



**October
2024**

Flint Hills MLS Statistics



**FLINT HILLS
ASSOCIATION
OF REALTORS®**

Manhattan-Junction City Metropolitan Area Housing Report



Market Overview

Manhattan MSA Home Sales Fell in October

Total home sales in the Manhattan-Junction City metropolitan area fell last month to 117 units, compared to 133 units in October 2023. Total sales volume was \$32.2 million, down from a year earlier.

The median sale price in October was \$248,000, showing no change from the previous year. Homes that sold in October were typically on the market for 14 days and sold for 100.0% of their list prices.

Manhattan MSA Active Listings Up at End of October

The total number of active listings in the Manhattan-Junction City metropolitan area at the end of October was 333 units, up from 328 at the same point in 2023. This represents a 2.5 months' supply of homes available for sale. The median list price of homes on the market at the end of October was \$269,900.

During October, a total of 128 contracts were written up from 112 in October 2023. At the end of the month, there were 191 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

October MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
Home Sales		117	133	150	1,408	1,415	1,702
Change from prior year		-12.0%	-11.3%	-14.8%	-0.5%	-16.9%	-8.2%
Active Listings		333	328	292	N/A	N/A	N/A
Change from prior year		1.5%	12.3%	-12.6%			
Months' Supply		2.5	2.4	1.7	N/A	N/A	N/A
Change from prior year		4.2%	41.2%	-10.5%			
New Listings		168	153	143	1,759	1,741	1,989
Change from prior year		9.8%	7.0%	-8.3%	1.0%	-12.5%	-11.6%
Contracts Written		128	112	127	1,446	1,470	1,687
Change from prior year		14.3%	-11.8%	-28.7%	-1.6%	-12.9%	-13.7%
Pending Contracts		191	172	214	N/A	N/A	N/A
Change from prior year		11.0%	-19.6%	-33.5%			
Sales Volume (1,000s)		32,246	35,751	37,123	373,774	362,034	405,930
Change from prior year		-9.8%	-3.7%	-7.7%	3.2%	-10.8%	-0.6%
Average	Sale Price	275,610	268,805	247,486	265,465	255,854	238,502
	Change from prior year	2.5%	8.6%	8.3%	3.8%	7.3%	8.4%
	List Price of Actives	303,503	259,478	267,207	N/A	N/A	N/A
	Change from prior year	17.0%	-2.9%	9.5%			
	Days on Market	29	38	32	42	36	27
Change from prior year	-23.7%	18.8%	-17.9%	16.7%	33.3%	-22.9%	
Percent of List	97.9%	97.3%	97.7%	98.5%	98.7%	99.5%	
Change from prior year	0.6%	-0.4%	-0.7%	-0.2%	-0.8%	0.3%	
Percent of Original	97.0%	95.4%	96.3%	96.9%	97.1%	98.5%	
Change from prior year	1.7%	-0.9%	0.2%	-0.2%	-1.4%	0.4%	
Median	Sale Price	248,000	248,000	234,000	243,050	234,900	221,000
	Change from prior year	0.0%	6.0%	17.7%	3.5%	6.3%	10.5%
	List Price of Actives	269,900	219,450	226,000	N/A	N/A	N/A
	Change from prior year	23.0%	-2.9%	17.3%			
	Days on Market	14	22	20	16	12	9
Change from prior year	-36.4%	10.0%	0.0%	33.3%	33.3%	-10.0%	
Percent of List	100.0%	100.0%	99.4%	100.0%	100.0%	100.0%	
Change from prior year	0.0%	0.6%	-0.6%	0.0%	0.0%	0.0%	
Percent of Original	99.1%	98.0%	97.6%	98.6%	99.5%	100.0%	
Change from prior year	1.1%	0.4%	-1.0%	-0.9%	-0.5%	0.0%	

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



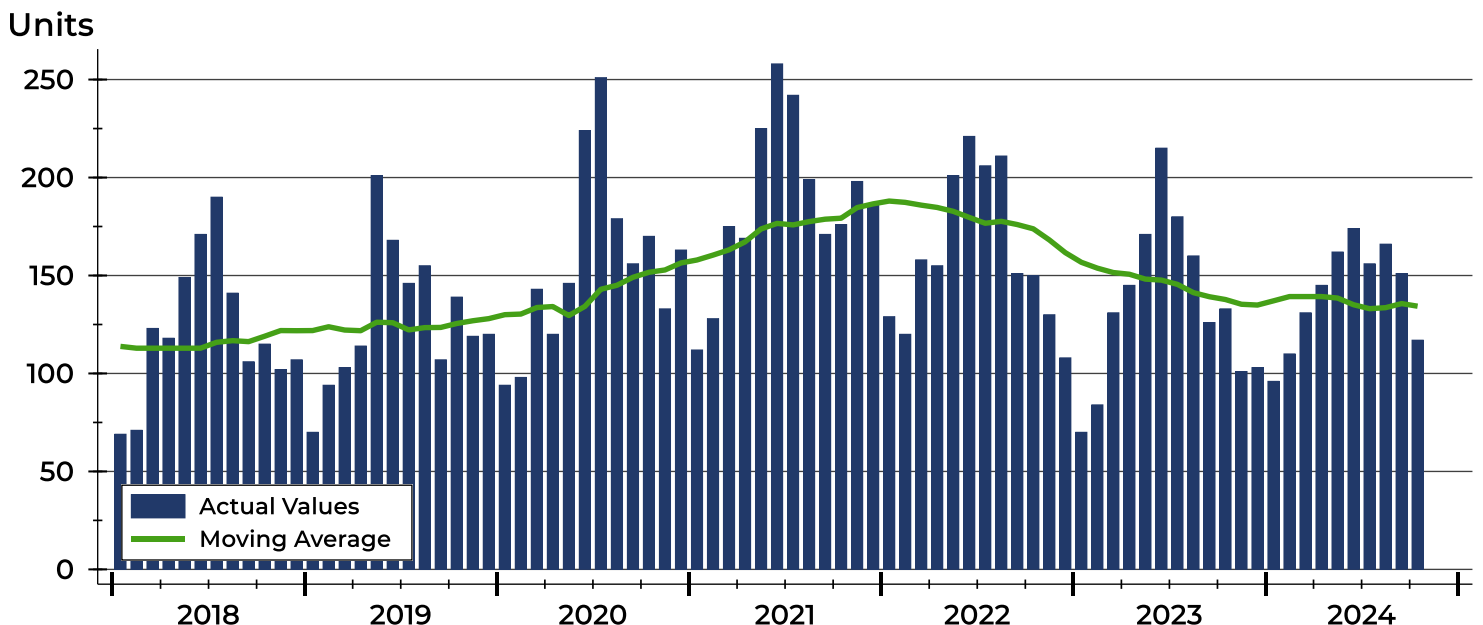
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Summary Statistics for Closed Listings		2024	October 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		117	133	-12.0%	1,408	1,415	-0.5%
Volume (1,000s)		32,246	35,751	-9.8%	373,774	362,034	3.2%
Months' Supply		2.5	2.4	4.2%	N/A	N/A	N/A
Average	Sale Price	275,610	268,805	2.5%	265,465	255,854	3.8%
	Days on Market	29	38	-23.7%	42	36	16.7%
	Percent of List	97.9%	97.3%	0.6%	98.5%	98.7%	-0.2%
	Percent of Original	97.0%	95.4%	1.7%	96.9%	97.1%	-0.2%
Median	Sale Price	248,000	248,000	0.0%	243,050	234,900	3.5%
	Days on Market	14	22	-36.4%	16	12	33.3%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	99.1%	98.0%	1.1%	98.6%	99.5%	-0.9%

A total of 117 homes sold in the Manhattan-Junction City metropolitan area in October, down from 133 units in October 2023. Total sales volume fell to \$32.2 million compared to \$35.8 million in the previous year.

The median sales price in October was \$248,000, essentially the same as in the prior year. Median days on market was 14 days, down from 24 days in September, and down from 22 in October 2023.

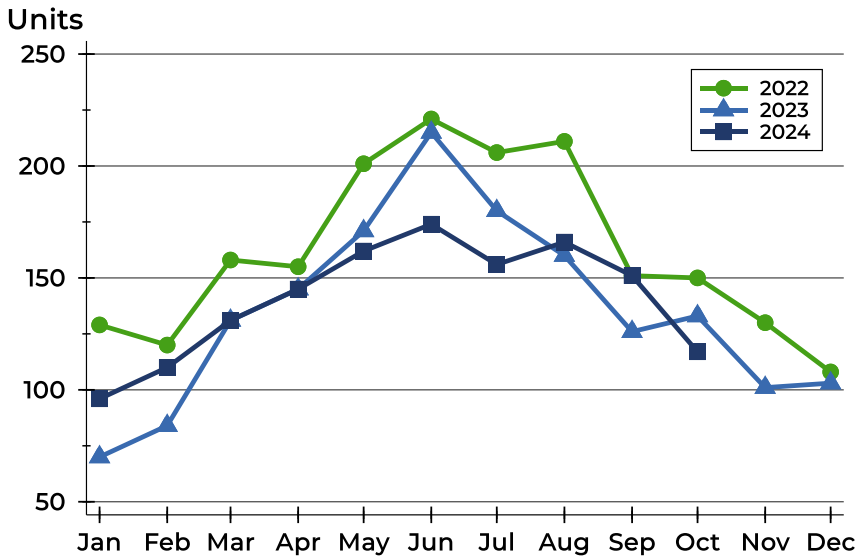
History of Closed Listings





Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Closed Listings by Month



Month	2022	2023	2024
January	129	70	96
February	120	84	110
March	158	131	131
April	155	145	145
May	201	171	162
June	221	215	174
July	206	180	156
August	211	160	166
September	151	126	151
October	150	133	117
November	130	101	
December	108	103	

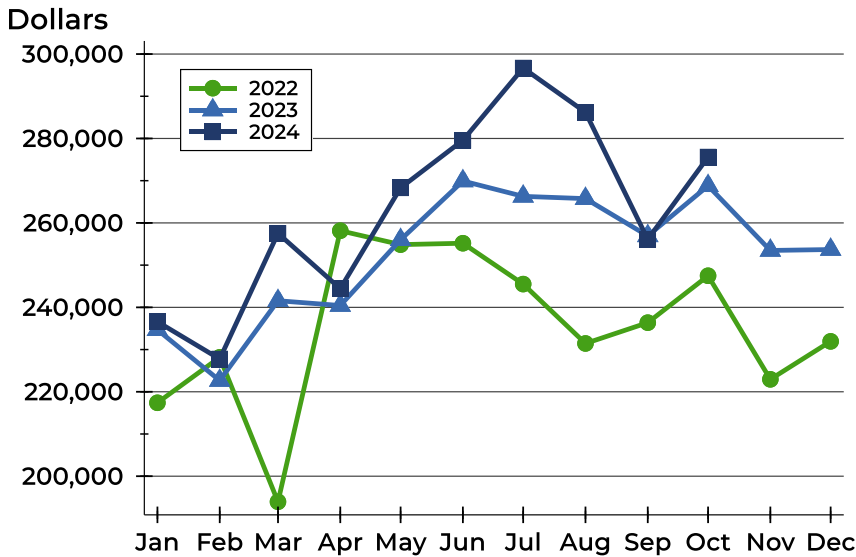
Closed Listings by Price Range

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%	0.0	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	7	6.0%	3.2	82,086	80,000	43	24	87.3%	91.2%	86.1%	89.5%
\$100,000-\$124,999	4	3.4%	3.3	113,875	117,750	18	13	96.5%	96.6%	96.0%	95.7%
\$125,000-\$149,999	6	5.1%	2.6	135,083	135,500	15	10	97.0%	99.2%	96.4%	98.1%
\$150,000-\$174,999	7	6.0%	2.0	163,571	160,500	21	13	97.3%	100.0%	96.9%	100.0%
\$175,000-\$199,999	12	10.3%	2.2	188,000	189,750	24	5	99.9%	100.0%	99.1%	99.6%
\$200,000-\$249,999	23	19.7%	1.5	225,626	225,000	25	18	98.9%	100.0%	97.9%	99.1%
\$250,000-\$299,999	24	20.5%	2.6	276,350	280,750	42	11	99.0%	100.0%	97.3%	99.8%
\$300,000-\$399,999	15	12.8%	2.8	336,976	329,125	21	7	100.7%	100.0%	100.4%	100.0%
\$400,000-\$499,999	10	8.5%	2.1	440,140	422,500	33	19	97.6%	98.1%	96.8%	97.6%
\$500,000-\$749,999	8	6.8%	3.8	590,988	596,200	30	32	95.0%	96.0%	93.8%	95.2%
\$750,000-\$999,999	1	0.9%	6.9	999,000	999,000	1	1	100.0%	100.0%	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A



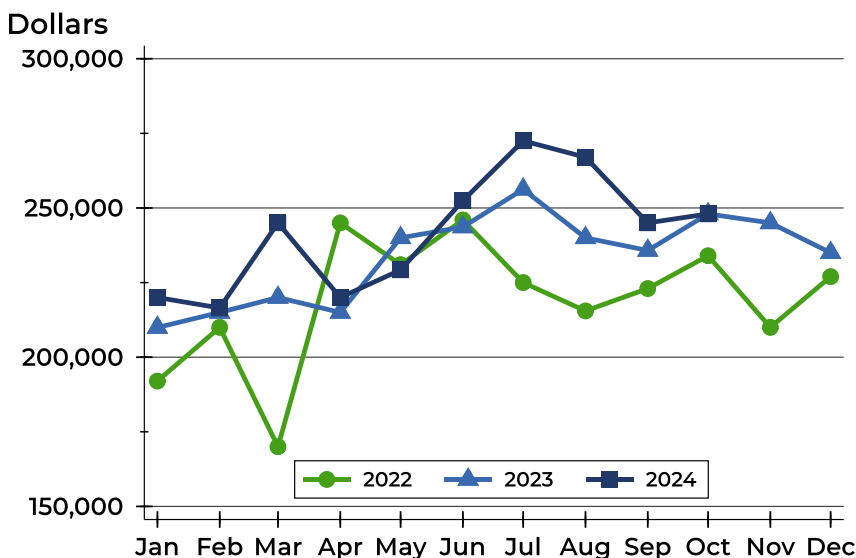
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Average Price



Month	2022	2023	2024
January	217,391	234,691	236,603
February	228,158	222,667	227,767
March	193,945	241,571	257,528
April	258,150	240,432	244,431
May	254,866	256,015	268,317
June	255,188	269,933	279,574
July	245,513	266,296	296,690
August	231,445	265,756	286,211
September	236,376	256,932	256,115
October	247,486	268,805	275,610
November	222,947	253,477	
December	231,945	253,702	

Median Price

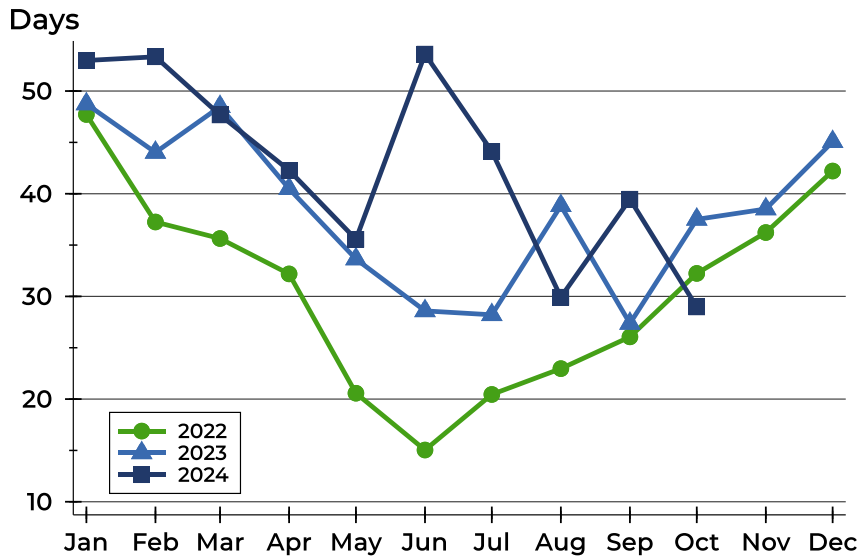


Month	2022	2023	2024
January	192,000	209,950	220,000
February	210,000	215,000	216,500
March	170,000	220,000	245,000
April	245,000	215,000	219,999
May	231,000	240,000	229,250
June	246,000	243,628	252,450
July	225,000	256,250	272,500
August	215,500	240,000	267,000
September	223,000	235,750	245,000
October	234,000	248,000	248,000
November	210,000	245,000	
December	227,000	235,000	



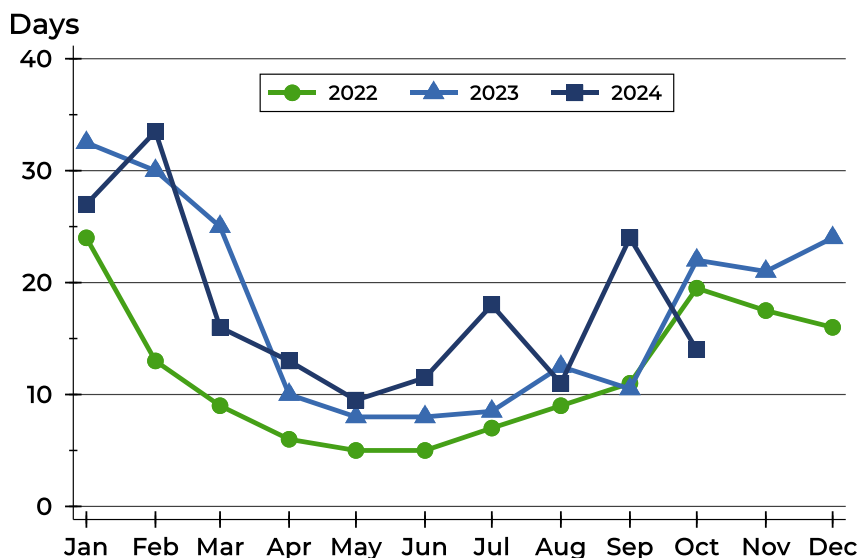
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Average DOM



Month	2022	2023	2024
January	48	49	53
February	37	44	53
March	36	48	48
April	32	40	42
May	21	34	36
June	15	29	54
July	20	28	44
August	23	39	30
September	26	27	39
October	32	38	29
November	36	39	
December	42	45	

Median DOM



Month	2022	2023	2024
January	24	33	27
February	13	30	34
March	9	25	16
April	6	10	13
May	5	8	10
June	5	8	12
July	7	9	18
August	9	13	11
September	11	11	24
October	20	22	14
November	18	21	
December	16	24	



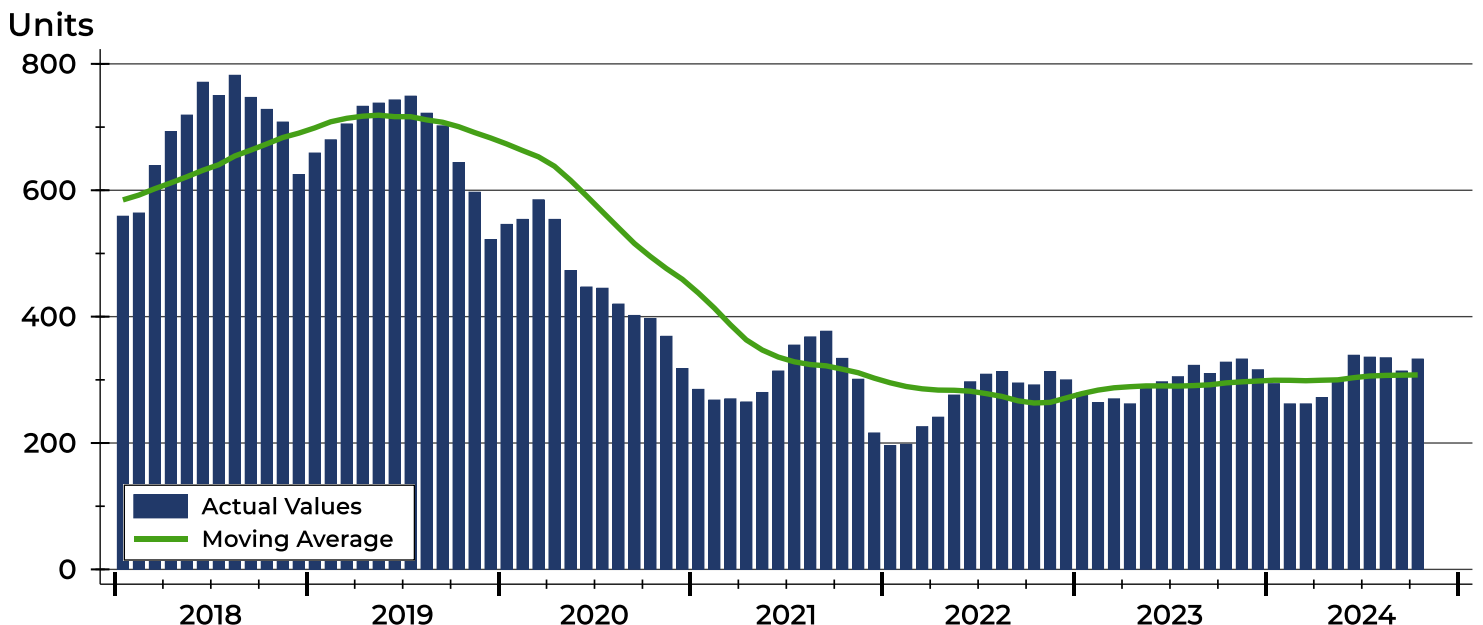
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Summary Statistics for Active Listings		2024	End of October 2023	Change
Active Listings		333	328	1.5%
Volume (1,000s)		101,066	85,109	18.7%
Months' Supply		2.5	2.4	4.2%
Average	List Price	303,503	259,478	17.0%
	Days on Market	70	74	-5.4%
	Percent of Original	97.8%	97.3%	0.5%
Median	List Price	269,900	219,450	23.0%
	Days on Market	46	51	-9.8%
	Percent of Original	100.0%	100.0%	0.0%

A total of 333 homes were available for sale in the Manhattan-Junction City metropolitan area at the end of October. This represents a 2.5 months' supply of active listings.

The median list price of homes on the market at the end of October was \$269,900, up 23.0% from 2023. The typical time on market for active listings was 46 days, down from 51 days a year earlier.

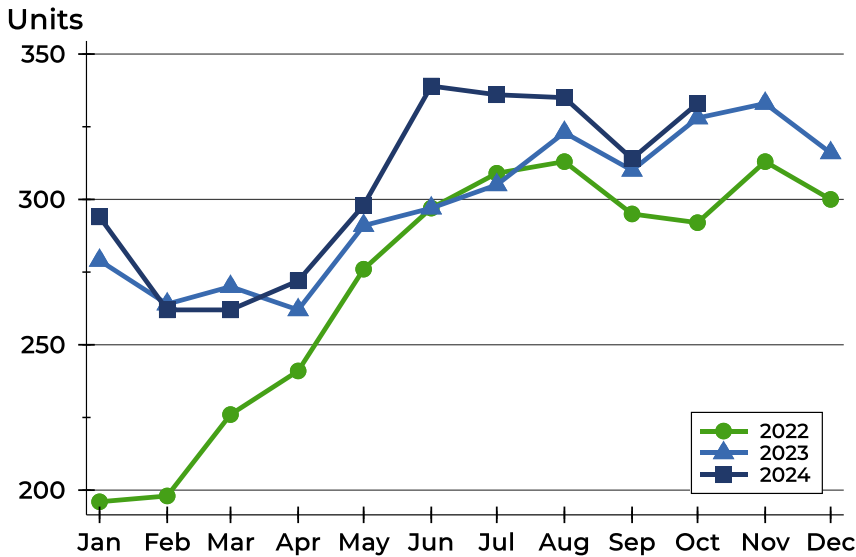
History of Active Listings





Manhattan-Junction City Metropolitan Area Active Listings Analysis

Active Listings by Month



Month	2022	2023	2024
January	196	279	294
February	198	264	262
March	226	270	262
April	241	262	272
May	276	291	298
June	297	297	339
July	309	305	336
August	313	323	335
September	295	310	314
October	292	328	333
November	313	333	
December	300	316	

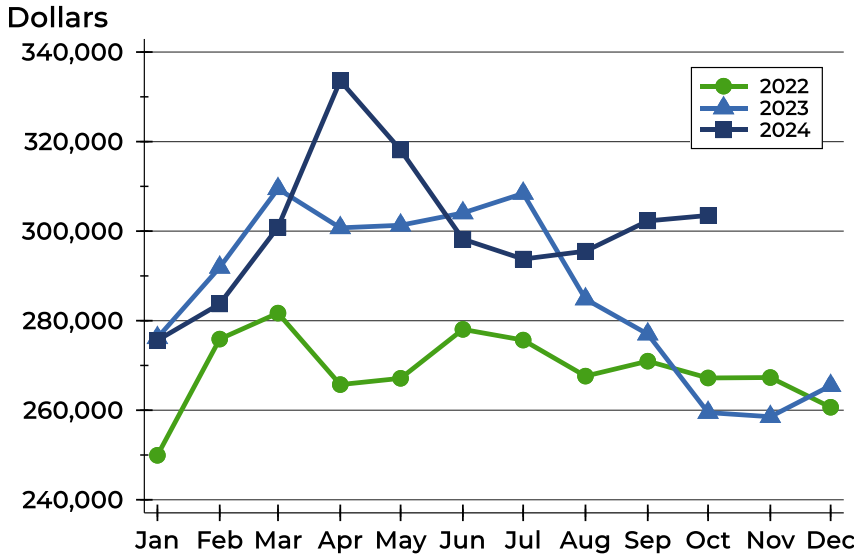
Active Listings by Price Range

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%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	1	0.3%	N/A	45,000	45,000	14	14	100.0%	100.0%
\$50,000-\$99,999	20	6.0%	3.2	74,510	69,900	102	76	95.0%	100.0%
\$100,000-\$124,999	19	5.7%	3.3	116,132	117,900	59	29	95.6%	100.0%
\$125,000-\$149,999	24	7.2%	2.6	136,229	135,000	66	59	98.6%	100.0%
\$150,000-\$174,999	20	6.0%	2.0	163,285	166,000	83	71	98.4%	100.0%
\$175,000-\$199,999	29	8.7%	2.2	188,602	187,500	77	43	97.5%	100.0%
\$200,000-\$249,999	36	10.8%	1.5	229,061	225,950	67	36	97.9%	100.0%
\$250,000-\$299,999	59	17.7%	2.6	276,642	275,000	62	38	98.7%	100.0%
\$300,000-\$399,999	68	20.4%	2.8	344,801	342,500	68	49	98.2%	100.0%
\$400,000-\$499,999	20	6.0%	2.1	431,785	430,000	58	48	98.3%	100.0%
\$500,000-\$749,999	25	7.5%	3.8	589,728	569,900	53	29	98.8%	100.0%
\$750,000-\$999,999	8	2.4%	6.9	906,438	924,500	120	124	93.1%	92.9%
\$1,000,000 and up	4	1.2%	N/A	1,668,750	1,437,500	149	139	99.6%	100.0%



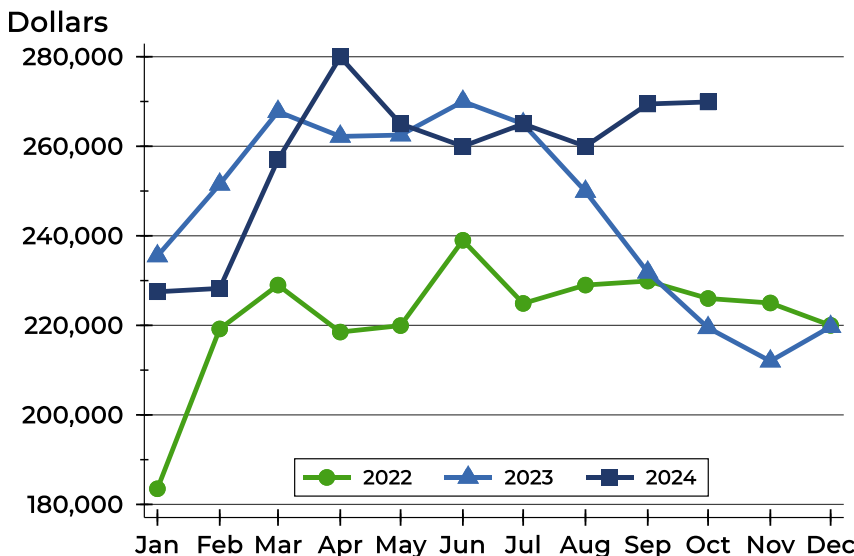
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Average Price



Month	2022	2023	2024
January	249,926	276,180	275,611
February	275,890	291,908	283,738
March	281,697	309,461	300,887
April	265,728	300,739	333,595
May	267,124	301,315	318,137
June	278,058	304,058	298,210
July	275,667	308,421	293,763
August	267,620	284,838	295,524
September	270,961	277,000	302,285
October	267,207	259,478	303,503
November	267,307	258,549	
December	260,664	265,481	

Median Price

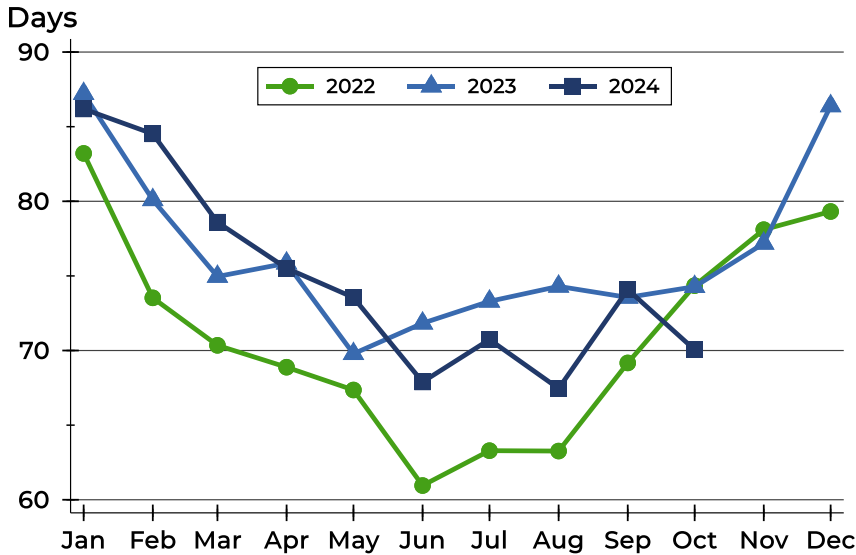


Month	2022	2023	2024
January	183,500	235,500	227,500
February	219,200	251,500	228,250
March	229,000	267,750	257,000
April	218,500	262,200	279,950
May	219,950	262,500	265,000
June	239,000	270,000	260,000
July	224,900	265,000	265,000
August	229,000	249,900	260,000
September	229,000	231,850	269,450
October	226,000	219,450	269,900
November	225,000	212,000	
December	220,000	219,700	



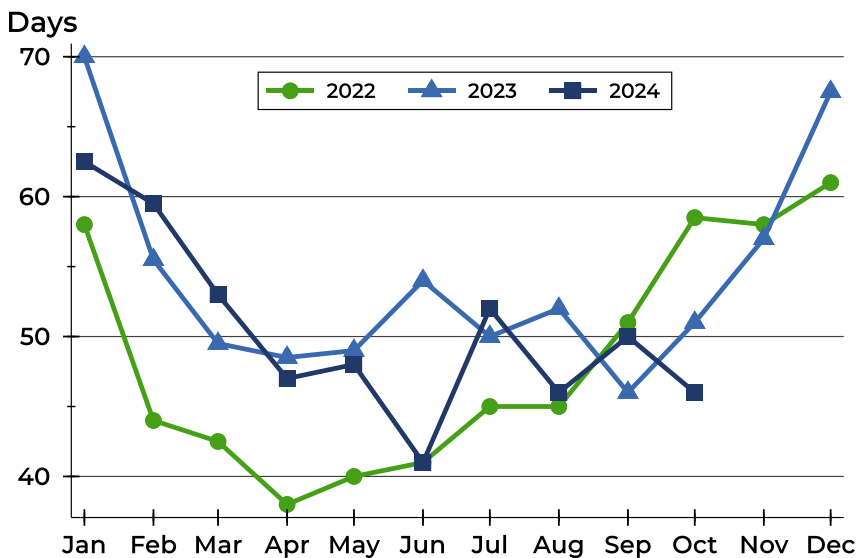
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Average DOM



Month	2022	2023	2024
January	83	87	86
February	74	80	85
March	70	75	79
April	69	76	76
May	67	70	74
June	61	72	68
July	63	73	71
August	63	74	67
September	69	74	74
October	74	74	70
November	78	77	
December	79	86	

Median DOM

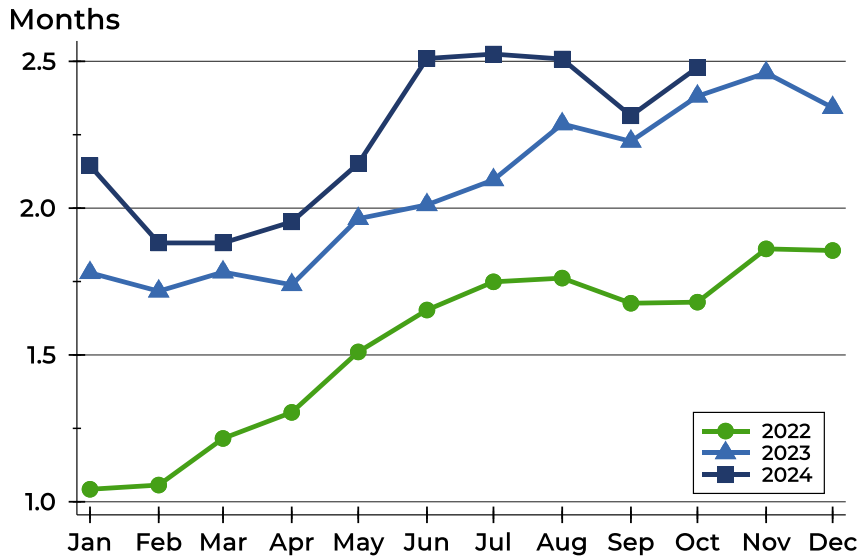


Month	2022	2023	2024
January	58	70	63
February	44	56	60
March	43	50	53
April	38	49	47
May	40	49	48
June	41	54	41
July	45	50	52
August	45	52	46
September	51	46	50
October	59	51	46
November	58	57	
December	61	68	



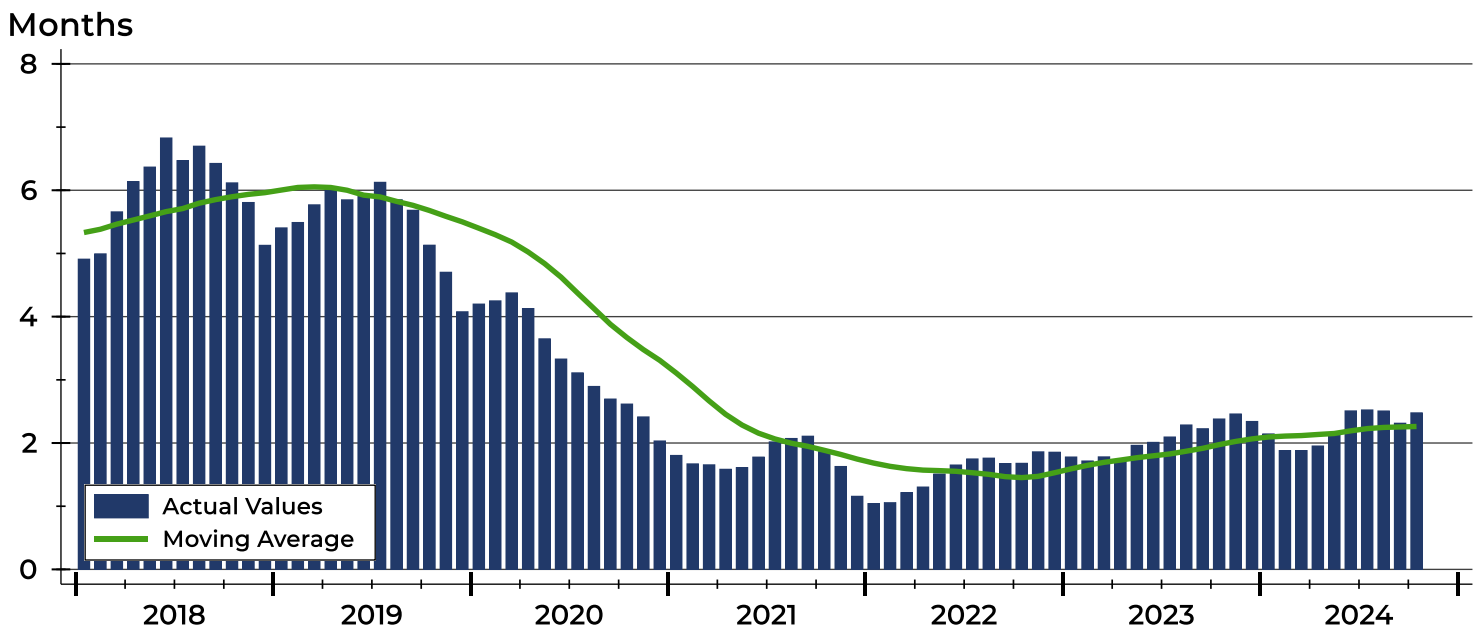
Manhattan-Junction City Metropolitan Area Months' Supply Analysis

Months' Supply by Month



Month	2022	2023	2024
January	1.0	1.8	2.1
February	1.1	1.7	1.9
March	1.2	1.8	1.9
April	1.3	1.7	2.0
May	1.5	2.0	2.2
June	1.7	2.0	2.5
July	1.7	2.1	2.5
August	1.8	2.3	2.5
September	1.7	2.2	2.3
October	1.7	2.4	2.5
November	1.9	2.5	
December	1.9	2.3	

History of Month's Supply





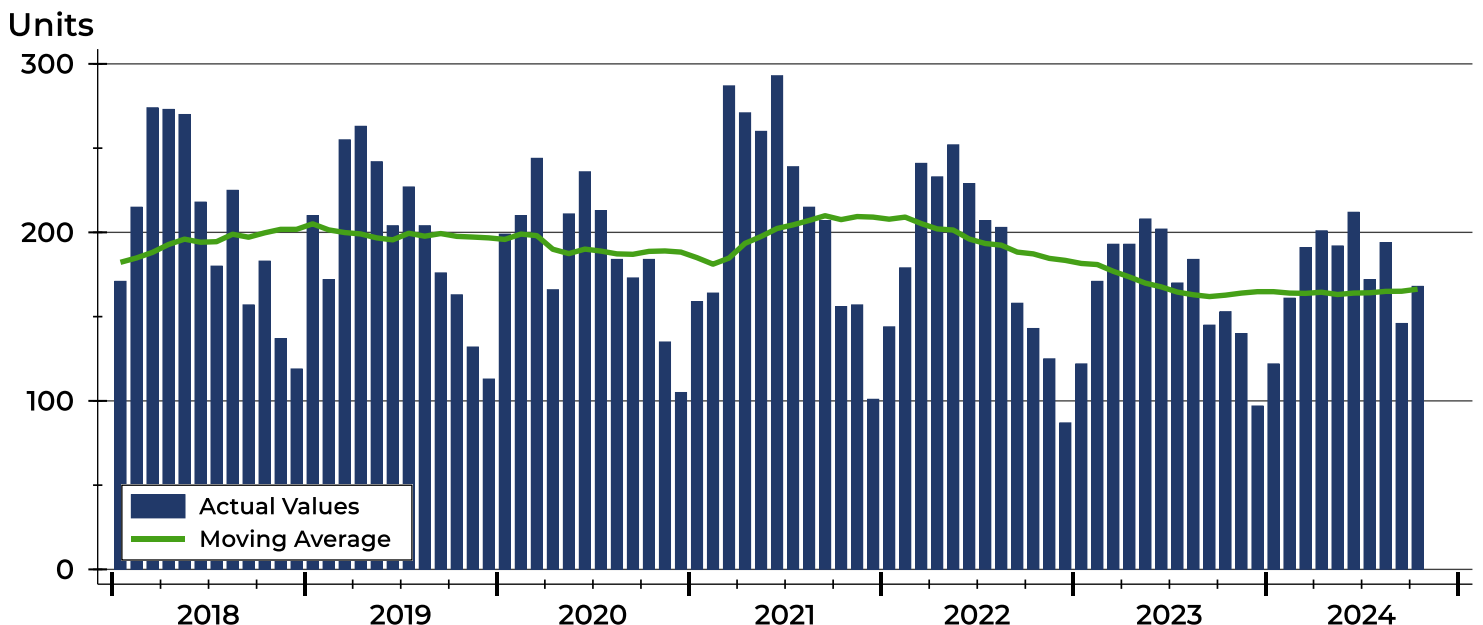
Manhattan-Junction City Metropolitan Area New Listings Analysis

Summary Statistics for New Listings		2024	October 2023	Change
Current Month	New Listings	168	153	9.8%
	Volume (1,000s)	48,770	37,430	30.3%
	Average List Price	290,299	244,638	18.7%
	Median List Price	265,000	221,500	19.6%
Year-to-Date	New Listings	1,759	1,741	1.0%
	Volume (1,000s)	504,744	459,241	9.9%
	Average List Price	286,950	263,780	8.8%
	Median List Price	259,950	239,900	8.4%

A total of 168 new listings were added in the Manhattan-Junction City metropolitan area during October, up 9.8% from the same month in 2023. Year-to-date the Manhattan-Junction City metropolitan area has seen 1,759 new listings.

The median list price of these homes was \$265,000 up from \$221,500 in 2023.

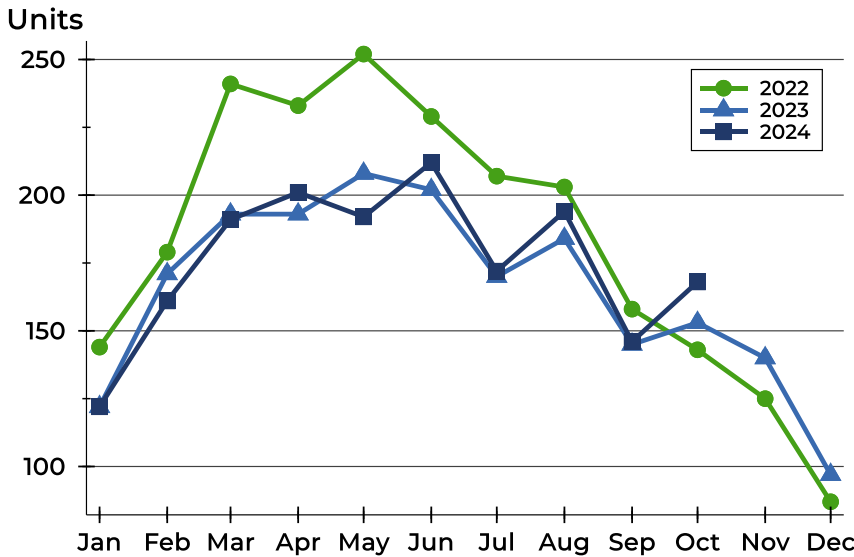
History of New Listings





Manhattan-Junction City Metropolitan Area New Listings Analysis

New Listings by Month



Month	2022	2023	2024
January	144	122	122
February	179	171	161
March	241	193	191
April	233	193	201
May	252	208	192
June	229	202	212
July	207	170	172
August	203	184	194
September	158	145	146
October	143	153	168
November	125	140	
December	87	97	

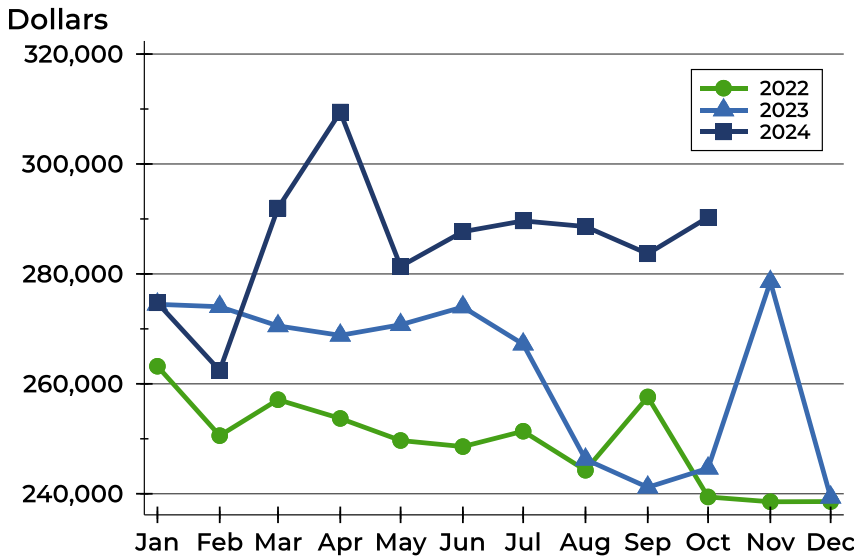
New Listings by Price Range

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	2	1.2%	35,000	35,000	17	17	99.0%	99.0%
\$50,000-\$99,999	8	4.8%	72,363	70,950	20	22	100.0%	100.0%
\$100,000-\$124,999	7	4.2%	119,386	119,900	23	18	99.3%	100.0%
\$125,000-\$149,999	11	6.5%	134,118	135,000	16	14	99.8%	100.0%
\$150,000-\$174,999	10	6.0%	168,690	170,000	13	9	100.4%	100.0%
\$175,000-\$199,999	11	6.5%	188,445	188,750	22	24	98.7%	100.0%
\$200,000-\$249,999	26	15.5%	221,835	220,000	11	10	99.6%	100.0%
\$250,000-\$299,999	36	21.4%	275,076	275,000	16	14	100.2%	100.0%
\$300,000-\$399,999	30	17.9%	339,573	342,450	18	16	99.8%	100.0%
\$400,000-\$499,999	9	5.4%	439,989	431,000	12	10	99.7%	100.0%
\$500,000-\$749,999	15	8.9%	600,527	599,000	17	17	100.0%	100.0%
\$750,000-\$999,999	2	1.2%	912,500	912,500	25	25	96.1%	96.1%
\$1,000,000 and up	1	0.6%	1,400,000	1,400,000	27	27	100.0%	100.0%



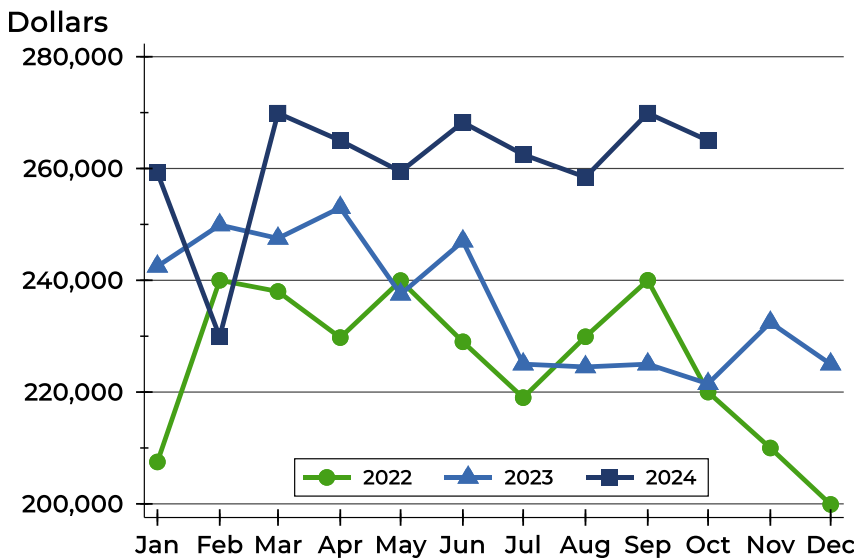
Manhattan-Junction City Metropolitan Area New Listings Analysis

Average Price



Month	2022	2023	2024
January	263,201	274,468	274,743
February	250,575	274,033	262,422
March	257,117	270,544	291,976
April	253,704	268,819	309,445
May	249,689	270,750	281,377
June	248,579	273,983	287,687
July	251,376	267,215	289,649
August	244,276	246,263	288,614
September	257,618	241,174	283,665
October	239,422	244,638	290,299
November	238,542	278,586	
December	238,582	239,358	

Median Price



Month	2022	2023	2024
January	207,500	242,500	259,250
February	240,000	249,900	229,900
March	238,000	247,500	269,900
April	229,750	253,000	265,000
May	239,950	237,500	259,450
June	229,000	247,000	268,250
July	219,000	225,000	262,500
August	229,900	224,500	258,450
September	240,000	225,000	269,900
October	220,000	221,500	265,000
November	210,000	232,450	
December	199,900	225,000	



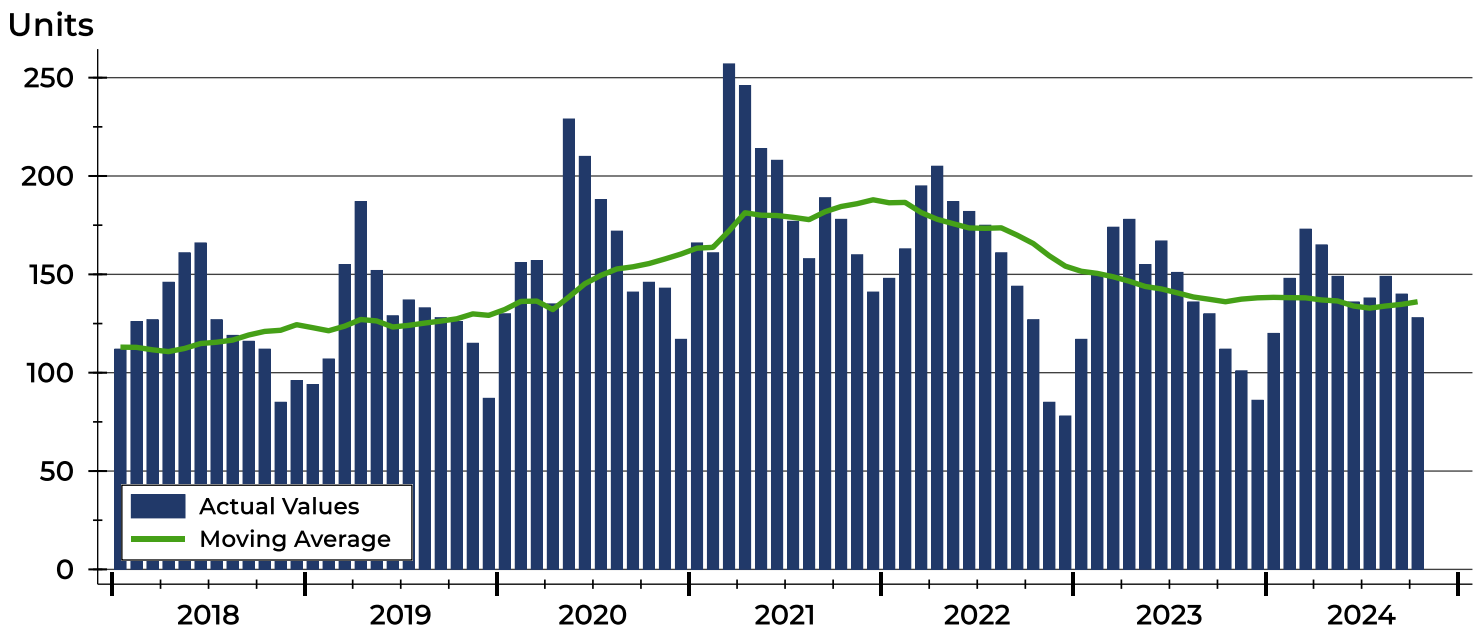
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Summary Statistics for Contracts Written		2024	October 2023	Change	Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		128	112	14.3%	1,446	1,470	-1.6%
Volume (1,000s)		34,815	28,506	22.1%	394,635	381,288	3.5%
Average	Sale Price	271,993	254,513	6.9%	272,915	259,380	5.2%
	Days on Market	45	41	9.8%	43	36	19.4%
	Percent of Original	97.2%	97.0%	0.2%	97.1%	97.2%	-0.1%
Median	Sale Price	256,450	246,500	4.0%	249,925	235,000	6.4%
	Days on Market	23	23	0.0%	16	13	23.1%
	Percent of Original	100.0%	98.4%	1.6%	99.1%	99.5%	-0.4%

A total of 128 contracts for sale were written in the Manhattan-Junction City metropolitan area during the month of October, up from 112 in 2023. The median list price of these homes was \$256,450, up from \$246,500 the prior year.

Half of the homes that went under contract in October were on the market less than 23 days, compared to 23 days in October 2023.

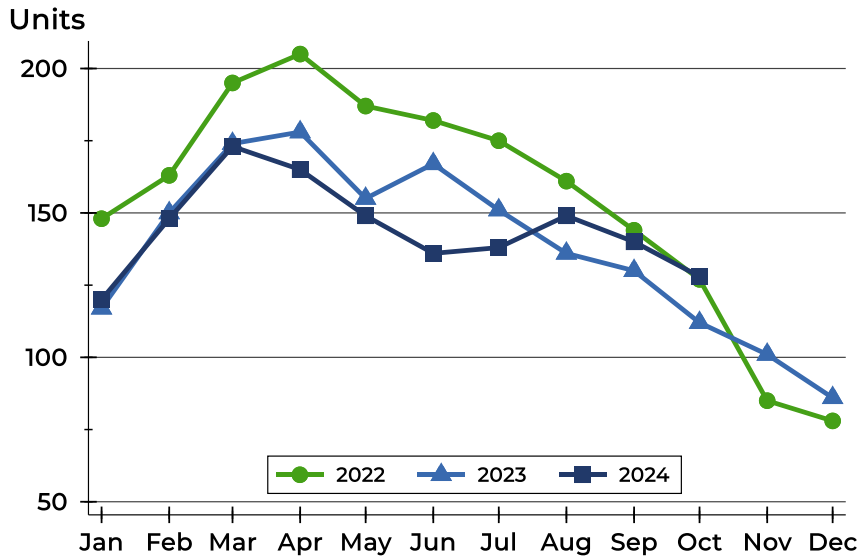
History of Contracts Written





Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Contracts Written by Month



Month	2022	2023	2024
January	148	117	120
February	163	150	148
March	195	174	173
April	205	178	165
May	187	155	149
June	182	167	136
July	175	151	138
August	161	136	149
September	144	130	140
October	127	112	128
November	85	101	
December	78	86	

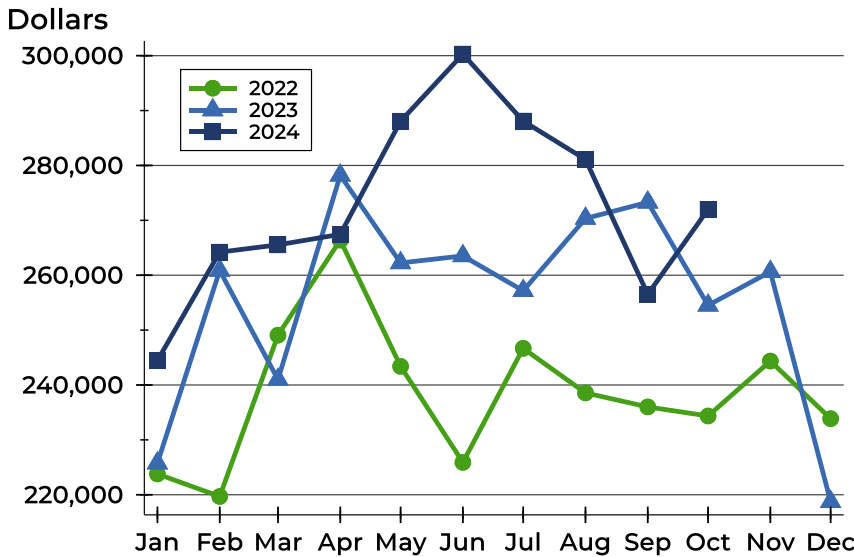
Contracts Written by Price Range

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	2	1.6%	28,500	28,500	28	28	99.0%	99.0%
\$50,000-\$99,999	8	6.3%	67,800	66,500	90	45	88.4%	96.2%
\$100,000-\$124,999	5	3.9%	114,990	115,000	61	43	82.6%	84.6%
\$125,000-\$149,999	9	7.0%	135,444	135,999	56	19	97.2%	100.0%
\$150,000-\$174,999	7	5.5%	167,986	170,000	38	9	97.8%	100.0%
\$175,000-\$199,999	7	5.5%	190,021	189,900	48	37	96.7%	97.8%
\$200,000-\$249,999	23	18.0%	219,217	219,500	34	23	98.9%	100.0%
\$250,000-\$299,999	25	19.5%	273,734	270,000	32	24	99.6%	100.0%
\$300,000-\$399,999	21	16.4%	345,719	350,000	50	23	98.9%	100.0%
\$400,000-\$499,999	12	9.4%	438,783	436,950	34	16	97.9%	100.0%
\$500,000-\$749,999	8	6.3%	588,113	585,000	68	23	96.5%	99.5%
\$750,000-\$999,999	1	0.8%	800,000	800,000	34	34	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



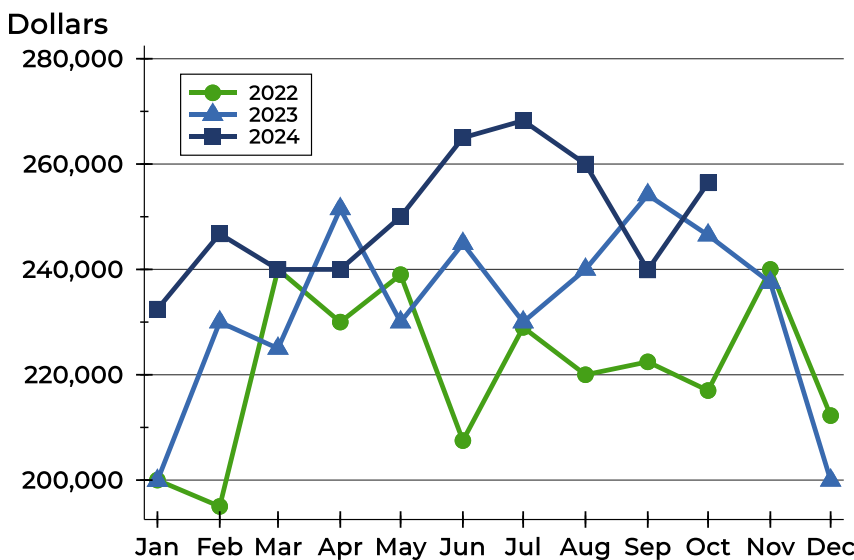
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Average Price



Month	2022	2023	2024
January	223,795	225,756	244,450
February	219,692	260,868	264,205
March	249,081	241,001	265,533
April	266,400	278,205	267,455
May	243,398	262,244	288,066
June	225,904	263,522	300,295
July	246,682	257,181	288,090
August	238,561	270,340	281,096
September	236,006	273,292	256,533
October	234,355	254,513	271,993
November	244,362	260,635	
December	233,866	218,724	

Median Price

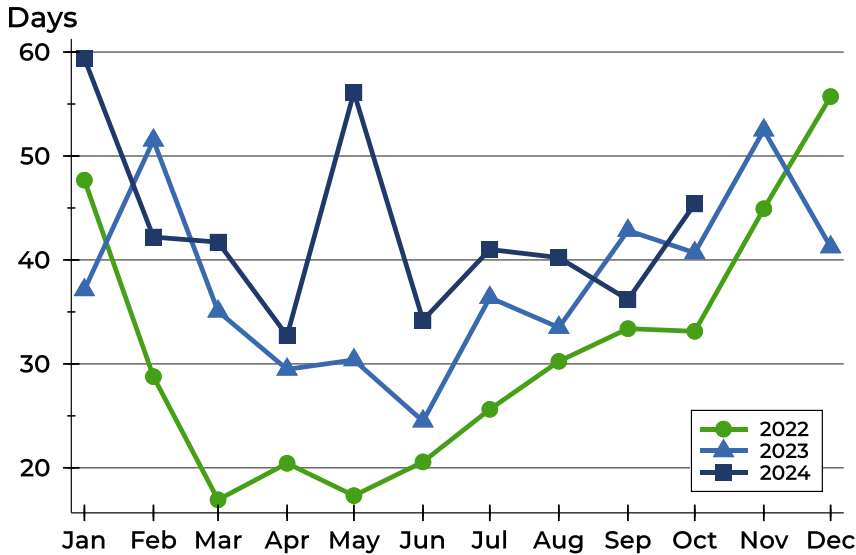


Month	2022	2023	2024
January	200,000	199,900	232,450
February	195,000	230,000	246,750
March	240,000	225,000	240,000
April	230,000	251,500	240,000
May	239,000	230,000	250,000
June	207,500	244,900	265,000
July	229,000	230,000	268,250
August	220,000	240,000	260,000
September	222,450	254,150	239,900
October	217,000	246,500	256,450
November	240,000	237,500	
December	212,250	199,950	



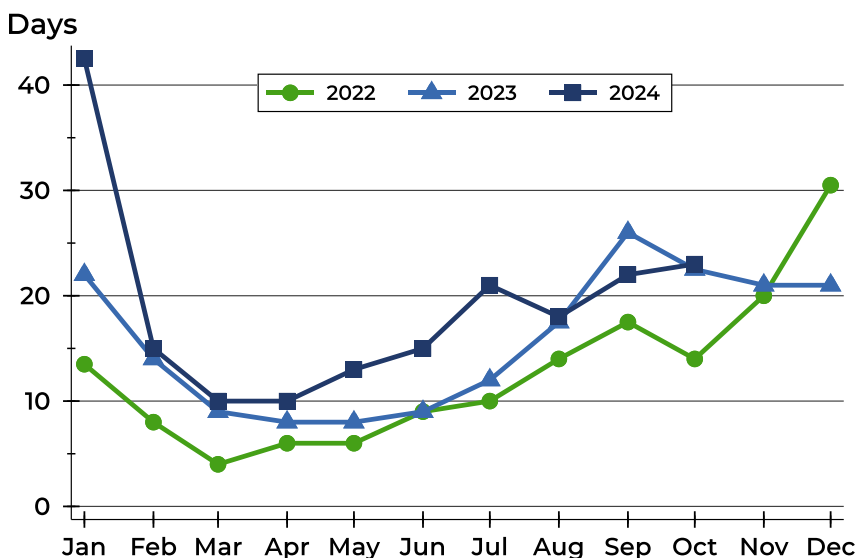
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Average DOM



Month	2022	2023	2024
January	48	37	59
February	29	52	42
March	17	35	42
April	20	29	33
May	17	30	56
June	21	24	34
July	26	36	41
August	30	34	40
September	33	43	36
October	33	41	45
November	45	52	
December	56	41	

Median DOM



Month	2022	2023	2024
January	14	22	43
February	8	14	15
March	4	9	10
April	6	8	10
May	6	8	13
June	9	9	15
July	10	12	21
August	14	18	18
September	18	26	22
October	14	23	23
November	20	21	
December	31	21	



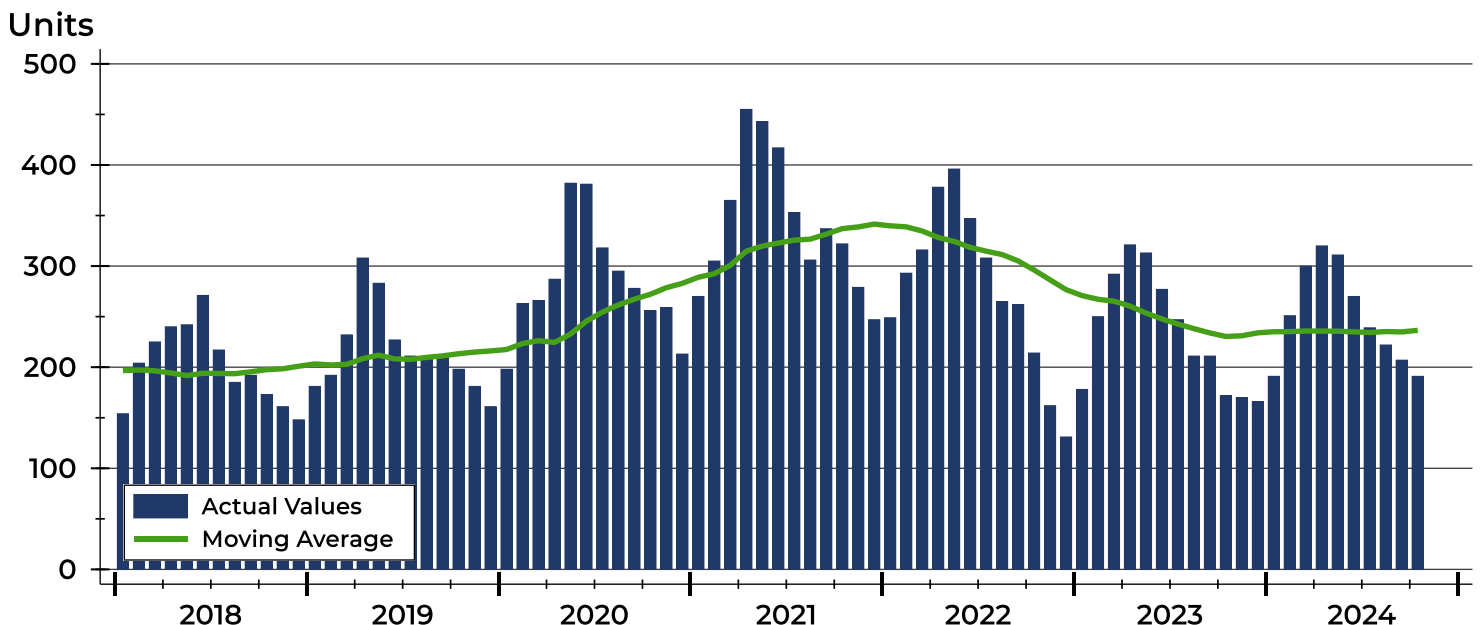
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of October		
		2024	2023	Change
Pending Contracts		191	172	11.0%
Volume (1,000s)		52,824	43,226	22.2%
Average	List Price	276,563	251,315	10.0%
	Days on Market	48	43	11.6%
	Percent of Original	97.8%	97.9%	-0.1%
Median	List Price	249,900	230,000	8.7%
	Days on Market	26	24	8.3%
	Percent of Original	100.0%	100.0%	0.0%

A total of 191 listings in the Manhattan-Junction City metropolitan area had contracts pending at the end of October, up from 172 contracts pending at the end of October 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.

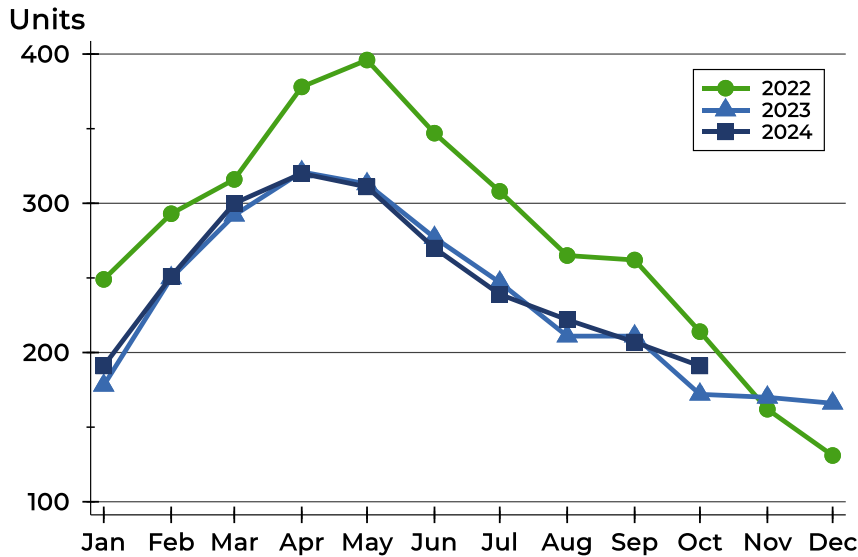
History of Pending Contracts





Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Pending Contracts by Month



Month	2022	2023	2024
January	249	178	191
February	293	250	251
March	316	292	300
April	378	321	320
May	396	313	311
June	347	277	270
July	308	247	239
August	265	211	222
September	262	211	207
October	214	172	191
November	162	170	
December	131	166	

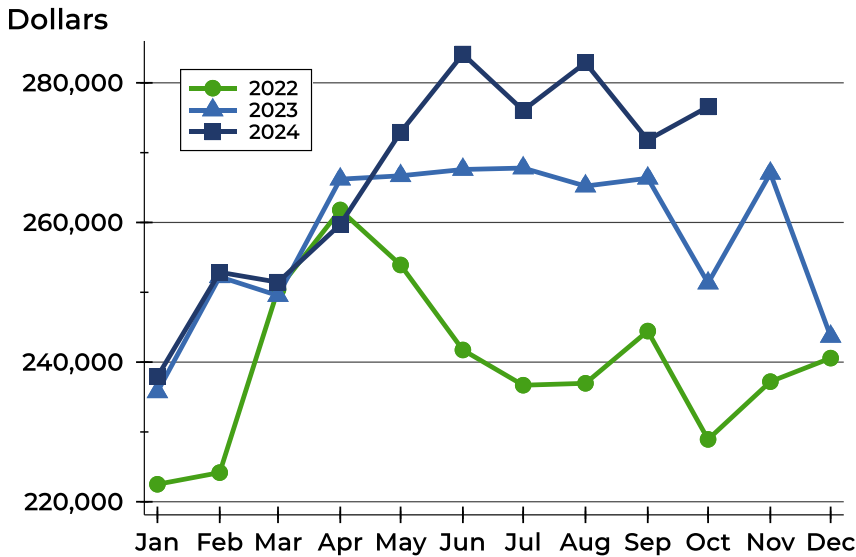
Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	1	0.5%	20,000	20,000	211	211	100.0%	100.0%
\$25,000-\$49,999	2	1.0%	28,500	28,500	28	28	100.0%	100.0%
\$50,000-\$99,999	10	5.2%	69,990	66,500	84	56	90.7%	100.0%
\$100,000-\$124,999	4	2.1%	113,738	114,975	70	61	86.5%	90.2%
\$125,000-\$149,999	14	7.3%	136,507	137,500	44	17	98.4%	100.0%
\$150,000-\$174,999	12	6.3%	167,508	169,450	35	10	98.2%	100.0%
\$175,000-\$199,999	14	7.3%	187,739	189,325	54	36	97.7%	100.0%
\$200,000-\$249,999	39	20.4%	224,221	220,000	31	20	99.0%	100.0%
\$250,000-\$299,999	34	17.8%	274,654	272,500	32	26	99.7%	100.0%
\$300,000-\$399,999	30	15.7%	348,353	350,000	52	24	98.1%	100.0%
\$400,000-\$499,999	17	8.9%	440,341	435,000	44	21	98.7%	100.0%
\$500,000-\$749,999	12	6.3%	581,075	570,000	74	48	97.5%	100.0%
\$750,000-\$999,999	1	0.5%	800,000	800,000	34	34	100.0%	100.0%
\$1,000,000 and up	1	0.5%	1,250,000	1,250,000	445	445	66.7%	66.7%



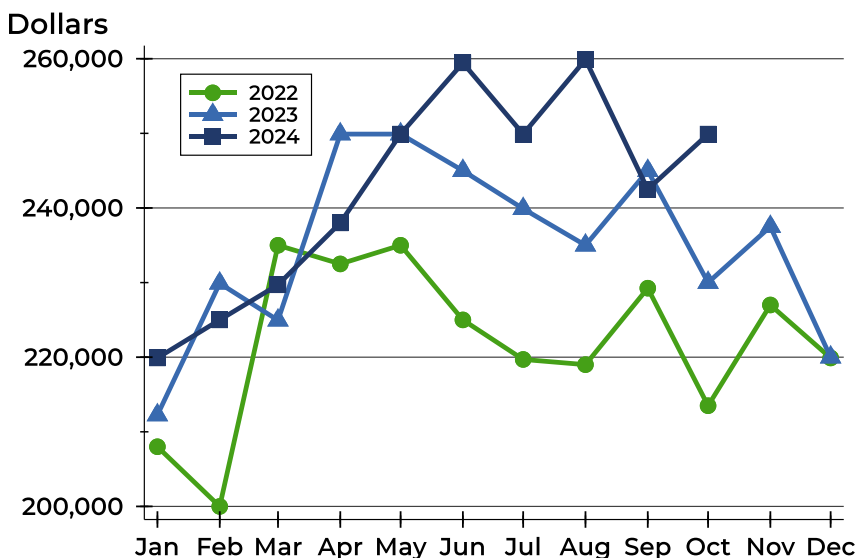
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Average Price



Month	2022	2023	2024
January	222,503	235,738	237,920
February	224,175	252,214	252,869
March	250,403	249,534	251,446
April	261,792	266,204	259,717
May	253,913	266,687	272,928
June	241,739	267,592	284,120
July	236,693	267,798	276,065
August	236,966	265,212	282,876
September	244,446	266,339	271,814
October	228,933	251,315	276,563
November	237,206	267,037	
December	240,575	243,680	

Median Price

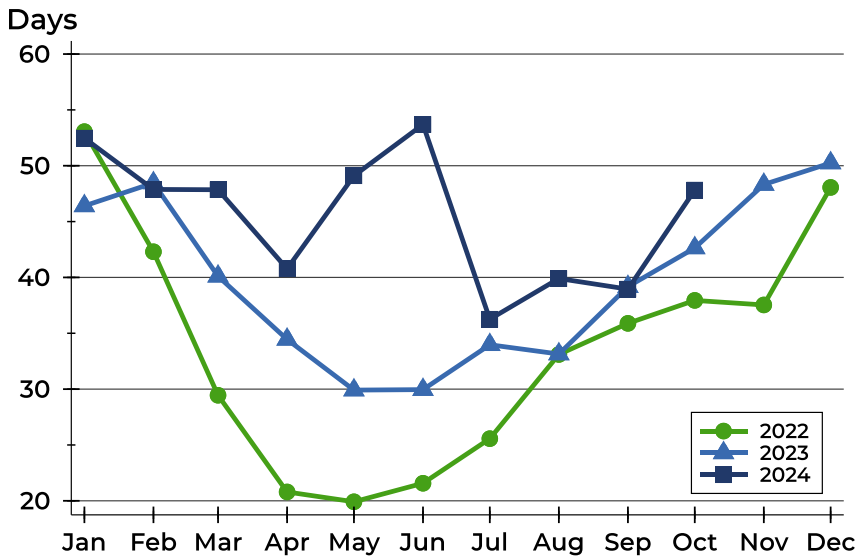


Month	2022	2023	2024
January	208,000	212,250	219,900
February	200,000	229,900	225,000
March	235,000	224,950	229,700
April	232,500	249,900	238,000
May	235,000	249,900	249,900
June	225,000	245,000	259,450
July	219,700	239,900	249,900
August	219,000	235,000	259,900
September	229,250	245,000	242,500
October	213,500	230,000	249,900
November	227,000	237,500	
December	219,900	220,000	



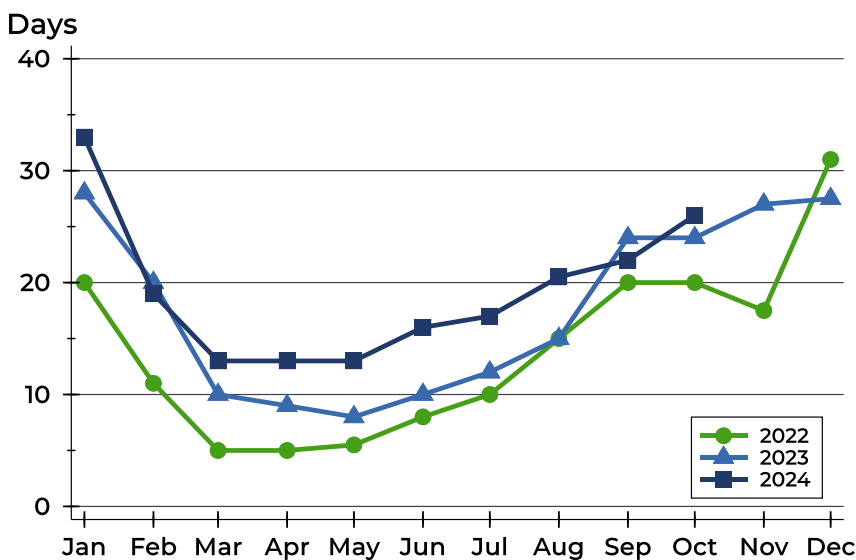
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Average DOM



Month	2022	2023	2024
January	53	46	52
February	42	48	48
March	29	40	48
April	21	34	41
May	20	30	49
June	22	30	54
July	26	34	36
August	33	33	40
September	36	39	39
October	38	43	48
November	38	48	
December	48	50	

Median DOM



Month	2022	2023	2024
January	20	28	33
February	11	20	19
March	5	10	13
April	5	9	13
May	6	8	13
June	8	10	16
July	10	12	17
August	15	15	21
September	20	24	22
October	20	24	26
November	18	27	
December	31	28	