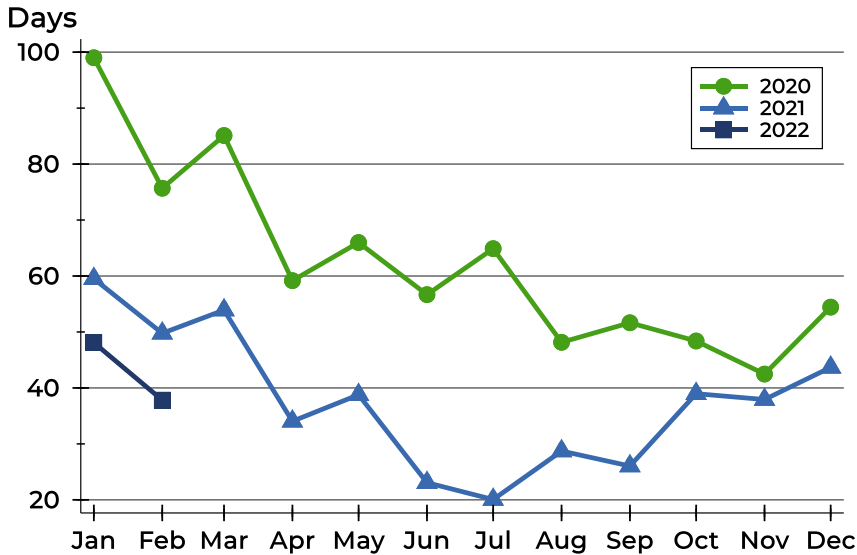


Month	2020	2021	2022
January	184,500	190,000	<b>192,250</b>
February	164,950	186,750	<b>210,000</b>
March	167,000	194,000	
April	188,750	192,000	
May	193,250	215,000	
June	210,000	196,500	
July	192,500	218,950	
August	197,000	220,000	
September	184,900	198,250	
October	193,800	198,500	
November	190,000	220,000	
December	184,000	197,000	



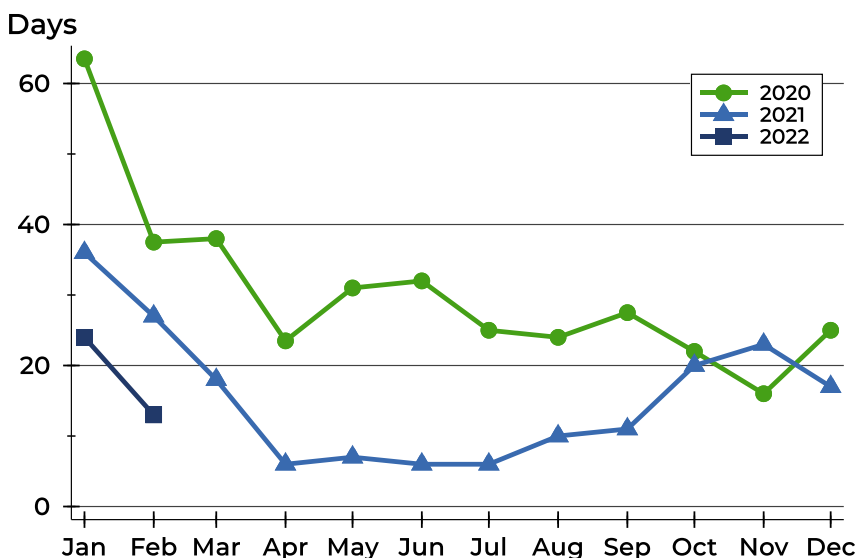
# Manhattan-Junction City Metropolitan Area Closed Listings Analysis

## Average DOM



Month	2020	2021	2022
January	99	60	<b>48</b>
February	76	50	<b>38</b>
March	85	54	
April	59	34	
May	66	39	
June	57	23	
July	65	20	
August	48	29	
September	52	26	
October	48	39	
November	42	38	
December	54	44	

## Median DOM



Month	2020	2021	2022
January	64	36	<b>24</b>
February	38	27	<b>13</b>
March	38	18	
April	24	6	
May	31	7	
June	32	6	
July	25	6	
August	24	10	
September	28	11	
October	22	20	
November	16	23	
December	25	17	



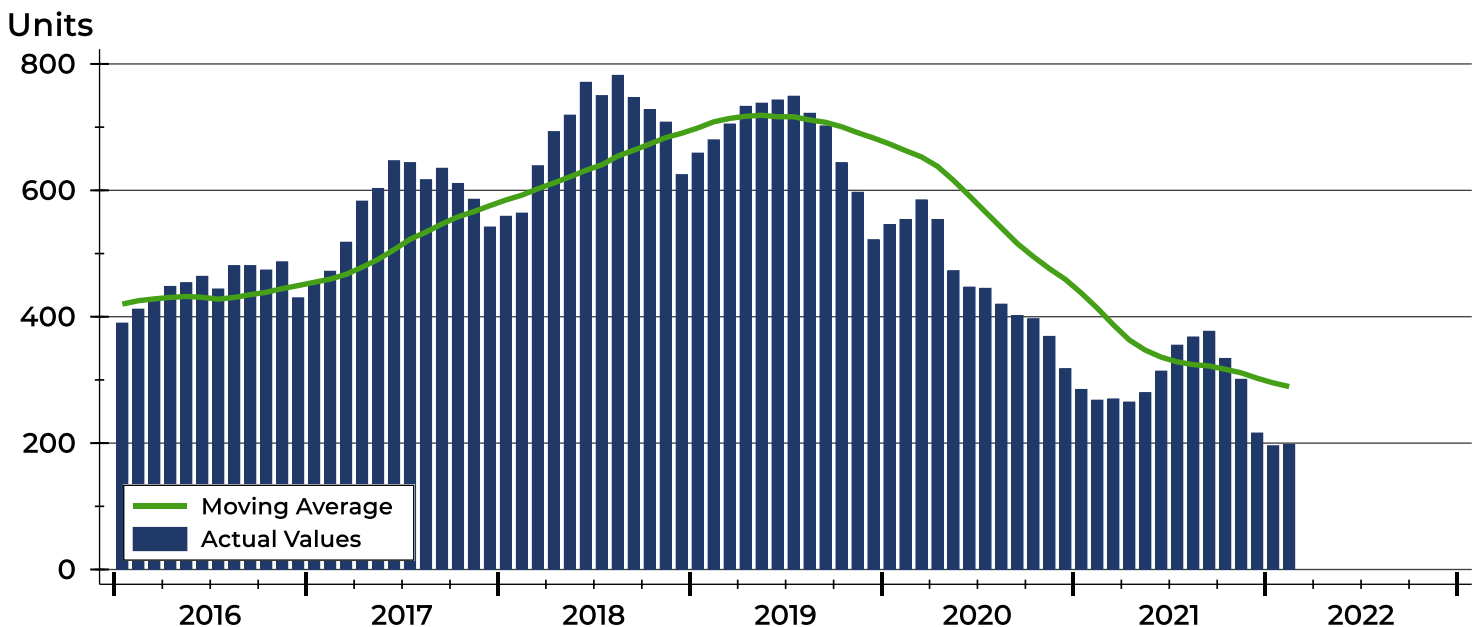
# Manhattan-Junction City Metropolitan Area Active Listings Analysis

Summary Statistics for Active Listings		End of February		
		2022	2021	Change
Active Listings		<b>198</b>	268	-26.1%
Volume (1,000s)		<b>54,626</b>	61,270	-10.8%
Months' Supply		<b>1.1</b>	1.7	-35.3%
Average	List Price	<b>275,890</b>	228,620	20.7%
	Days on Market	<b>74</b>	100	-26.0%
	Percent of Original	<b>98.5%</b>	97.9%	0.6%
Median	List Price	<b>219,200</b>	185,000	18.5%
	Days on Market	<b>44</b>	64	-31.3%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 198 homes were available for sale in the Manhattan-Junction City metropolitan area at the end of February. This represents a 1.1 months' supply of active listings.

The median list price of homes on the market at the end of February was \$219,200, up 18.5% from 2021. The typical time on market for active listings was 44 days, down from 64 days a year earlier.

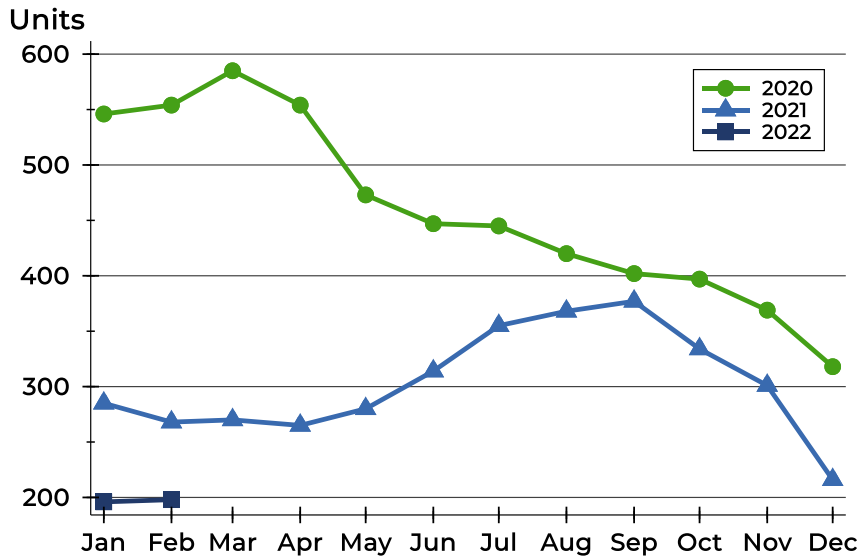
## History of Active Listings





# Manhattan-Junction City Metropolitan Area Active Listings Analysis

## Active Listings by Month



Month	2020	2021	2022
January	546	285	196
February	554	268	198
March	585	270	
April	554	265	
May	473	280	
June	447	314	
July	445	355	
August	420	368	
September	402	377	
October	397	334	
November	369	301	
December	318	216	

## Active Listings by Price Range

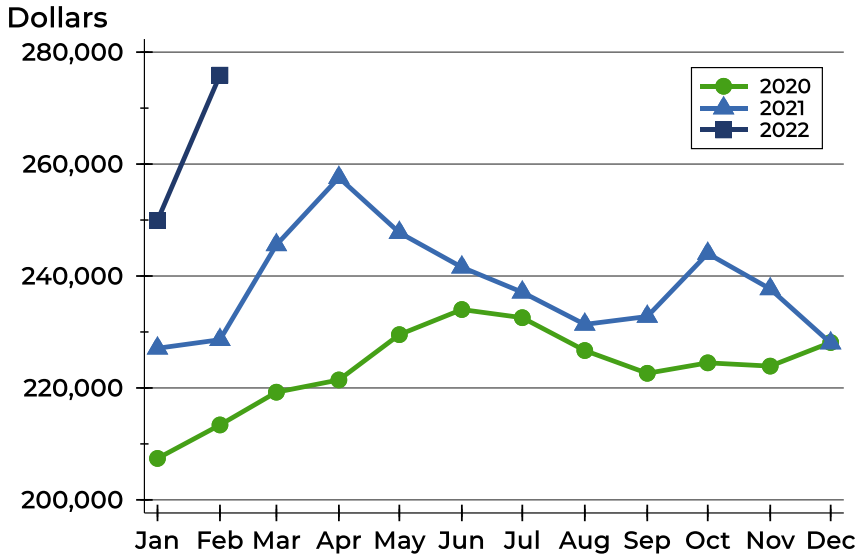
Price Range	Active Listings		Months' Supply	List Price		Days on Market		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	3	1.5%	1.3	44,633	44,900	43	51	80.5%	75.0%
\$50,000-\$99,999	23	11.6%	2.0	78,843	79,900	58	40	97.4%	100.0%
\$100,000-\$124,999	16	8.1%	1.2	112,925	115,000	58	20	97.0%	100.0%
\$125,000-\$149,999	21	10.6%	1.2	137,367	135,900	76	61	98.0%	100.0%
\$150,000-\$174,999	16	8.1%	0.8	161,500	160,000	80	68	99.3%	100.0%
\$175,000-\$199,999	10	5.1%	0.4	188,440	187,500	89	37	99.1%	100.0%
\$200,000-\$249,999	22	11.1%	0.7	225,509	222,450	142	58	98.6%	100.0%
\$250,000-\$299,999	18	9.1%	0.7	277,078	277,450	40	20	99.1%	100.0%
\$300,000-\$399,999	35	17.7%	1.3	355,098	359,900	68	44	100.0%	100.0%
\$400,000-\$499,999	16	8.1%	2.4	430,226	423,950	60	27	100.5%	100.0%
\$500,000-\$749,999	11	5.6%	2.9	567,845	550,000	51	32	100.2%	100.0%
\$750,000-\$999,999	4	2.0%	8.0	935,500	928,500	62	48	95.0%	100.0%
\$1,000,000 and up	3	1.5%	N/A	1,423,333	1,475,000	134	56	100.0%	100.0%





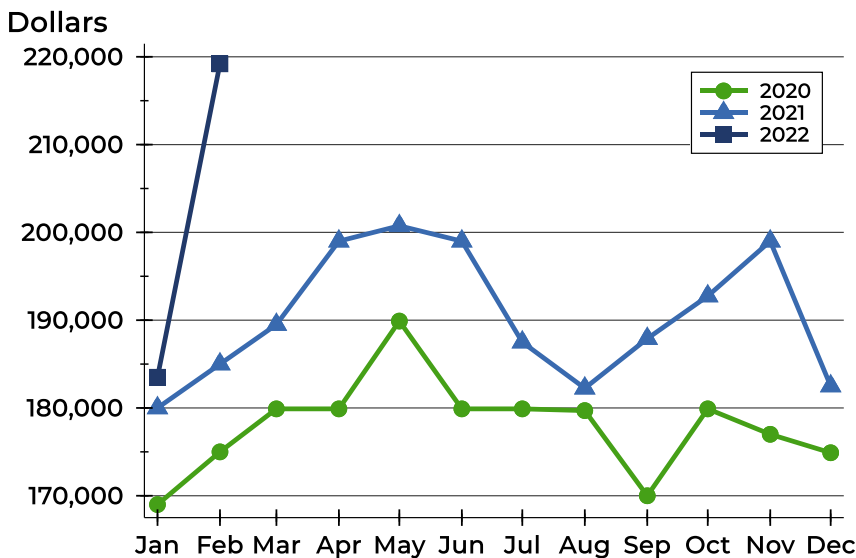
# Manhattan-Junction City Metropolitan Area Active Listings Analysis

## Average Price



Month	2020	2021	2022
January	207,403	227,091	<b>249,926</b>
February	213,391	228,620	<b>275,890</b>
March	219,243	245,563	
April	221,431	257,581	
May	229,526	247,757	
June	234,013	241,571	
July	232,554	237,100	
August	226,684	231,354	
September	222,616	232,771	
October	224,485	244,013	
November	223,899	237,696	
December	228,120	228,010	

## Median Price

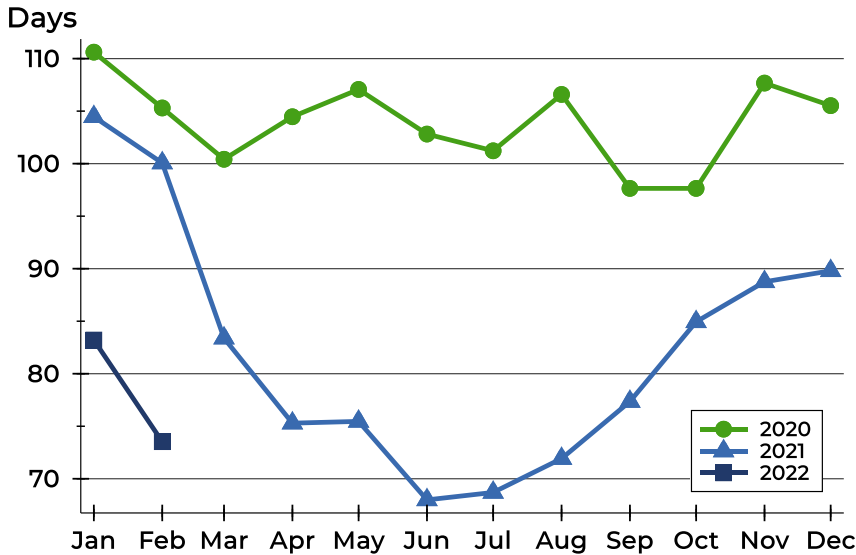


Month	2020	2021	2022
January	169,000	180,000	<b>183,500</b>
February	175,000	185,000	<b>219,200</b>
March	179,900	189,500	
April	179,900	199,000	
May	189,900	200,750	
June	179,900	199,000	
July	179,900	187,499	
August	179,700	182,250	
September	170,000	187,900	
October	179,900	192,750	
November	177,000	199,000	
December	174,900	182,500	



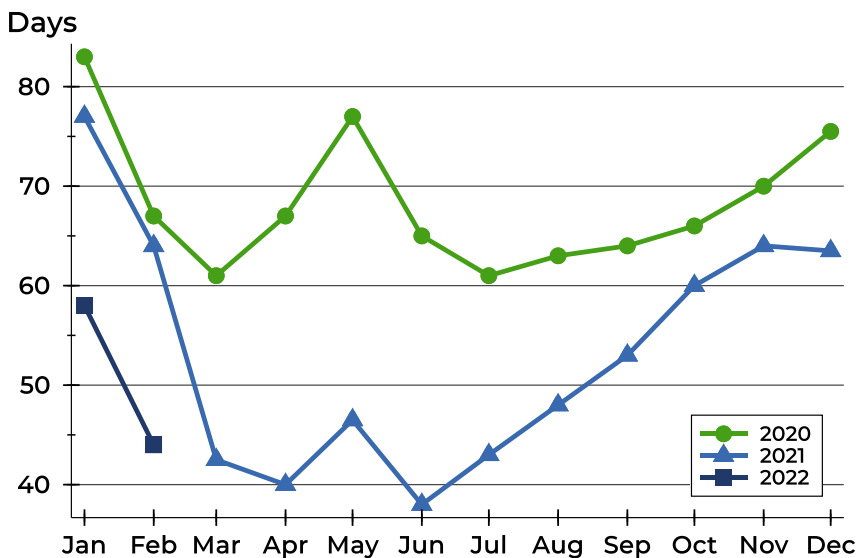
# Manhattan-Junction City Metropolitan Area Active Listings Analysis

## Average DOM



Month	2020	2021	2022
January	111	104	<b>83</b>
February	105	100	<b>74</b>
March	100	83	
April	104	75	
May	107	75	
June	103	68	
July	101	69	
August	107	72	
September	98	77	
October	98	85	
November	108	89	
December	106	90	

## Median DOM

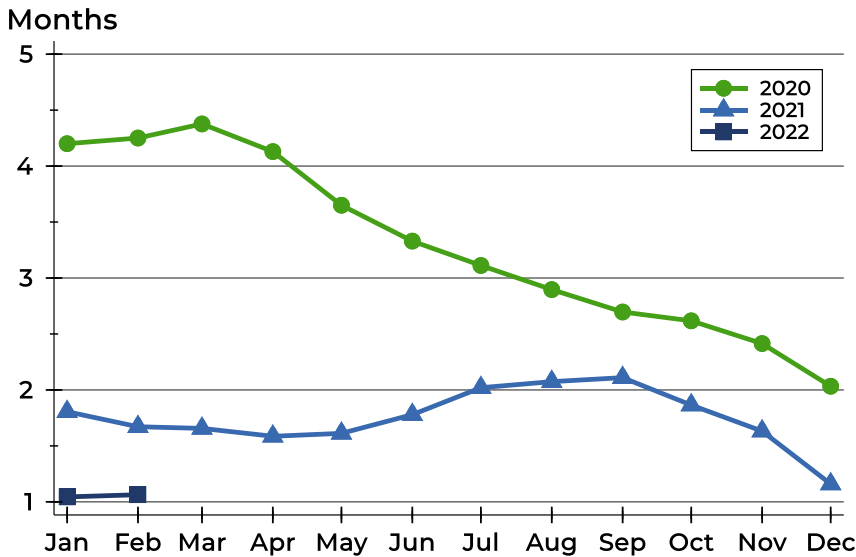


Month	2020	2021	2022
January	83	77	<b>58</b>
February	67	64	<b>44</b>
March	61	43	
April	67	40	
May	77	47	
June	65	38	
July	61	43	
August	63	48	
September	64	53	
October	66	60	
November	70	64	
December	76	64	



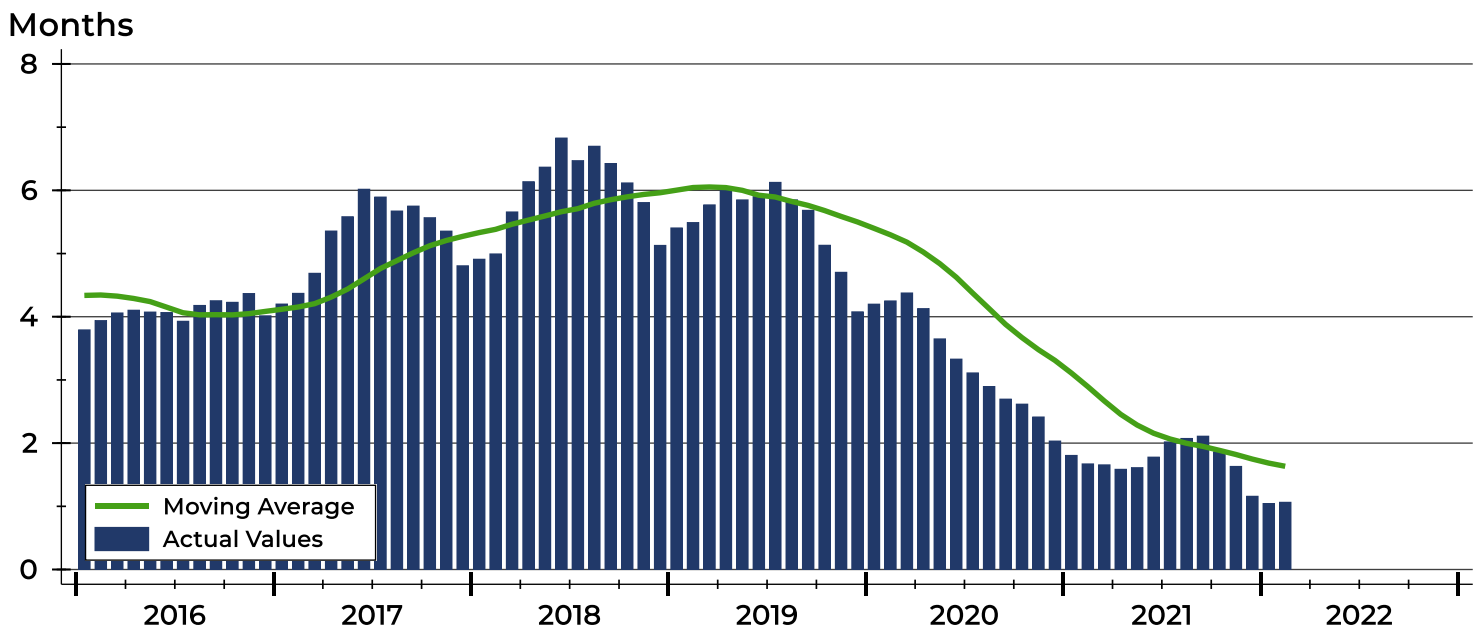
# Manhattan-Junction City Metropolitan Area Months' Supply Analysis

## Months' Supply by Month



Month	2020	2021	2022
January	4.2	1.8	1.0
February	4.3	1.7	1.1
March	4.4	1.7	
April	4.1	1.6	
May	3.7	1.6	
June	3.3	1.8	
July	3.1	2.0	
August	2.9	2.1	
September	2.7	2.1	
October	2.6	1.9	
November	2.4	1.6	
December	2.0	1.2	

## History of Month's Supply





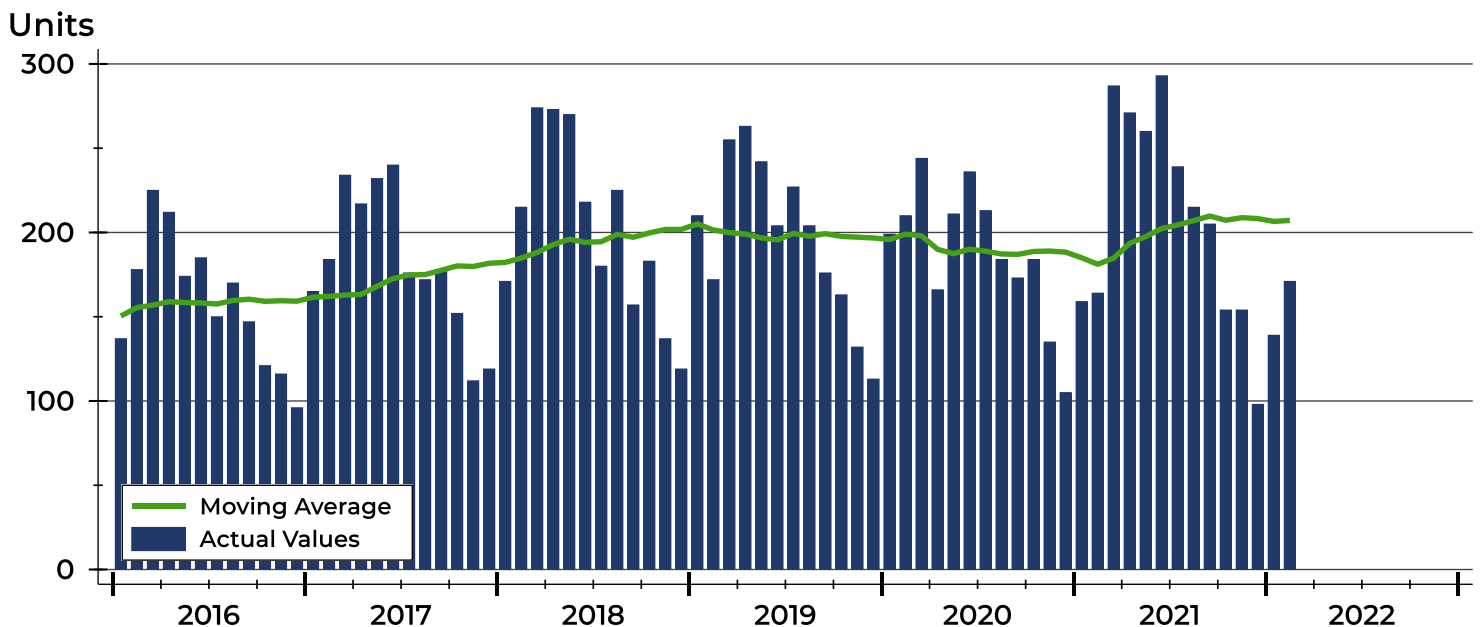
# Manhattan-Junction City Metropolitan Area New Listings Analysis

Summary Statistics for New Listings		2022	February 2021	Change
Current Month	New Listings	<b>171</b>	164	4.3%
	Volume (1,000s)	<b>43,151</b>	37,208	16.0%
	Average List Price	<b>252,347</b>	226,880	11.2%
	Median List Price	<b>240,000</b>	200,700	19.6%
Year-to-Date	New Listings	<b>310</b>	323	-4.0%
	Volume (1,000s)	<b>79,621</b>	72,321	10.1%
	Average List Price	<b>256,841</b>	223,904	14.7%
	Median List Price	<b>233,000</b>	199,500	16.8%

A total of 171 new listings were added in the Manhattan-Junction City metropolitan area during February, up 4.3% from the same month in 2021. Year-to-date the Manhattan-Junction City metropolitan area has seen 310 new listings.

The median list price of these homes was \$240,000 up from \$200,700 in 2021.

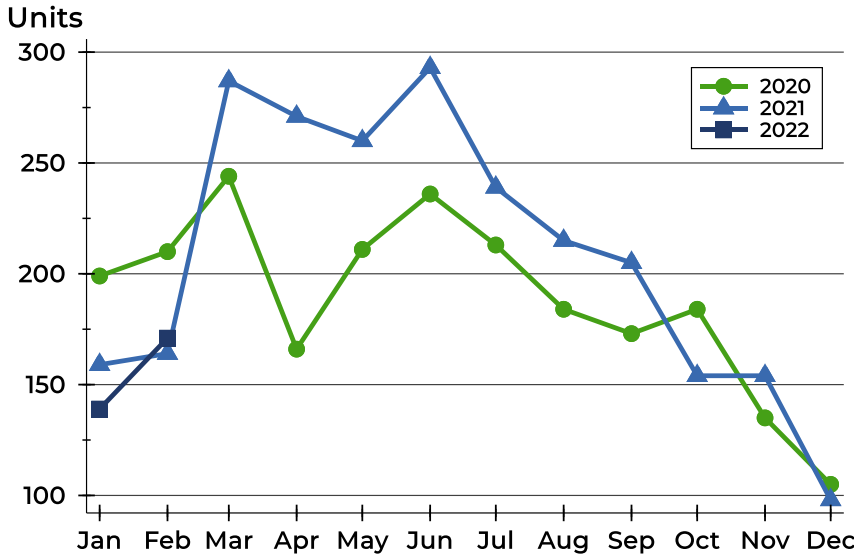
## History of New Listings





# Manhattan-Junction City Metropolitan Area New Listings Analysis

## New Listings by Month



Month	2020	2021	2022
January	199	159	<b>139</b>
February	210	164	<b>171</b>
March	244	287	
April	166	271	
May	211	260	
June	236	293	
July	213	239	
August	184	215	
September	173	205	
October	184	154	
November	135	154	
December	105	98	

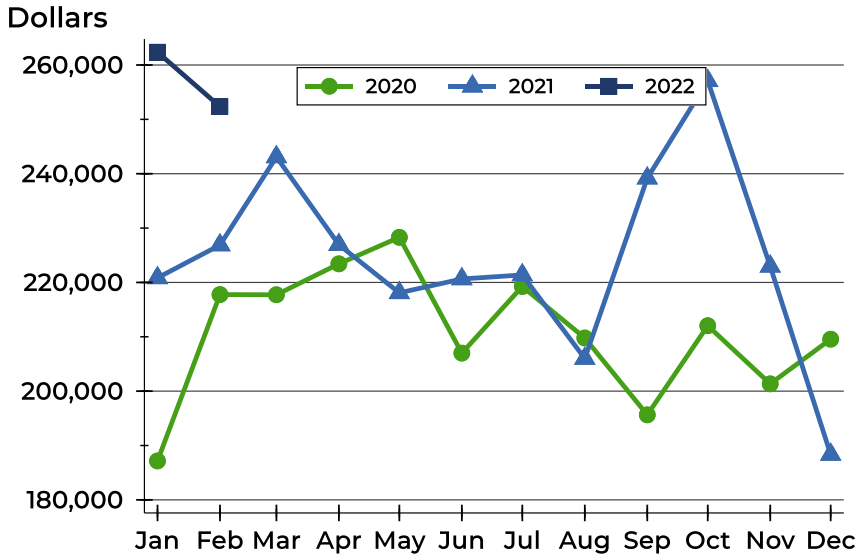
## New Listings by Price Range

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	1	0.6%	49,000	49,000	4	4	100.0%	100.0%
\$50,000-\$99,999	12	7.0%	78,175	77,000	16	14	99.2%	100.0%
\$100,000-\$124,999	8	4.7%	115,063	115,000	10	9	100.0%	100.0%
\$125,000-\$149,999	26	15.2%	138,512	139,900	9	9	99.9%	100.0%
\$150,000-\$174,999	10	5.8%	157,370	159,450	6	4	100.2%	100.0%
\$175,000-\$199,999	9	5.3%	184,833	185,000	12	9	100.0%	100.0%
\$200,000-\$249,999	27	15.8%	230,537	234,900	7	4	99.9%	100.0%
\$250,000-\$299,999	29	17.0%	277,014	275,000	7	4	100.2%	100.0%
\$300,000-\$399,999	28	16.4%	347,986	342,450	14	10	101.6%	100.0%
\$400,000-\$499,999	13	7.6%	445,315	449,500	19	18	99.5%	100.0%
\$500,000-\$749,999	7	4.1%	531,373	535,000	12	6	99.6%	100.0%
\$750,000-\$999,999	1	0.6%	895,000	895,000	13	13	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



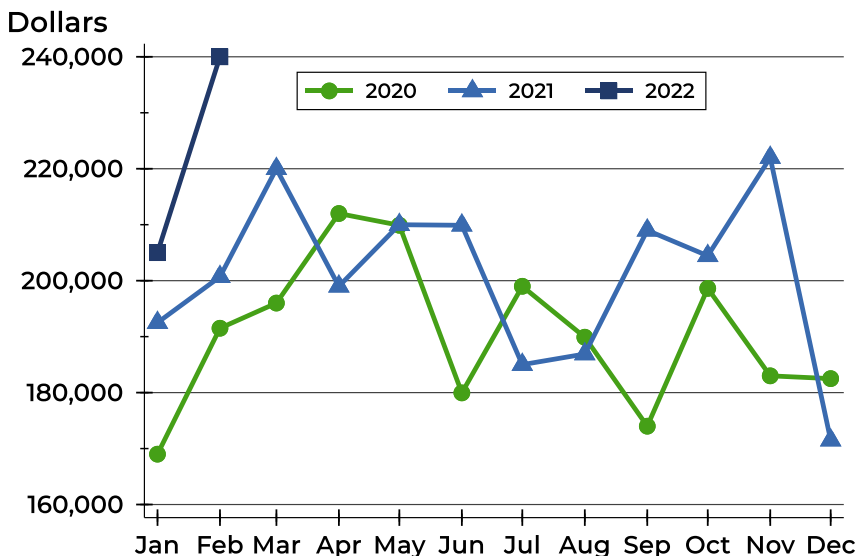
# Manhattan-Junction City Metropolitan Area New Listings Analysis

## Average Price



Month	2020	2021	2022
January	187,159	220,835	<b>262,371</b>
February	217,771	226,880	<b>252,347</b>
March	217,734	243,090	
April	223,427	226,937	
May	228,302	218,091	
June	207,002	220,645	
July	219,256	221,378	
August	209,788	206,003	
September	195,641	239,182	
October	212,042	257,101	
November	201,347	222,966	
December	209,564	188,350	

## Median Price



Month	2020	2021	2022
January	169,000	192,500	<b>205,000</b>
February	191,500	200,700	<b>240,000</b>
March	196,000	220,000	
April	212,000	199,000	
May	209,900	210,000	
June	179,950	209,900	
July	199,000	185,000	
August	189,900	186,900	
September	174,000	209,000	
October	198,625	204,450	
November	183,000	222,000	
December	182,500	171,500	



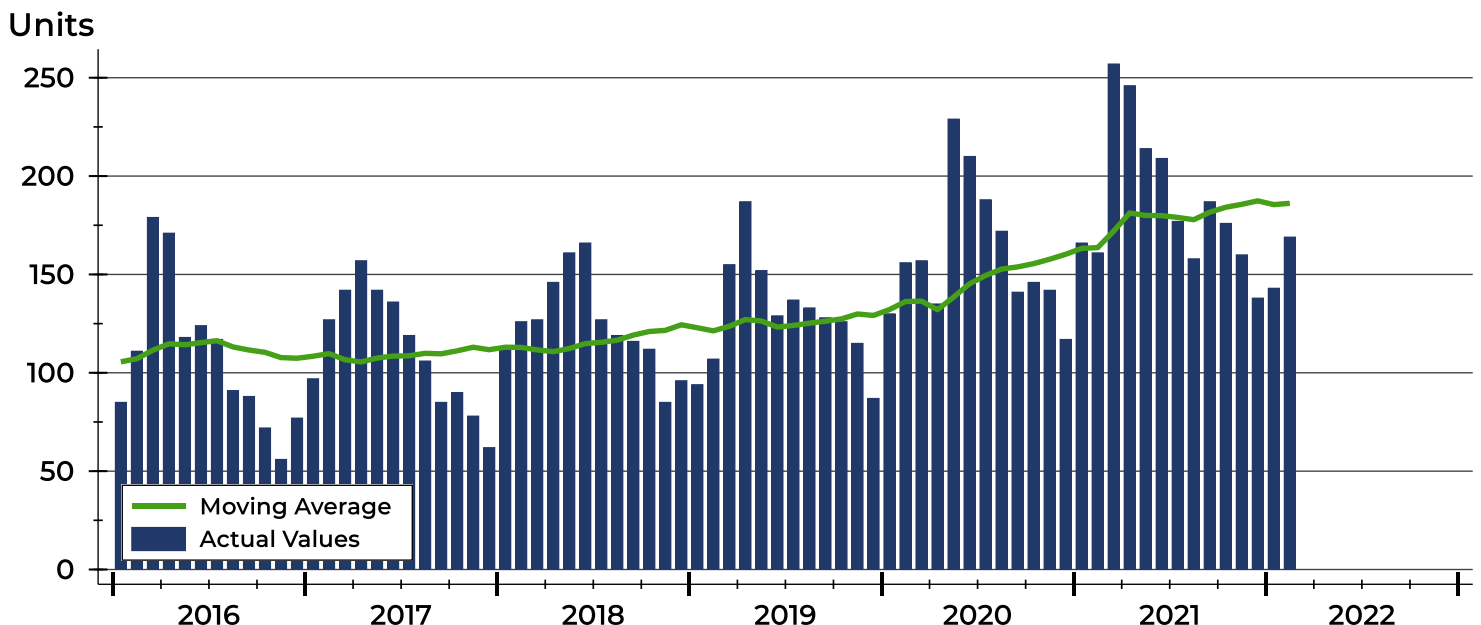
# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Summary Statistics for Contracts Written		2022	February 2021	Change	2022	Year-to-Date 2021	Change
Contracts Written		<b>169</b>	161	5.0%	<b>312</b>	327	-4.6%
Volume (1,000s)		<b>36,759</b>	38,617	-4.8%	<b>68,323</b>	74,288	-8.0%
Average	Sale Price	<b>217,508</b>	239,856	-9.3%	<b>218,983</b>	227,181	-3.6%
	Days on Market	<b>31</b>	41	-24.4%	<b>39</b>	50	-22.0%
	Percent of Original	<b>98.5%</b>	98.9%	-0.4%	<b>98.3%</b>	98.2%	0.1%
Median	Sale Price	<b>195,000</b>	212,000	-8.0%	<b>198,050</b>	200,000	-1.0%
	Days on Market	<b>9</b>	10	-10.0%	<b>10</b>	17	-41.2%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%	<b>100.0%</b>	99.4%	0.6%

A total of 169 contracts for sale were written in the Manhattan-Junction City metropolitan area during the month of February, up from 161 in 2021. The median list price of these homes was \$195,000, down from \$212,000 the prior year.

Half of the homes that went under contract in February were on the market less than 9 days, compared to 10 days in February 2021.

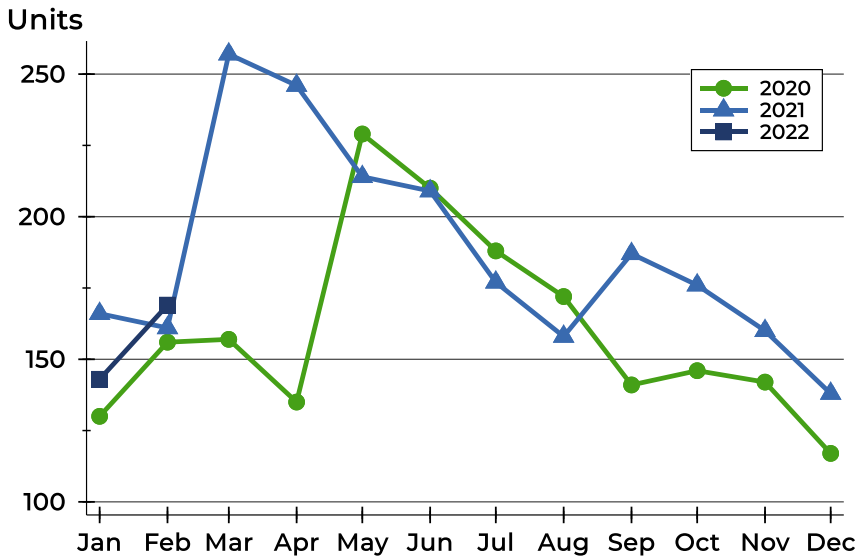
## History of Contracts Written





# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

## Contracts Written by Month



Month	2020	2021	2022
January	130	166	<b>143</b>
February	156	161	<b>169</b>
March	157	257	
April	135	246	
May	229	214	
June	210	209	
July	188	177	
August	172	158	
September	141	187	
October	146	176	
November	142	160	
December	117	138	

## Contracts Written by Price Range

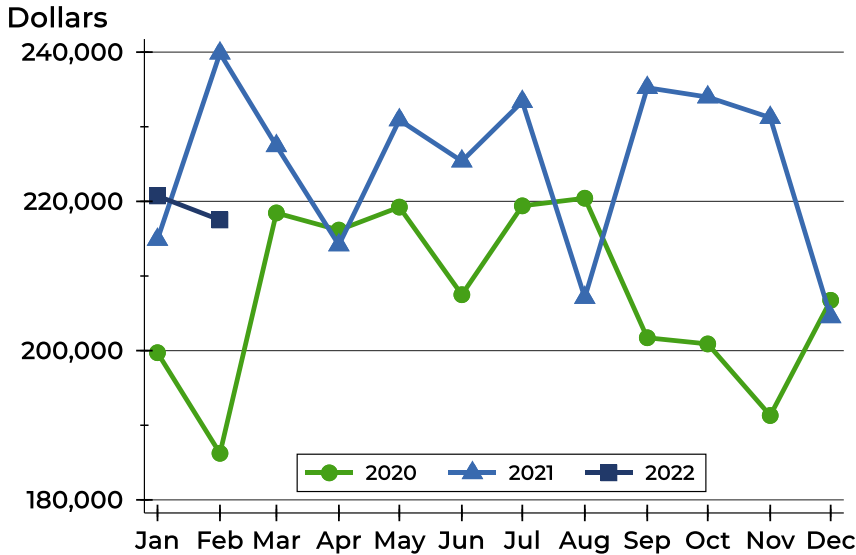
Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	3	1.8%	39,933	40,000	67	75	76.4%	66.7%
\$50,000-\$99,999	15	8.9%	82,607	88,500	80	53	88.1%	92.1%
\$100,000-\$124,999	11	6.5%	116,164	115,000	42	28	99.3%	100.0%
\$125,000-\$149,999	32	18.9%	139,225	139,950	36	11	99.2%	100.0%
\$150,000-\$174,999	14	8.3%	161,379	160,500	37	8	100.0%	100.0%
\$175,000-\$199,999	13	7.7%	187,762	189,000	20	10	99.3%	100.0%
\$200,000-\$249,999	24	14.2%	225,750	229,950	22	4	100.2%	100.0%
\$250,000-\$299,999	26	15.4%	275,750	275,000	10	4	100.5%	100.0%
\$300,000-\$399,999	19	11.2%	337,463	319,900	15	4	101.5%	100.0%
\$400,000-\$499,999	6	3.6%	465,550	470,000	35	31	99.5%	100.0%
\$500,000-\$749,999	6	3.6%	529,019	522,500	12	6	100.0%	100.0%
\$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





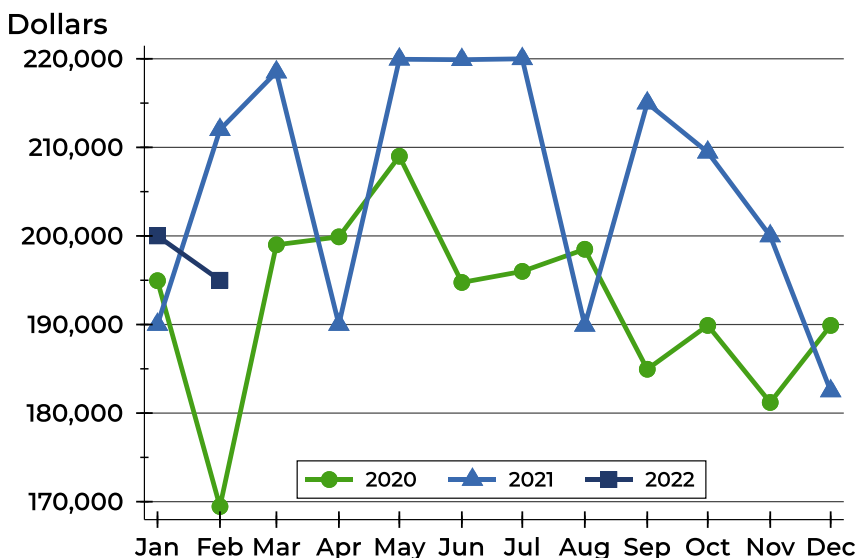
# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

## Average Price



Month	2020	2021	2022
January	199,722	214,887	<b>220,727</b>
February	186,240	239,856	<b>217,508</b>
March	218,453	227,443	
April	216,152	214,153	
May	219,235	230,907	
June	207,493	225,391	
July	219,406	233,371	
August	220,424	207,110	
September	201,726	235,233	
October	200,899	233,976	
November	191,305	231,224	
December	206,745	204,519	

## Median Price

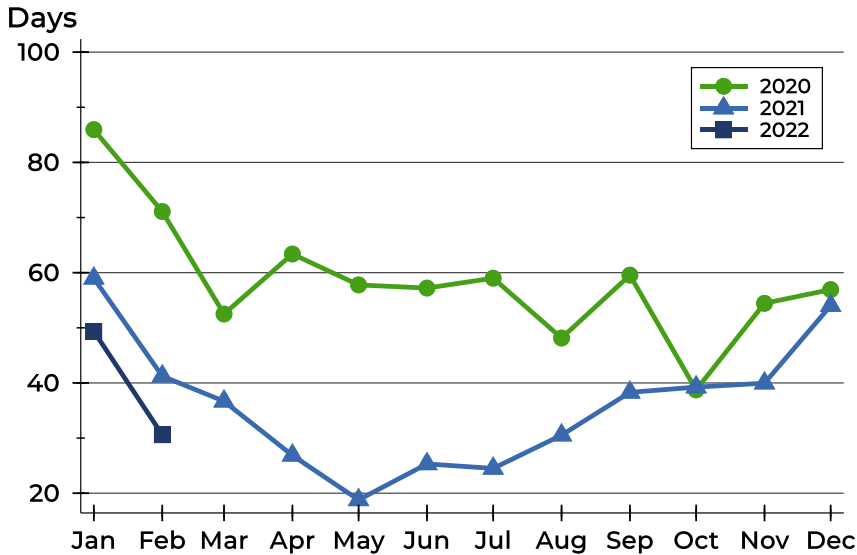


Month	2020	2021	2022
January	194,950	190,000	<b>200,000</b>
February	169,450	212,000	<b>195,000</b>
March	199,000	218,500	
April	199,900	190,000	
May	209,000	219,950	
June	194,750	219,900	
July	196,000	220,000	
August	198,500	189,900	
September	184,950	215,000	
October	189,900	209,450	
November	181,200	200,000	
December	189,900	182,500	



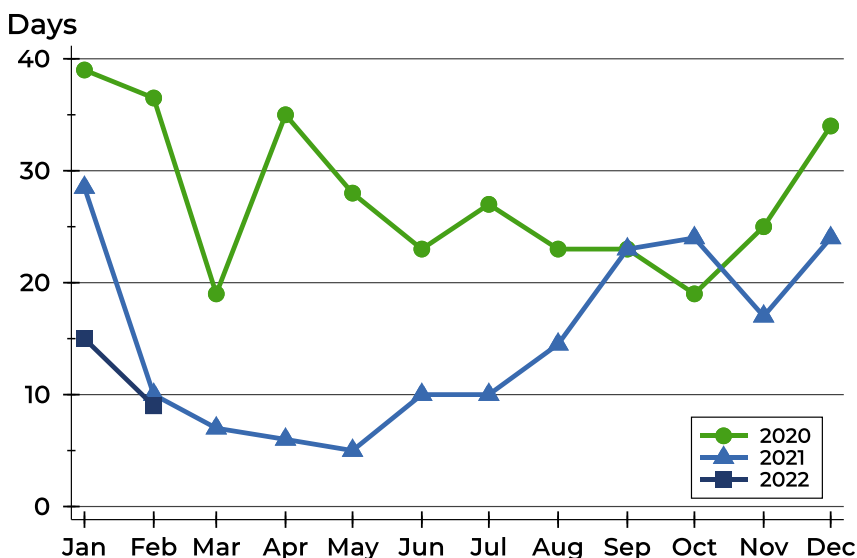
# Manhattan-Junction City Metropolitan Area Contracts Written Analysis

## Average DOM



Month	2020	2021	2022
January	86	59	<b>49</b>
February	71	41	<b>31</b>
March	53	37	
April	63	27	
May	58	19	
June	57	25	
July	59	25	
August	48	31	
September	60	38	
October	39	39	
November	54	40	
December	57	54	

## Median DOM



Month	2020	2021	2022
January	39	29	<b>15</b>
February	37	10	<b>9</b>
March	19	7	
April	35	6	
May	28	5	
June	23	10	
July	27	10	
August	23	15	
September	23	23	
October	19	24	
November	25	17	
December	34	24	



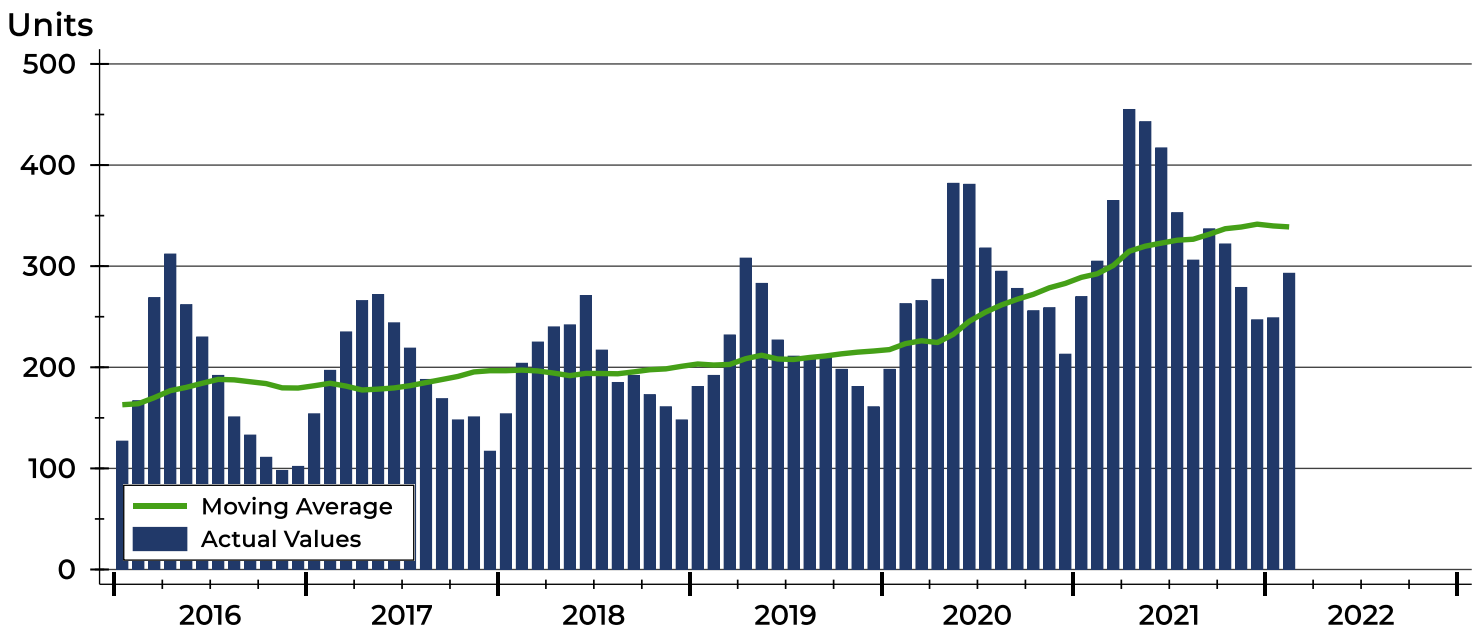
# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of February		
		2022	2021	Change
Pending Contracts		<b>293</b>	305	-3.9%
Volume (1,000s)		<b>65,683</b>	65,823	-0.2%
Average	List Price	<b>224,175</b>	215,814	3.9%
	Days on Market	<b>42</b>	52	-19.2%
	Percent of Original	<b>98.8%</b>	98.7%	0.1%
Median	List Price	<b>200,000</b>	193,000	3.6%
	Days on Market	<b>11</b>	18	-38.9%
	Percent of Original	<b>100.0%</b>	100.0%	0.0%

A total of 293 listings in the Manhattan-Junction City metropolitan area had contracts pending at the end of February, down from 305 contracts pending at the end of February 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.

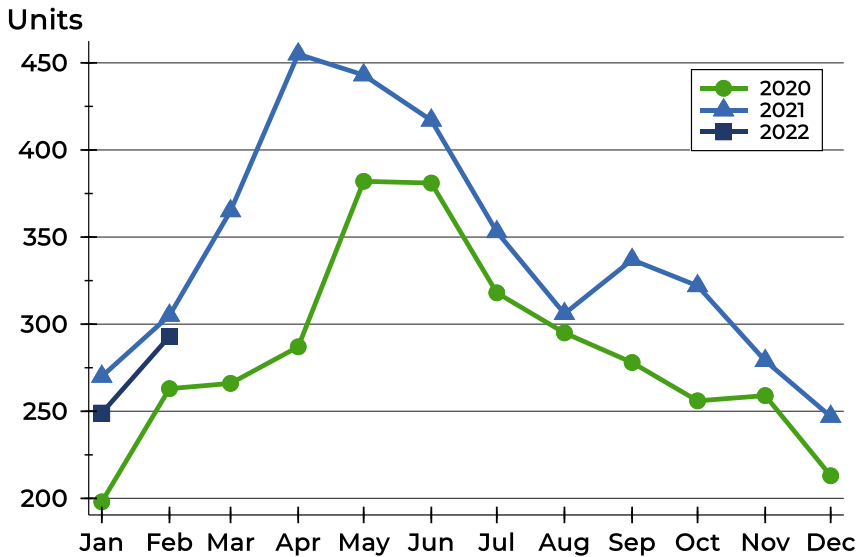
## History of Pending Contracts





# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

## Pending Contracts by Month



Month	2020	2021	2022
January	198	270	<b>249</b>
February	263	305	<b>293</b>
March	266	365	
April	287	455	
May	382	443	
June	381	417	
July	318	353	
August	295	306	
September	278	337	
October	256	322	
November	259	279	
December	213	247	

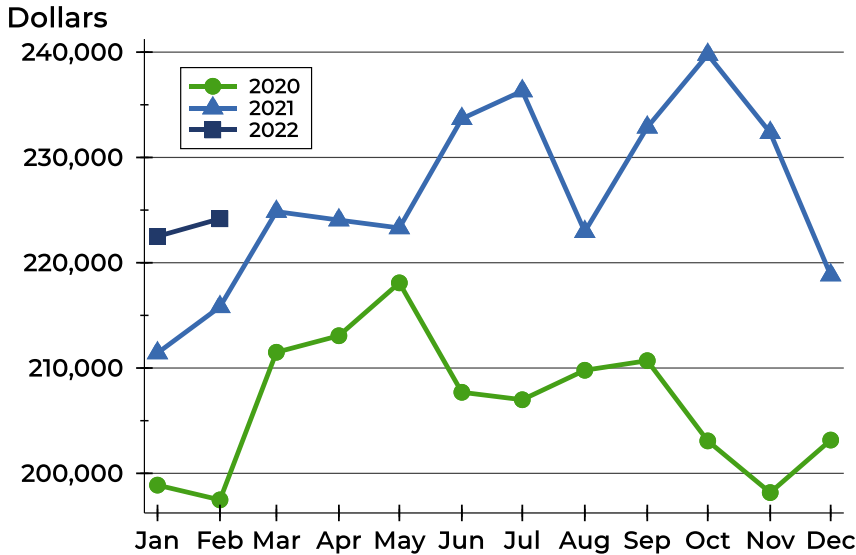
## Pending Contracts by Price Range

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	4	1.4%	40,700	41,500	40	27	90.6%	100.0%
\$50,000-\$99,999	23	7.8%	82,209	85,000	85	55	92.4%	95.1%
\$100,000-\$124,999	22	7.5%	116,173	115,000	69	37	98.1%	100.0%
\$125,000-\$149,999	48	16.4%	138,352	139,900	41	11	98.9%	100.0%
\$150,000-\$174,999	23	7.8%	161,300	161,000	44	15	99.0%	100.0%
\$175,000-\$199,999	26	8.9%	186,300	185,000	30	12	98.6%	100.0%
\$200,000-\$249,999	51	17.4%	228,561	229,900	28	5	99.9%	100.0%
\$250,000-\$299,999	38	13.0%	275,033	275,000	14	4	100.8%	100.0%
\$300,000-\$399,999	38	13.0%	341,991	334,500	66	7	100.1%	100.0%
\$400,000-\$499,999	9	3.1%	453,520	465,000	45	45	99.7%	100.0%
\$500,000-\$749,999	10	3.4%	571,921	542,500	17	11	99.7%	100.0%
\$750,000-\$999,999	1	0.3%	975,000	975,000	2	2	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



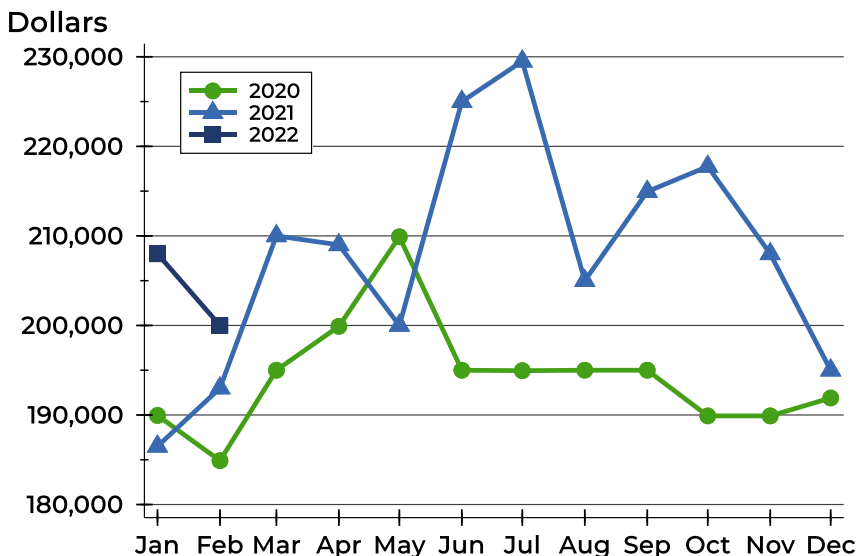
# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

## Average Price



Month	2020	2021	2022
<b>January</b>	198,881	211,428	<b>222,503</b>
<b>February</b>	197,480	215,814	<b>224,175</b>
March	211,497	224,857	
April	213,067	224,052	
May	218,092	223,306	
June	207,699	233,676	
July	206,989	236,311	
August	209,790	222,949	
September	210,699	232,862	
October	203,082	239,771	
November	198,172	232,353	
December	203,161	218,829	

## Median Price

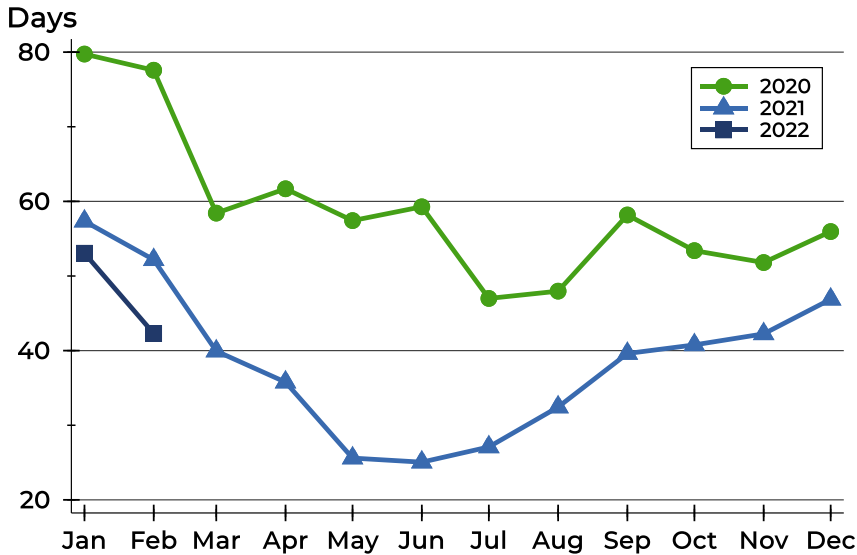


Month	2020	2021	2022
<b>January</b>	189,950	186,500	<b>208,000</b>
<b>February</b>	184,900	193,000	<b>200,000</b>
March	195,000	210,000	
April	199,900	209,000	
May	209,900	200,000	
June	195,000	225,000	
July	194,950	229,500	
August	195,000	205,000	
September	195,000	214,950	
October	189,900	217,750	
November	189,900	208,000	
December	191,900	195,000	



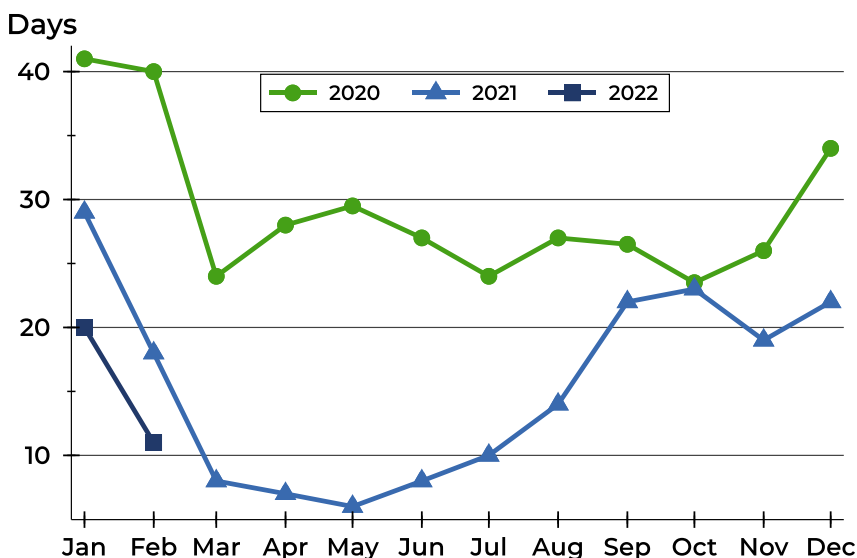
# Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

## Average DOM



Month	2020	2021	2022
January	80	57	<b>53</b>
February	78	52	<b>42</b>
March	58	40	
April	62	36	
May	57	26	
June	59	25	
July	47	27	
August	48	32	
September	58	40	
October	53	41	
November	52	42	
December	56	47	

## Median DOM



Month	2020	2021	2022
January	41	29	<b>20</b>
February	40	18	<b>11</b>
March	24	8	
April	28	7	
May	30	6	
June	27	8	
July	24	10	
August	27	14	
September	27	22	
October	24	23	
November	26	19	
December	34	22	