



Manhattan-Junction City Metropolitan Area Housing Report



Market Overview

Manhattan MSA Home Sales Rose in November

Total home sales in the Manhattan-Junction City metropolitan area rose by 24.8% last month to 126 units, compared to 101 units in November 2023. Total sales volume was \$35.7 million, up 39.3% from a year earlier.

The median sale price in November was \$252,500, up from \$245,000 a year earlier. Homes that sold in November were typically on the market for 25 days and sold for 99.5% of their list prices.

Manhattan MSA Active Listings Down at End of November

The total number of active listings in the Manhattan-Junction City metropolitan area at the end of November was 302 units, down from 333 at the same point in 2023. This represents a 2.2 months' supply of homes available for sale. The median list price of homes on the market at the end of November was \$254,450.

During November, a total of 107 contracts were written up from 101 in November 2023. At the end of the month, there were 172 contracts still pending.

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Manhattan-Junction City Metropolitan Area Summary Statistics

November MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
Home Sales Change from prior year		126 24.8%	101 -22.3%	130 -34.3%	1,538 1.5%	1,516 -17.2%	1,832 -10.8%
Active Listings Change from prior year		302 -9.3%	333 6.4%	313 4.0%	N/A	N/A	N/A
Months' Supply Change from prior year		2.2 -12.0%	2.5 31.6%	1.9 18.8%	N/A	N/A	N/A
New Listings Change from prior year		107 -23.6%	140 12.0%	125 -20.4%	1,871 -0.5%	1,881 -11.0%	2,114 -12.2%
Contracts Written Change from prior year		107 5.9%	101 18.8%	85 -46.9%	1,547 -1.5%	1,571 -11.3%	1,772 -16.2%
Pending Contracts Change from prior year		172 1.2%	170 4.9%	162 -41.9%	N/A	N/A	N/A
Sales Volume (1,000s) Change from prior year		35,675 39.4%	25,601 -11.7%	28,983 -38.7%	410,822 6.0%	387,635 -10.9%	434,913 -4.5%
Average	Sale Price Change from prior year	283,134 11.7%	253,477 13.7%	222,947 -6.6%	267,114 4.5%	255,696 7.7%	237,398 7.0%
	List Price of Actives Change from prior year	293,047 13.3%	258,549 -3.3%	267,307 12.5%	N/A	N/A	N/A
	Days on Market Change from prior year	46 17.9%	39 8.3%	36 -5.3%	43 19.4%	36 28.6%	28 -20.0%
	Percent of List Change from prior year	97.9% -0.3%	98.2% -0.1%	98.3% -0.4%	98.4% -0.3%	98.7% -0.7%	99.4% 0.3%
	Percent of Original Change from prior year	95.6% -0.2%	95.8% -0.1%	95.9% -1.0%	96.8% -0.3%	97.1% -1.2%	98.3% 0.3%
Median	Sale Price Change from prior year	252,500 3.1%	245,000 16.7%	210,000 -4.5%	244,000 3.8%	235,000 6.8%	220,000 7.4%
	List Price of Actives Change from prior year	254,450 20.0%	212,000 -5.8%	225,000 13.1%	N/A	N/A	N/A
	Days on Market Change from prior year	25 19.0%	21 16.7%	18 -21.7%	17 30.8%	13 44.4%	9 -18.2%
	Percent of List Change from prior year	99.5% 0.6%	98.9% -1.1%	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%	100.0% 0.0%
	Percent of Original Change from prior year	98.3% 0.5%	97.8% -0.5%	98.3% 0.0%	98.6% -0.7%	99.3% -0.7%	100.0% 0.0%

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



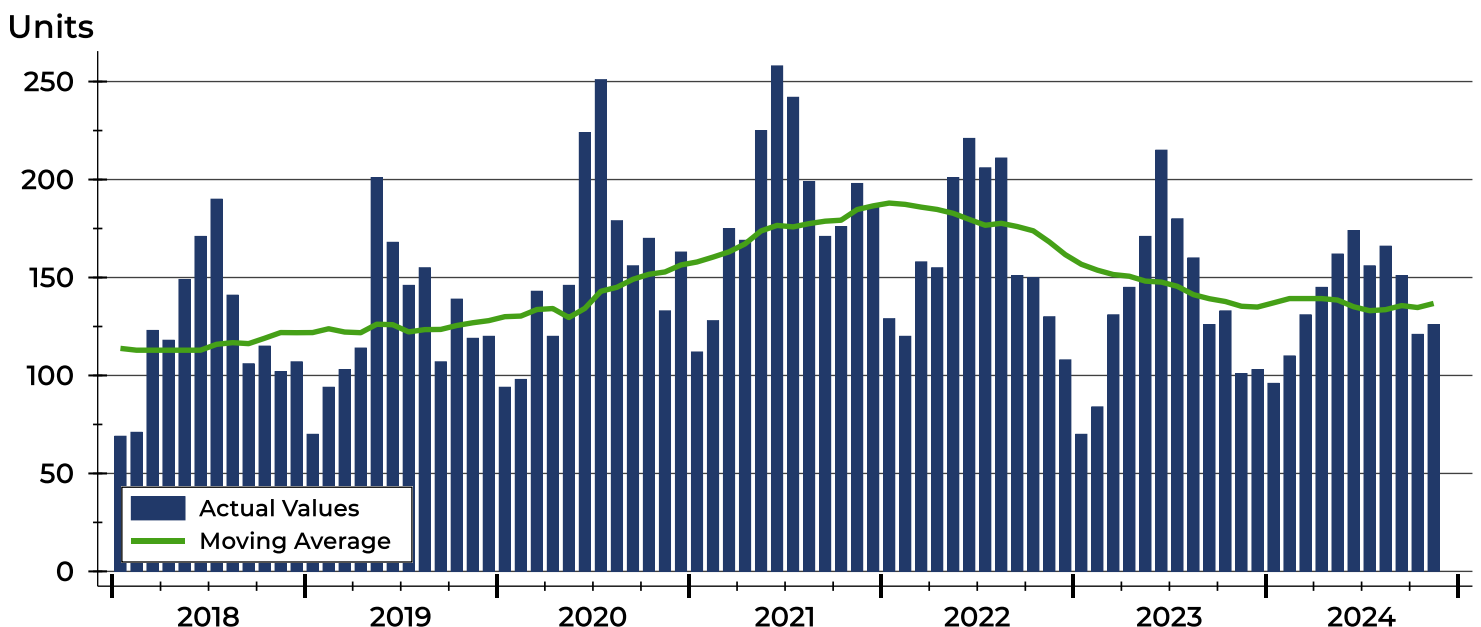
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

Summary Statistics for Closed Listings		November			Year-to-Date		
		2024	2023	Change	2024	2023	Change
Closed Listings		126	101	24.8%	1,538	1,516	1.5%
Volume (1,000s)		35,675	25,601	39.4%	410,822	387,635	6.0%
Months' Supply		2.2	2.5	-12.0%	N/A	N/A	N/A
Average	Sale Price	283,134	253,477	11.7%	267,114	255,696	4.5%
	Days on Market	46	39	17.9%	43	36	19.4%
	Percent of List	97.9%	98.2%	-0.3%	98.4%	98.7%	-0.3%
	Percent of Original	95.6%	95.8%	-0.2%	96.8%	97.1%	-0.3%
Median	Sale Price	252,500	245,000	3.1%	244,000	235,000	3.8%
	Days on Market	25	21	19.0%	17	13	30.8%
	Percent of List	99.5%	98.9%	0.6%	100.0%	100.0%	0.0%
	Percent of Original	98.3%	97.8%	0.5%	98.6%	99.3%	-0.7%

A total of 126 homes sold in the Manhattan-Junction City metropolitan area in November, up from 101 units in November 2023. Total sales volume rose to \$35.7 million compared to \$25.6 million in the previous year.

The median sales price in November was \$252,500, up 3.1% compared to the prior year. Median days on market was 25 days, up from 15 days in October, and up from 21 in November 2023.

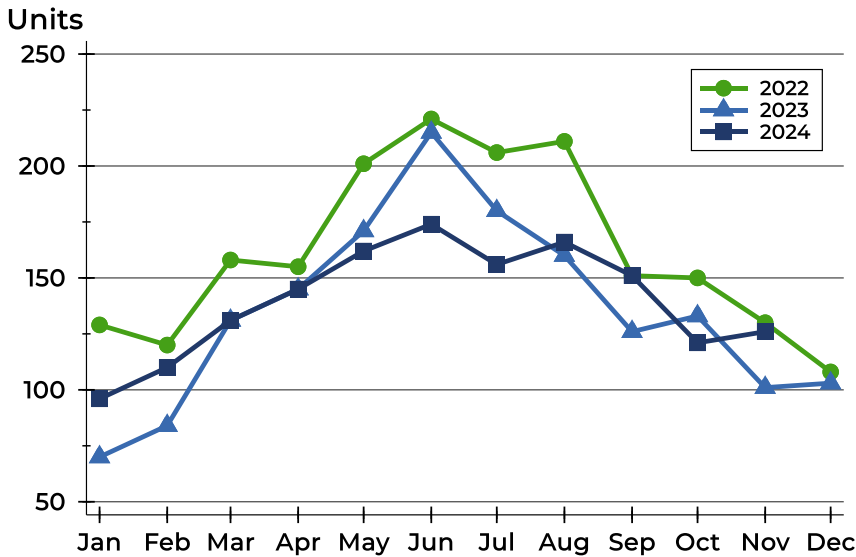
History of Closed Listings





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	121
November	130	101	126
December	108	103	

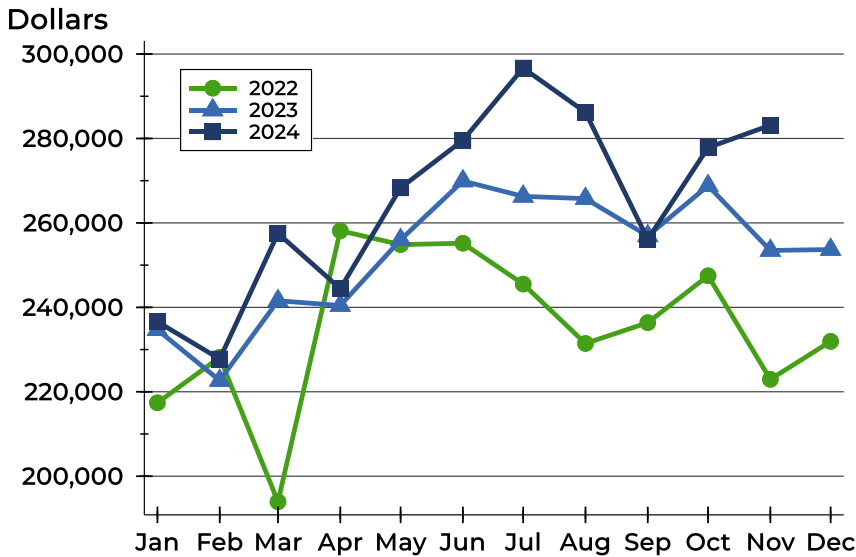
Closed Listings by Price Range

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	2	1.6%	0.0	19,750	19,750	113	113	86.5%	86.5%	86.5%	86.5%
\$25,000-\$49,999	2	1.6%	1.5	35,000	35,000	57	57	76.6%	76.6%	73.7%	73.7%
\$50,000-\$99,999	5	4.0%	2.5	66,650	65,000	127	63	96.3%	95.2%	79.9%	75.0%
\$100,000-\$124,999	4	3.2%	3.2	116,500	121,500	49	29	94.4%	95.3%	90.9%	95.3%
\$125,000-\$149,999	9	7.1%	2.9	139,488	140,000	70	47	98.1%	98.2%	95.2%	98.2%
\$150,000-\$174,999	5	4.0%	2.2	167,600	168,000	19	9	97.6%	97.1%	96.5%	97.1%
\$175,000-\$199,999	11	8.7%	1.8	188,127	193,000	44	36	99.3%	100.0%	97.0%	96.6%
\$200,000-\$249,999	24	19.0%	1.6	222,954	222,500	28	21	98.5%	99.0%	97.0%	98.2%
\$250,000-\$299,999	20	15.9%	2.2	270,627	267,818	38	28	98.6%	100.0%	97.5%	99.9%
\$300,000-\$399,999	27	21.4%	2.4	341,723	350,000	28	21	98.8%	100.0%	97.7%	98.9%
\$400,000-\$499,999	8	6.3%	1.0	426,738	422,500	28	14	100.1%	100.1%	99.2%	100.0%
\$500,000-\$749,999	7	5.6%	3.2	564,922	535,000	44	22	101.2%	100.0%	100.5%	100.0%
\$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	2	1.6%	16.0	1,622,500	1,622,500	325	325	87.2%	87.2%	71.3%	71.3%



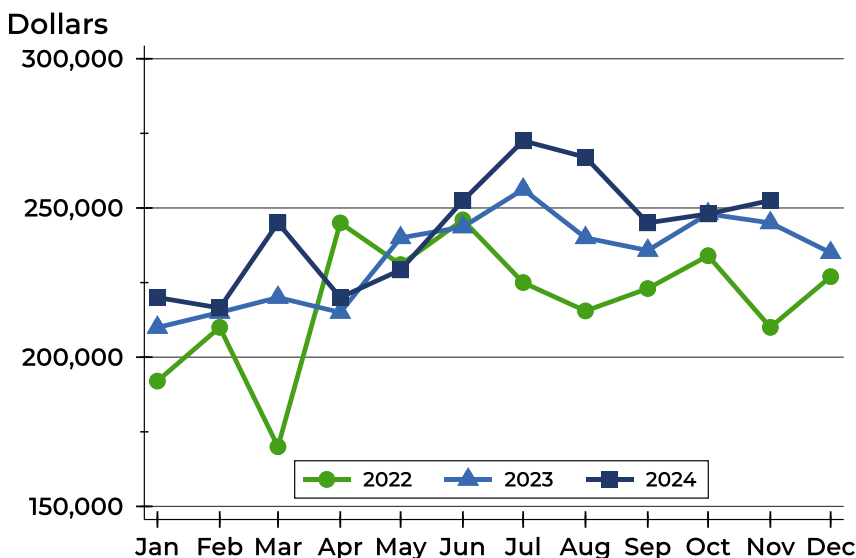
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

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	277,846
November	222,947	253,477	283,134
December	231,945	253,702	

Median Price

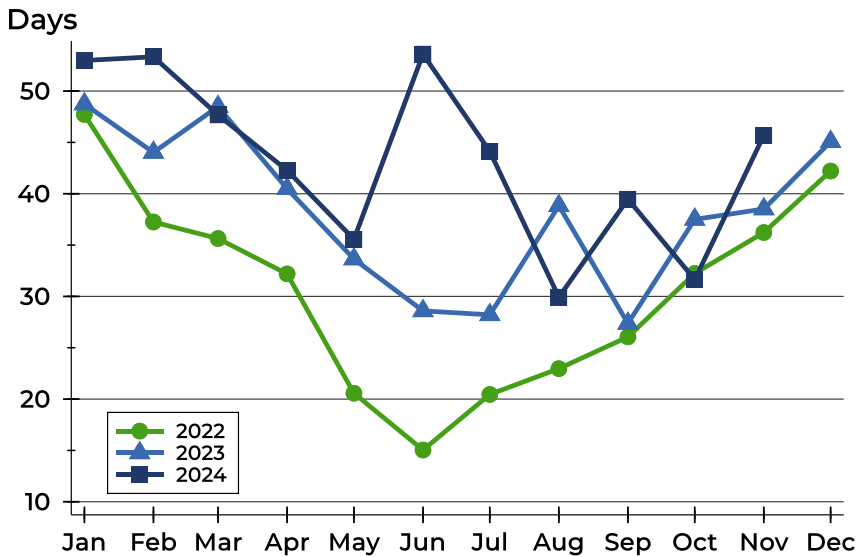


Month	2022	2023	2024
January	192,000	209,950	220,000
February	210,000	215,000	216,500
March	170,000	220,000	245,000
April	245,000	215,000	219,999
May	231,000	240,000	229,250
June	246,000	243,628	252,450
July	225,000	256,250	272,500
August	215,500	240,000	267,000
September	223,000	235,750	245,000
October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



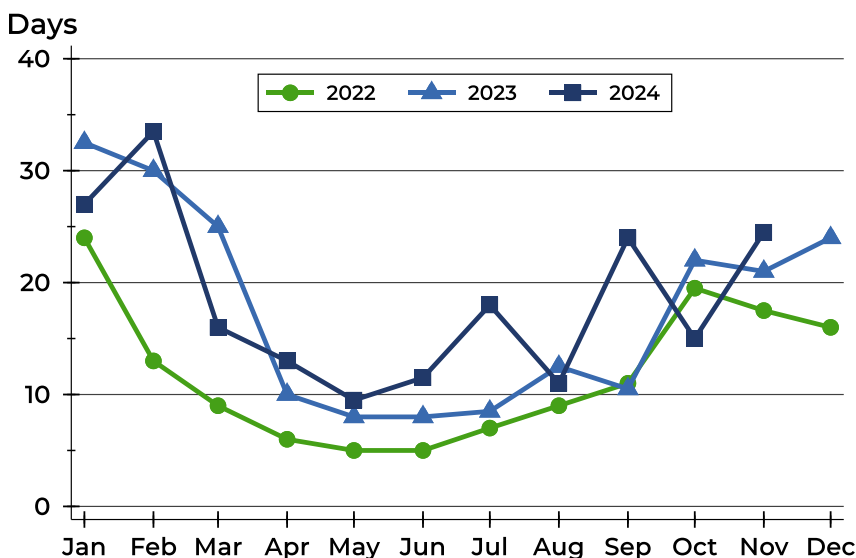
Manhattan-Junction City Metropolitan Area Closed Listings Analysis

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	32
November	36	39	46
December	42	45	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	15
November	18	21	25
December	16	24	24



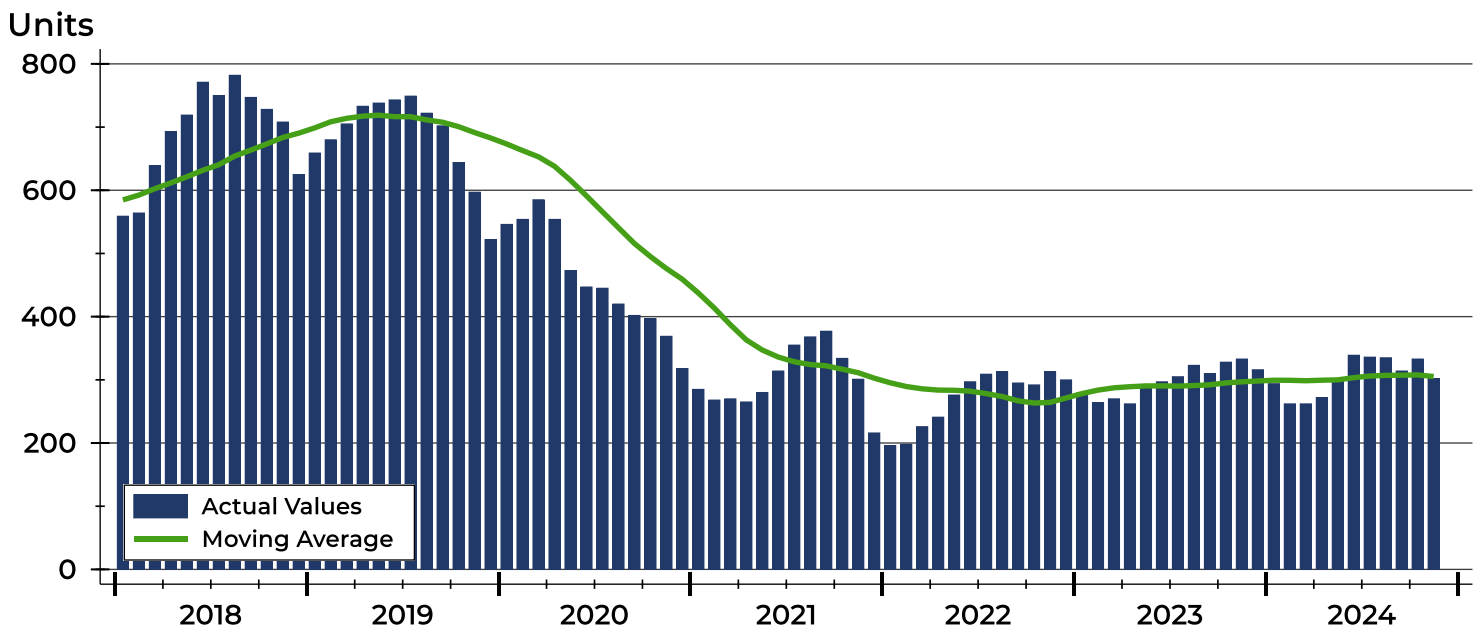
Manhattan-Junction City Metropolitan Area Active Listings Analysis

Summary Statistics for Active Listings		2024	2023	Change
Active Listings		302	333	-9.3%
Volume (1,000s)		88,500	86,097	2.8%
Months' Supply		2.2	2.5	-12.0%
Average	List Price	293,047	258,549	13.3%
	Days on Market	77	77	0.0%
	Percent of Original	97.4%	97.2%	0.2%
Median	List Price	254,450	212,000	20.0%
	Days on Market	59	57	3.5%
	Percent of Original	100.0%	100.0%	0.0%

A total of 302 homes were available for sale in the Manhattan-Junction City metropolitan area at the end of November. This represents a 2.2 months' supply of active listings.

The median list price of homes on the market at the end of November was \$254,450, up 20.0% from 2023. The typical time on market for active listings was 59 days, up from 57 days a year earlier.

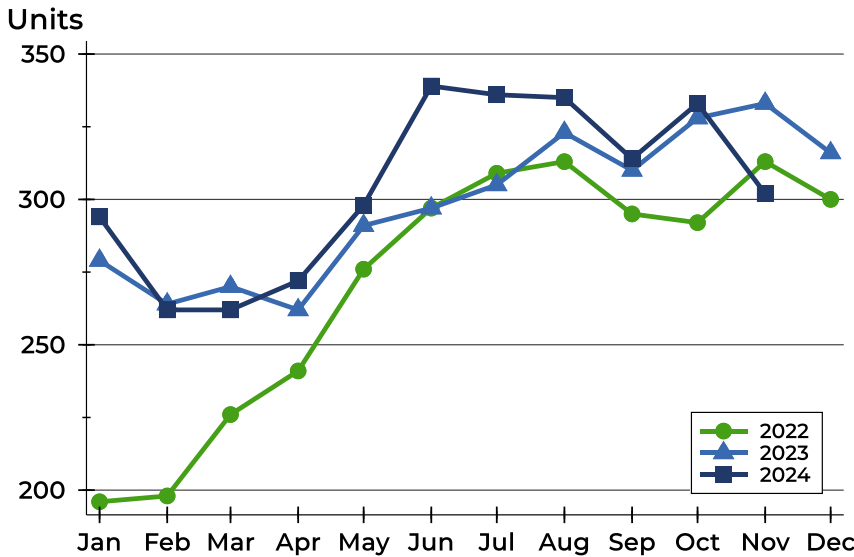
History of Active Listings





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	302
December	300	316	

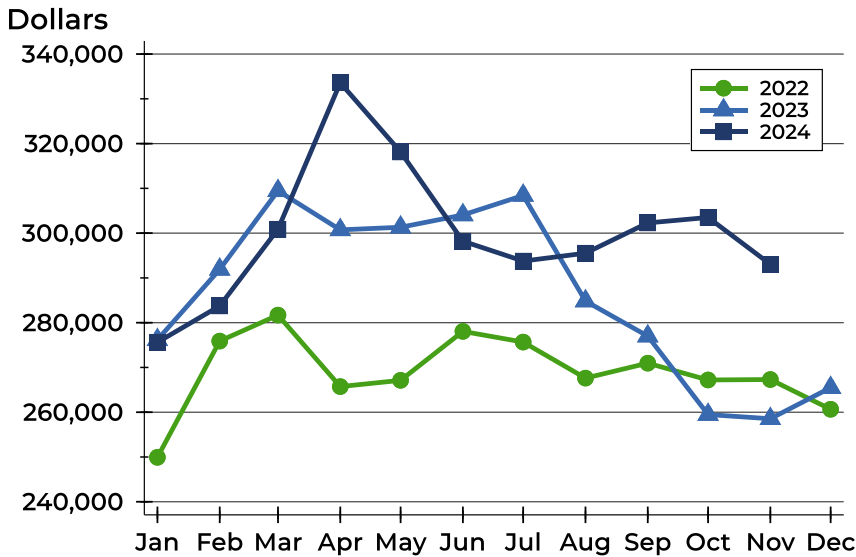
Active Listings by Price Range

Price Range	Active Listings Number	Active Listings Percent	Months' Supply	List Price Average	List Price Median	Days on Market Avg.	Days on Market Med.	Price as % of Orig. Avg.	Price as % of Orig. Med.
Below \$25,000	0	0.0%	0.0	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	2	0.7%	1.5	42,500	42,500	55	55	89.4%	89.4%
\$50,000-\$99,999	16	5.3%	2.5	76,019	72,450	104	60	95.1%	100.0%
\$100,000-\$124,999	18	6.0%	3.2	113,287	111,450	68	59	92.3%	100.0%
\$125,000-\$149,999	25	8.3%	2.9	136,460	135,000	70	61	98.1%	100.0%
\$150,000-\$174,999	22	7.3%	2.2	164,164	165,000	80	58	98.4%	100.0%
\$175,000-\$199,999	24	7.9%	1.8	187,123	185,000	100	73	97.5%	100.0%
\$200,000-\$249,999	41	13.6%	1.6	227,776	225,000	65	33	98.2%	100.0%
\$250,000-\$299,999	51	16.9%	2.2	278,414	280,000	84	64	97.8%	100.0%
\$300,000-\$399,999	60	19.9%	2.4	346,938	342,500	73	60	98.6%	100.0%
\$400,000-\$499,999	10	3.3%	1.0	432,280	427,500	60	66	97.9%	100.0%
\$500,000-\$749,999	22	7.3%	3.2	607,832	597,000	56	45	97.8%	100.0%
\$750,000-\$999,999	7	2.3%	N/A	917,357	899,000	103	110	91.8%	92.1%
\$1,000,000 and up	4	1.3%	16.0	1,293,750	1,300,000	120	81	99.6%	100.0%



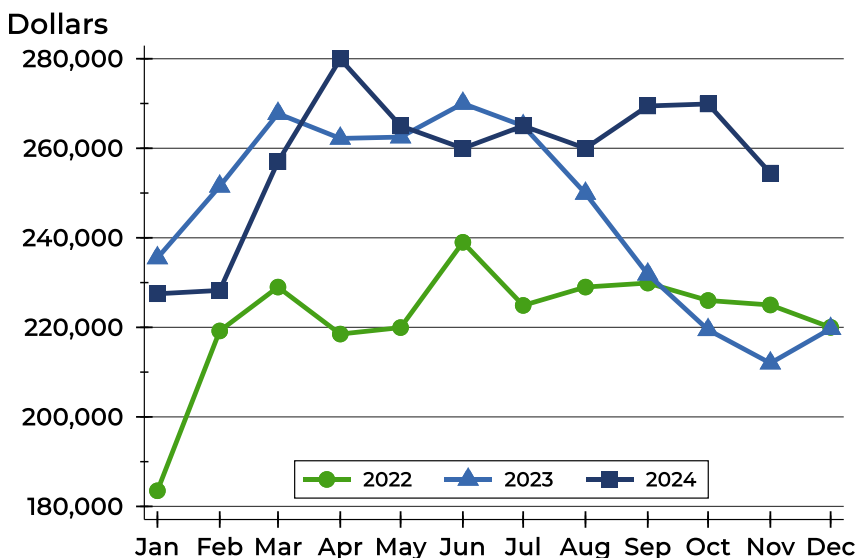
Manhattan-Junction City Metropolitan Area Active Listings Analysis

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	293,047
December	260,664	265,481	

Median Price

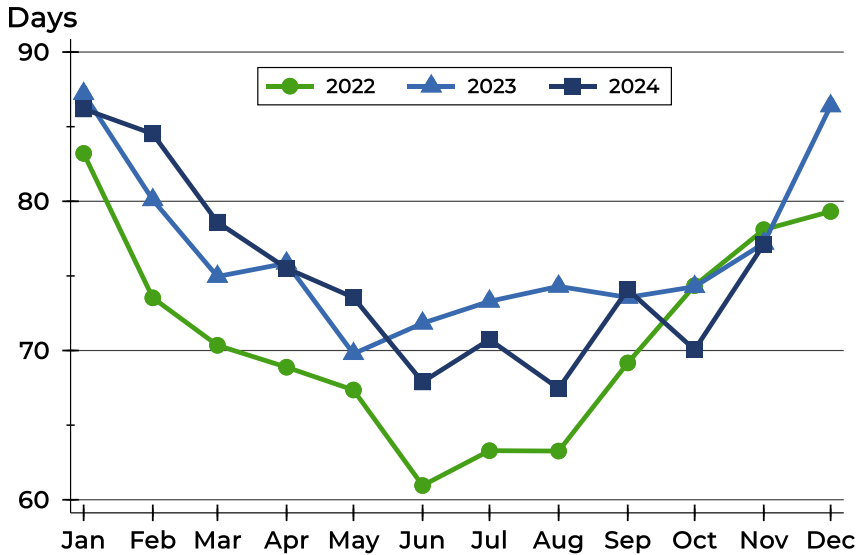


Month	2022	2023	2024
January	183,500	235,500	227,500
February	219,200	251,500	228,250
March	229,000	267,750	257,000
April	218,500	262,200	279,950
May	219,950	262,500	265,000
June	239,000	270,000	260,000
July	224,900	265,000	265,000
August	229,000	249,900	260,000
September	229,900	231,850	269,450
October	226,000	219,450	269,900
November	225,000	212,000	254,450
December	220,000	219,700	



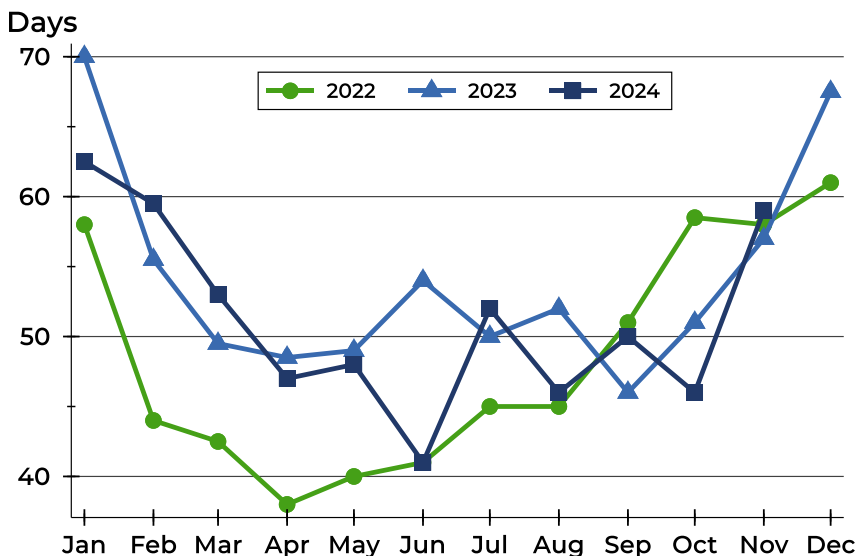
Manhattan-Junction City Metropolitan Area Active Listings Analysis

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	77
December	79	86	

Median DOM

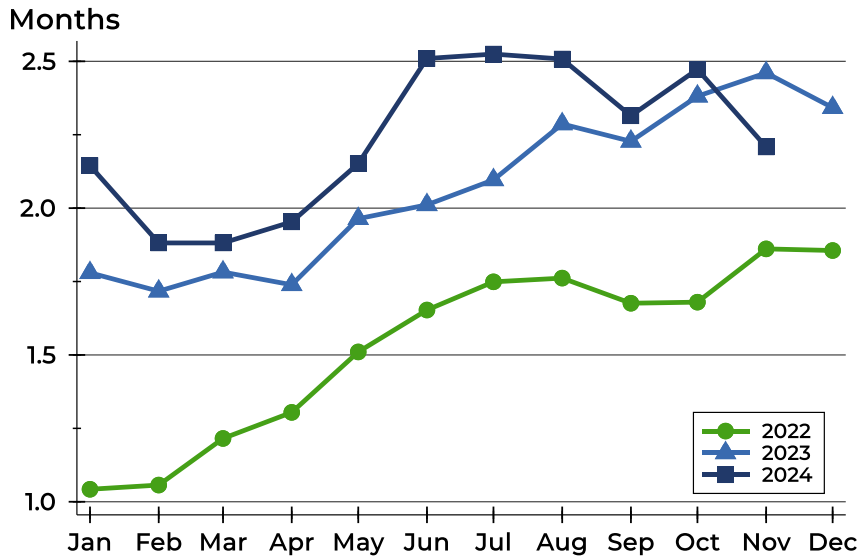


Month	2022	2023	2024
January	58	70	63
February	44	56	60
March	43	50	53
April	38	49	47
May	40	49	48
June	41	54	41
July	45	50	52
August	45	52	46
September	51	46	50
October	59	51	46
November	58	57	59
December	61	68	



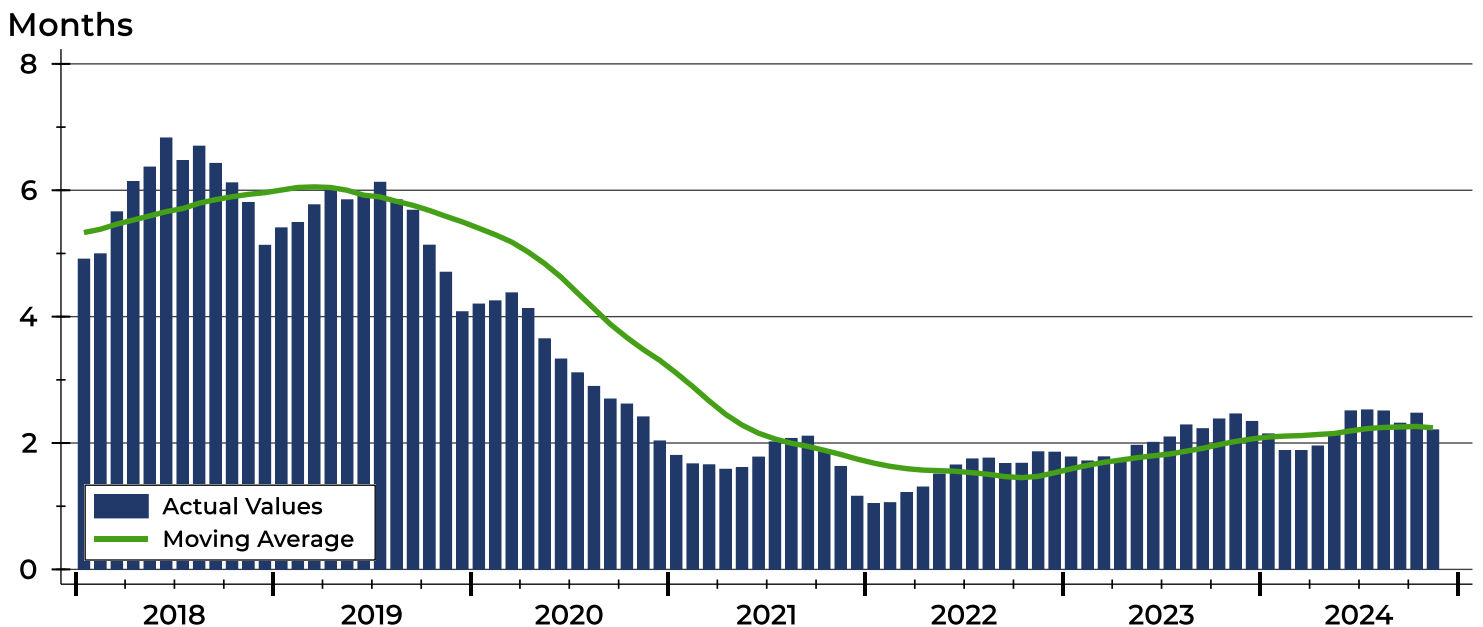
Manhattan-Junction City Metropolitan Area Months' Supply Analysis

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	2.2
December	1.9	2.3	-

History of Month's Supply





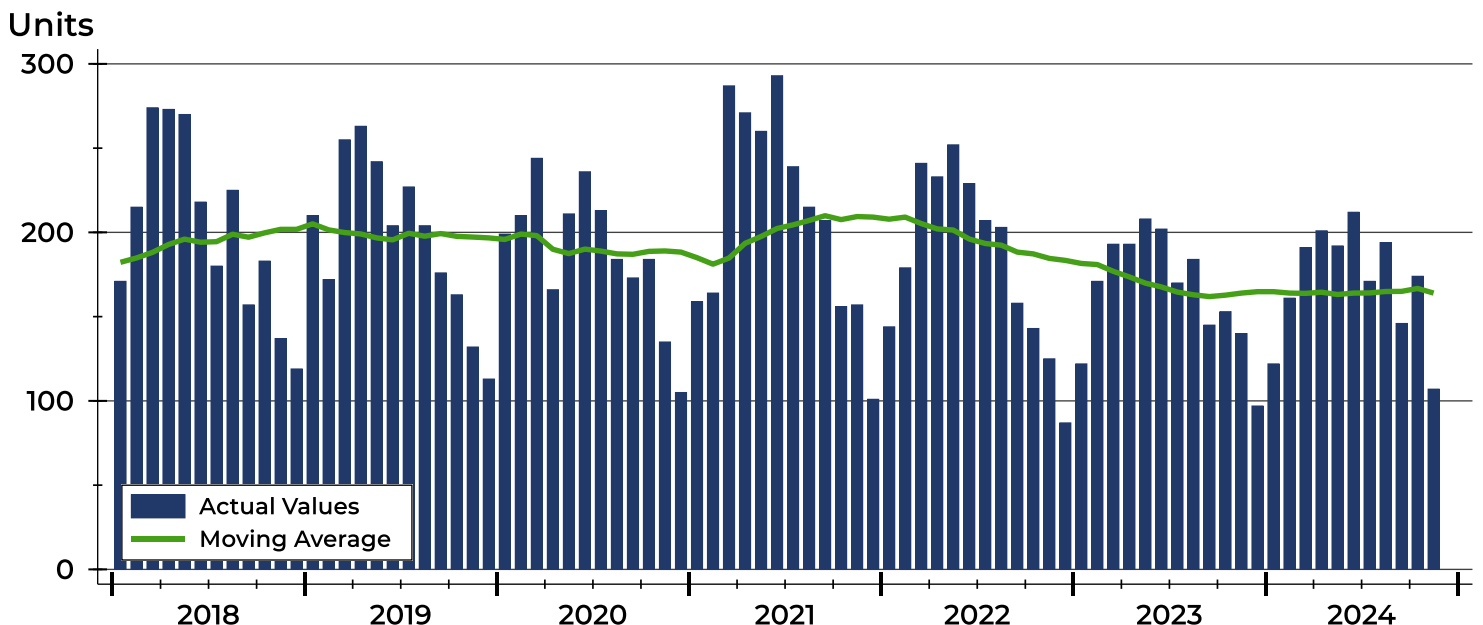
Manhattan-Junction City Metropolitan Area New Listings Analysis

Summary Statistics for New Listings		2024	November 2023	Change
Current Month	New Listings	107	140	-23.6%
	Volume (1,000s)	32,559	39,002	-16.5%
	Average List Price	304,288	278,586	9.2%
	Median List Price	275,000	232,450	18.3%
Year-to-Date	New Listings	1,871	1,881	-0.5%
	Volume (1,000s)	538,151	498,243	8.0%
	Average List Price	287,627	264,882	8.6%
	Median List Price	259,900	239,500	8.5%

A total of 107 new listings were added in the Manhattan-Junction City metropolitan area during November, down 23.6% from the same month in 2023. Year-to-date the Manhattan-Junction City metropolitan area has seen 1,871 new listings.

The median list price of these homes was \$275,000 up from \$232,450 in 2023.

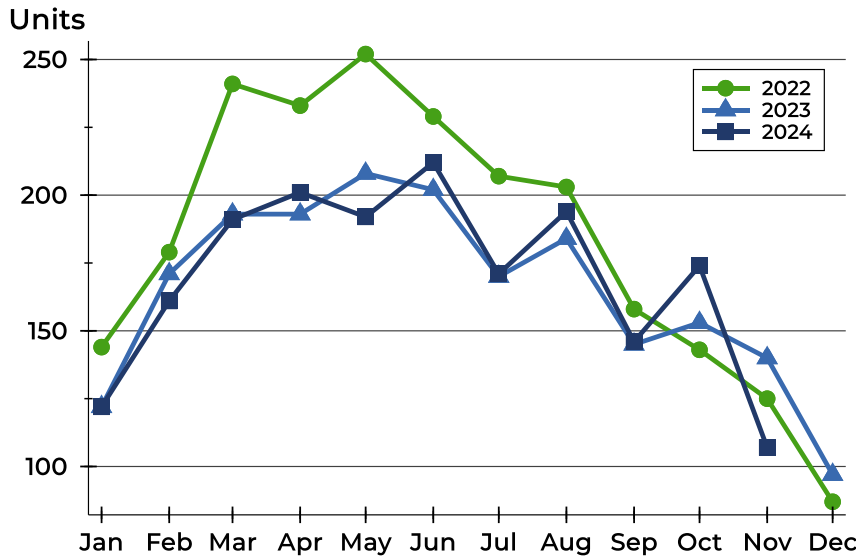
History of New Listings





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	171
August	203	184	194
September	158	145	146
October	143	153	174
November	125	140	107
December	87	97	

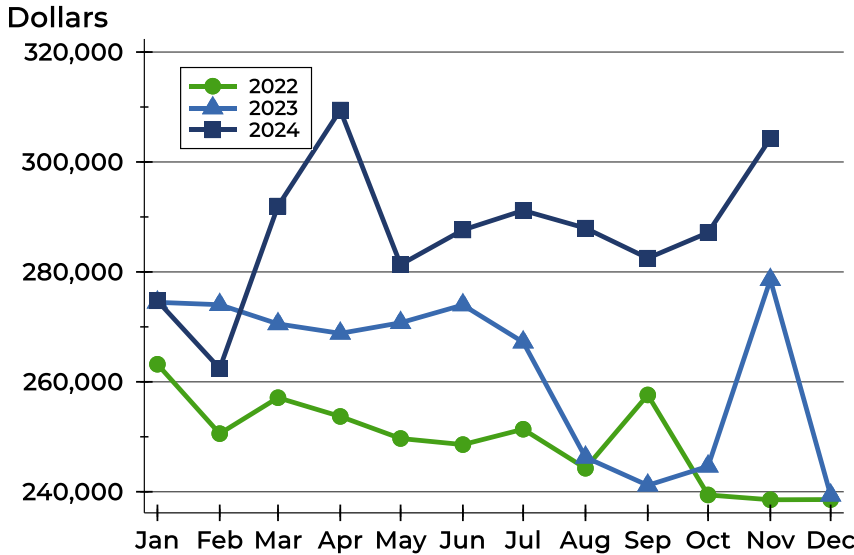
New Listings by Price Range

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	3	2.8%	66,667	60,000	12	15	100.0%	100.0%
\$100,000-\$124,999	5	4.7%	109,514	110,000	13	11	97.5%	100.0%
\$125,000-\$149,999	4	3.7%	141,975	141,500	18	20	99.2%	100.0%
\$150,000-\$174,999	7	6.5%	162,714	160,000	15	16	100.0%	100.0%
\$175,000-\$199,999	10	9.3%	188,270	191,950	17	19	99.5%	100.0%
\$200,000-\$249,999	22	20.6%	229,614	226,500	17	16	99.6%	100.0%
\$250,000-\$299,999	12	11.2%	286,733	295,000	13	12	100.0%	100.0%
\$300,000-\$399,999	28	26.2%	344,054	347,250	12	10	99.6%	100.0%
\$400,000-\$499,999	7	6.5%	442,693	425,000	15	17	100.0%	100.0%
\$500,000-\$749,999	6	5.6%	659,500	652,000	19	22	100.0%	100.0%
\$750,000-\$999,999	1	0.9%	825,000	825,000	31	31	100.0%	100.0%
\$1,000,000 and up	2	1.9%	1,107,500	1,107,500	24	24	100.0%	100.0%



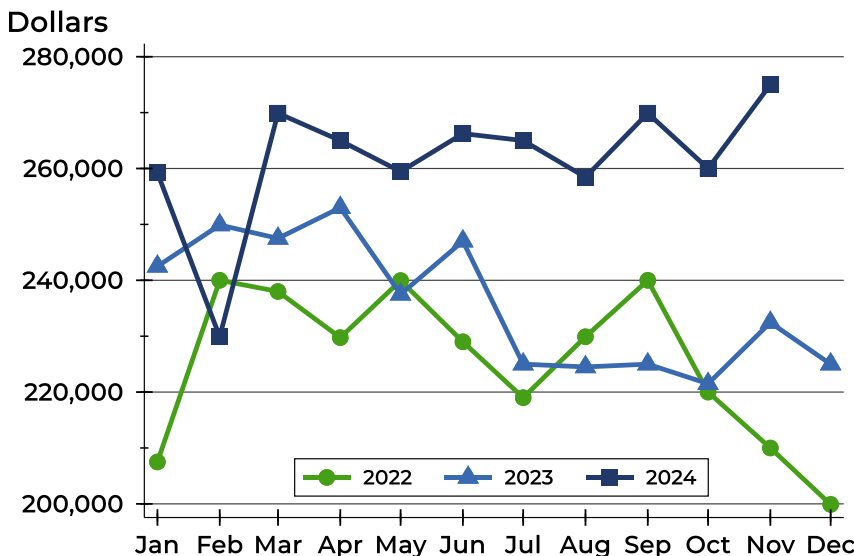
Manhattan-Junction City Metropolitan Area New Listings Analysis

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	281,325
June	248,579	273,983	287,633
July	251,376	267,215	291,178
August	244,276	246,263	287,964
September	257,618	241,174	282,500
October	239,422	244,638	287,146
November	238,542	278,586	304,288
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	266,250
July	219,000	225,000	265,000
August	229,900	224,500	258,450
September	240,000	225,000	269,900
October	220,000	221,500	260,000
November	210,000	232,450	275,000
December	199,900	225,000	



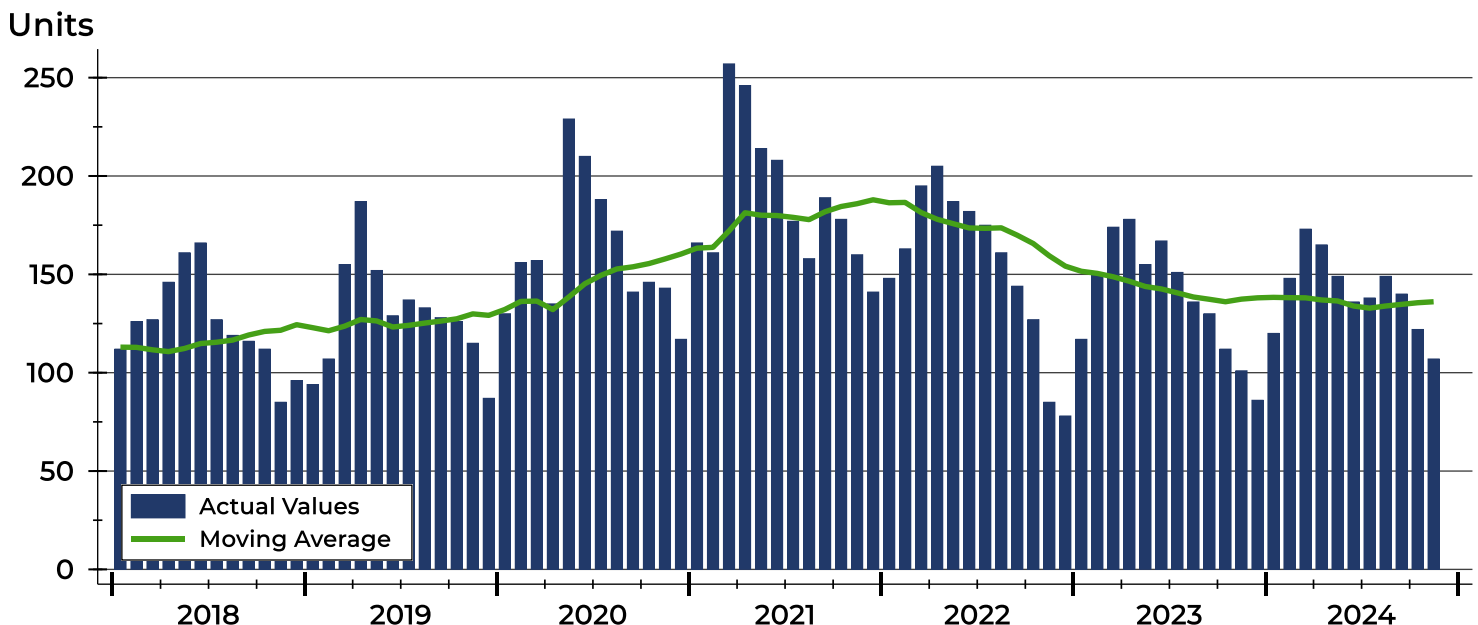
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

Summary Statistics for Contracts Written		November			Year-to-Date		
		2024	2023	Change	2024	2023	Change
Contracts Written		107	101	5.9%	1,547	1,571	-1.5%
Volume (1,000s)		34,302	26,324	30.3%	427,355	407,612	4.8%
Average	Sale Price	320,584	260,635	23.0%	276,248	259,461	6.5%
	Days on Market	39	52	-25.0%	42	37	13.5%
	Percent of Original	98.2%	95.9%	2.4%	97.1%	97.1%	0.0%
Median	Sale Price	279,900	237,500	17.9%	250,000	235,000	6.4%
	Days on Market	16	21	-23.8%	16	13	23.1%
	Percent of Original	100.0%	97.3%	2.8%	99.1%	99.3%	-0.2%

A total of 107 contracts for sale were written in the Manhattan-Junction City metropolitan area during the month of November, up from 101 in 2023. The median list price of these homes was \$279,900, up from \$237,500 the prior year.

Half of the homes that went under contract in November were on the market less than 16 days, compared to 21 days in November 2023.

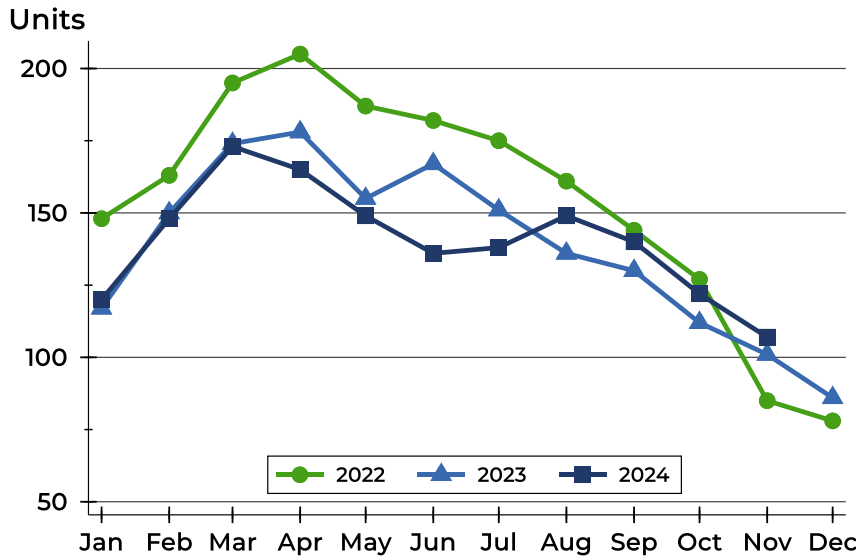
History of Contracts Written





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	122
November	85	101	107
December	78	86	

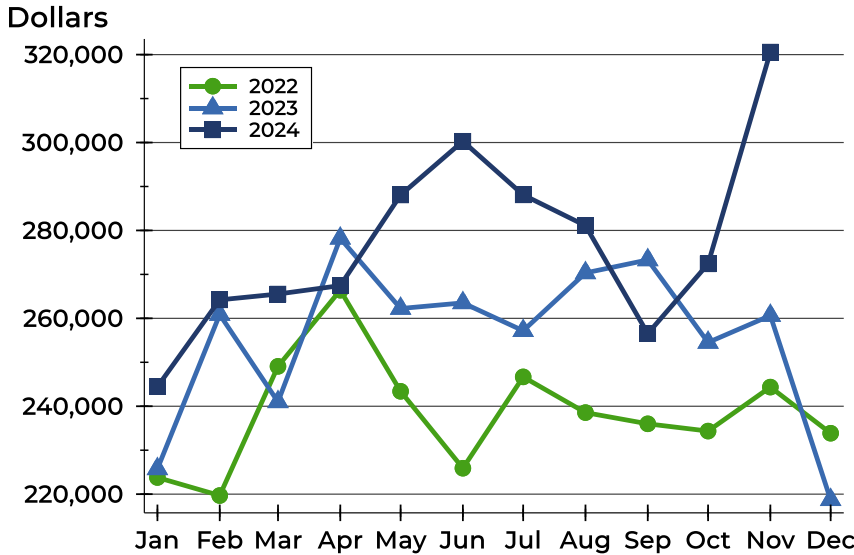
Contracts Written by Price Range

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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	4	3.7%	78,225	74,950	56	24	91.4%	94.7%
\$100,000-\$124,999	4	3.7%	116,225	115,000	40	14	100.0%	100.0%
\$125,000-\$149,999	3	2.8%	143,300	141,000	29	13	100.0%	100.0%
\$150,000-\$174,999	3	2.8%	164,667	169,000	31	15	99.0%	100.0%
\$175,000-\$199,999	12	11.2%	189,125	190,650	24	18	99.8%	100.0%
\$200,000-\$249,999	20	18.7%	226,945	227,950	22	14	97.6%	100.0%
\$250,000-\$299,999	18	16.8%	277,719	280,725	26	16	99.5%	100.0%
\$300,000-\$399,999	25	23.4%	347,264	350,000	62	15	97.9%	100.0%
\$400,000-\$499,999	8	7.5%	443,619	432,000	41	17	97.6%	100.0%
\$500,000-\$749,999	8	7.5%	605,988	602,450	45	23	99.4%	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	2	1.9%	1,857,500	1,857,500	112	112	89.4%	89.4%



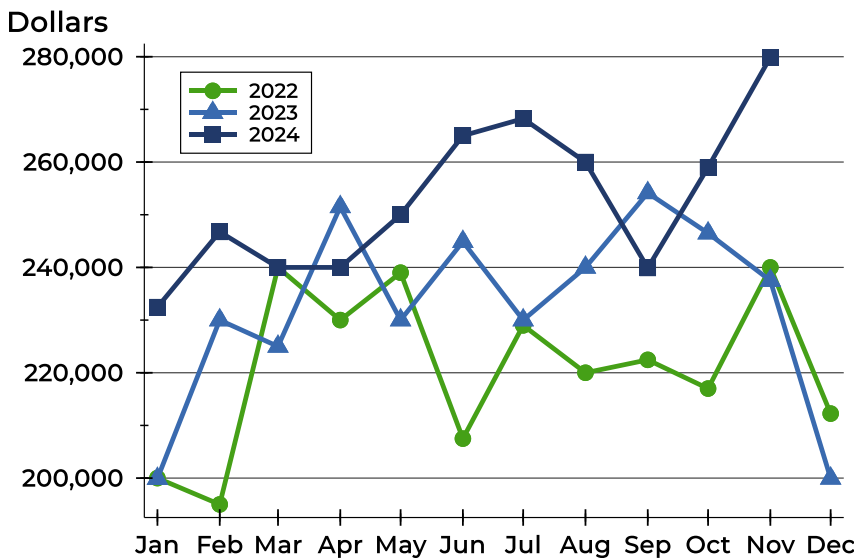
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

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	272,402
November	244,362	260,635	320,584
December	233,866	218,724	

Median Price

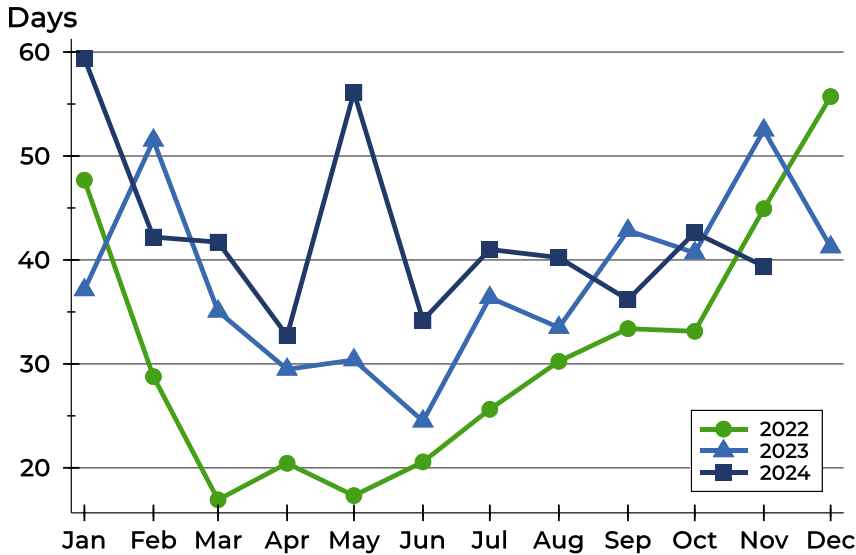


Month	2022	2023	2024
January	200,000	199,900	232,450
February	195,000	230,000	246,750
March	240,000	225,000	240,000
April	230,000	251,500	240,000
May	239,000	230,000	250,000
June	207,500	244,900	265,000
July	229,000	230,000	268,250
August	220,000	240,000	260,000
September	222,450	254,150	239,900
October	217,000	246,500	259,000
November	240,000	237,500	279,900
December	212,250	199,950	



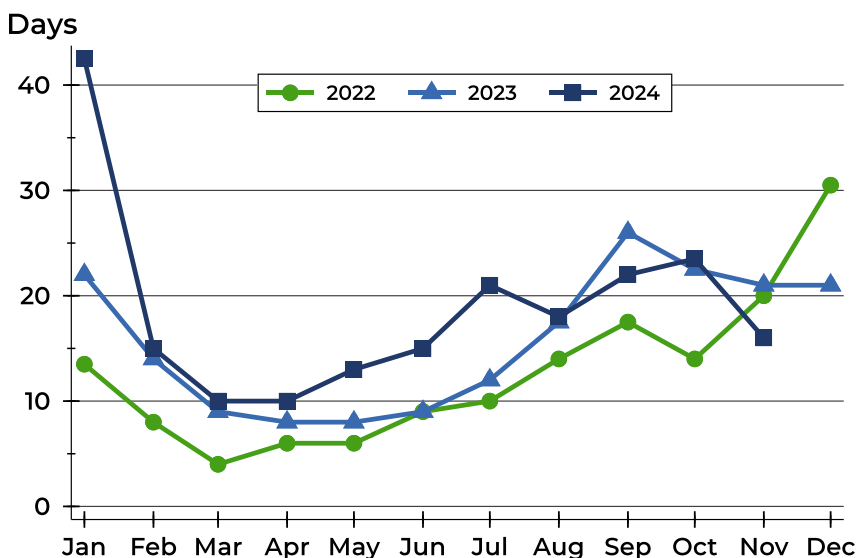
Manhattan-Junction City Metropolitan Area Contracts Written Analysis

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	43
November	45	52	39
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	24
November	20	21	16
December	31	21	



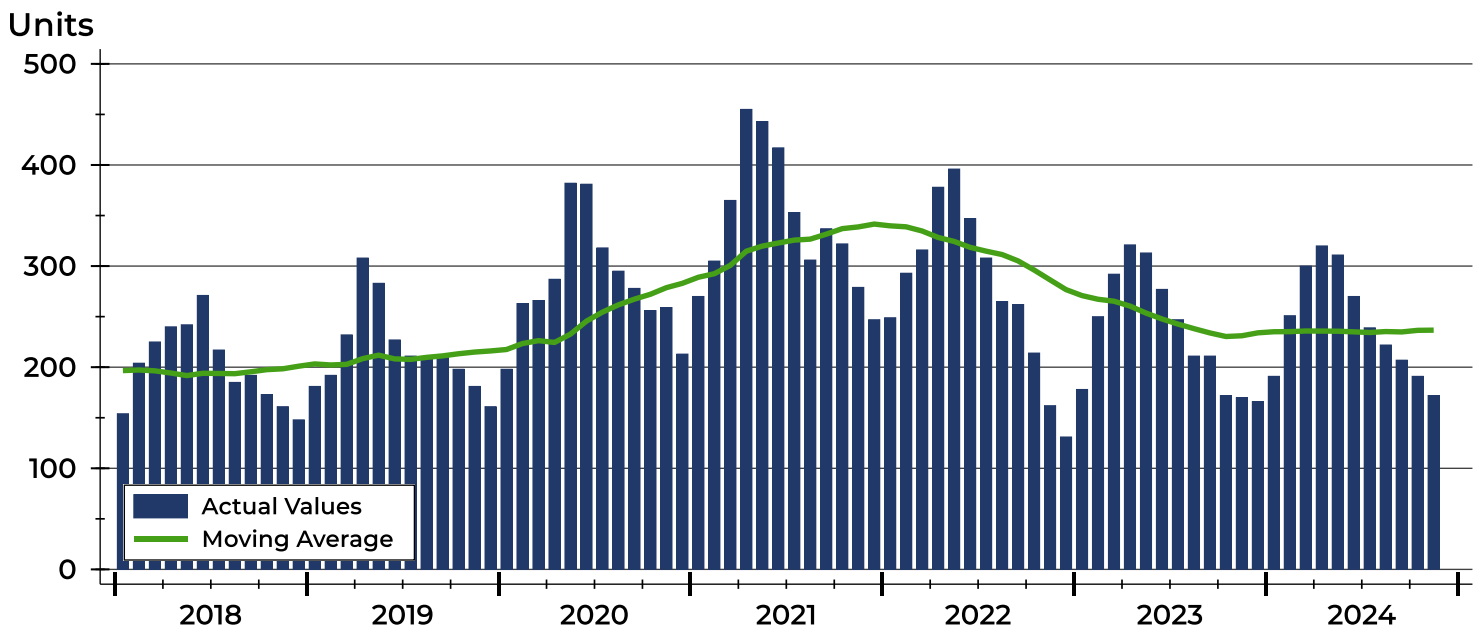
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

Summary Statistics for Pending Contracts		End of November		
		2024	2023	Change
Pending Contracts		172	170	1.2%
Volume (1,000s)		50,076	45,396	10.3%
Average	List Price	291,139	267,037	9.0%
	Days on Market	40	48	-16.7%
	Percent of Original	98.7%	97.7%	1.0%
Median	List Price	260,000	237,500	9.5%
	Days on Market	19	27	-29.6%
	Percent of Original	100.0%	100.0%	0.0%

A total of 172 listings in the Manhattan-Junction City metropolitan area had contracts pending at the end of November, up from 170 contracts pending at the end of November 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.

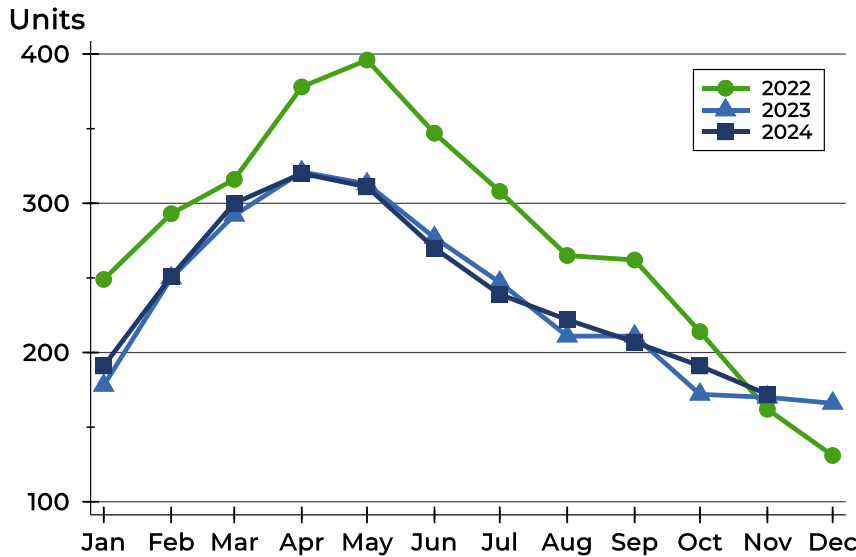
History of Pending Contracts





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	172
December	131	166	166

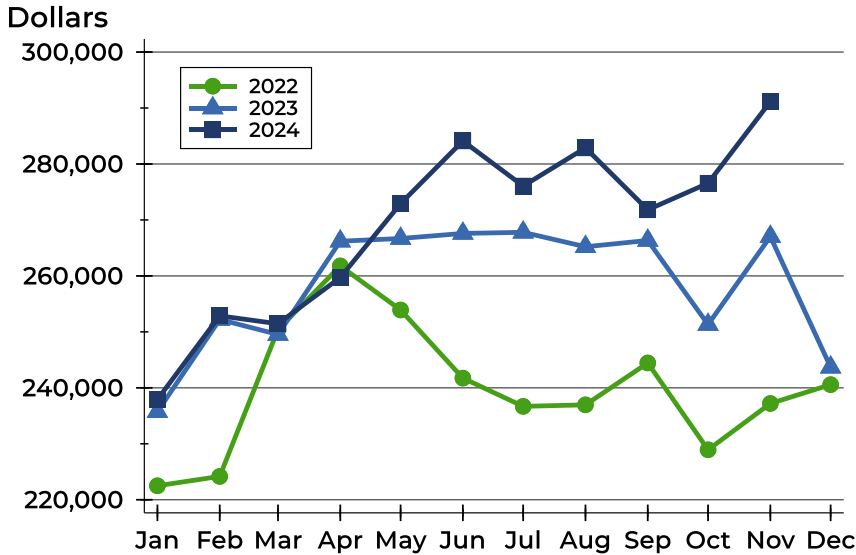
Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	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	8	4.7%	75,663	72,450	44	24	97.0%	100.0%
\$100,000-\$124,999	5	2.9%	115,980	115,000	37	17	100.0%	100.0%
\$125,000-\$149,999	6	3.5%	137,433	139,950	20	11	100.0%	100.0%
\$150,000-\$174,999	8	4.7%	166,088	169,450	54	39	97.2%	100.0%
\$175,000-\$199,999	16	9.3%	188,603	189,325	34	24	99.7%	100.0%
\$200,000-\$249,999	36	20.9%	224,339	219,950	25	15	98.5%	100.0%
\$250,000-\$299,999	28	16.3%	275,866	279,450	27	23	100.3%	100.0%
\$300,000-\$399,999	36	20.9%	343,461	347,750	57	17	97.7%	100.0%
\$400,000-\$499,999	16	9.3%	447,303	442,000	39	17	98.8%	100.0%
\$500,000-\$749,999	11	6.4%	589,345	569,900	76	42	97.6%	100.0%
\$750,000-\$999,999	1	0.6%	800,000	800,000	34	34	100.0%	100.0%
\$1,000,000 and up	1	0.6%	1,115,000	1,115,000	18	18	100.0%	100.0%



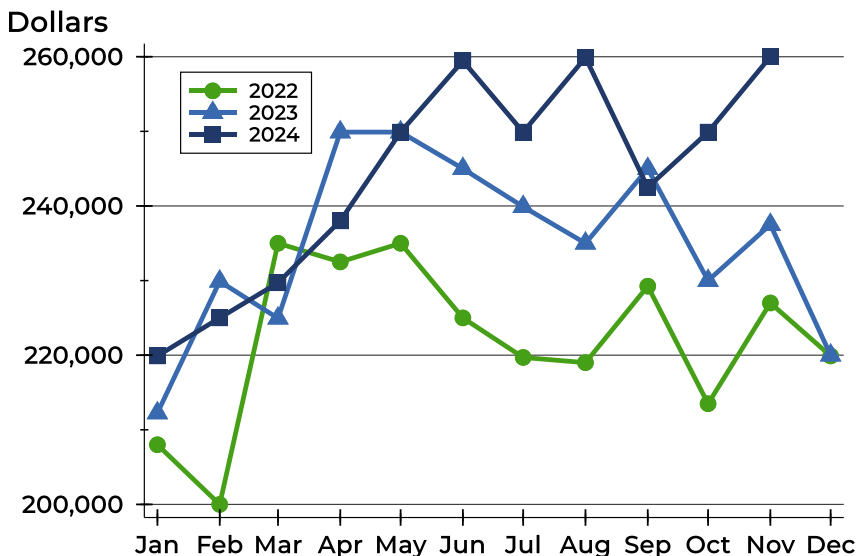
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

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	291,139
December	240,575	243,680	

Median Price

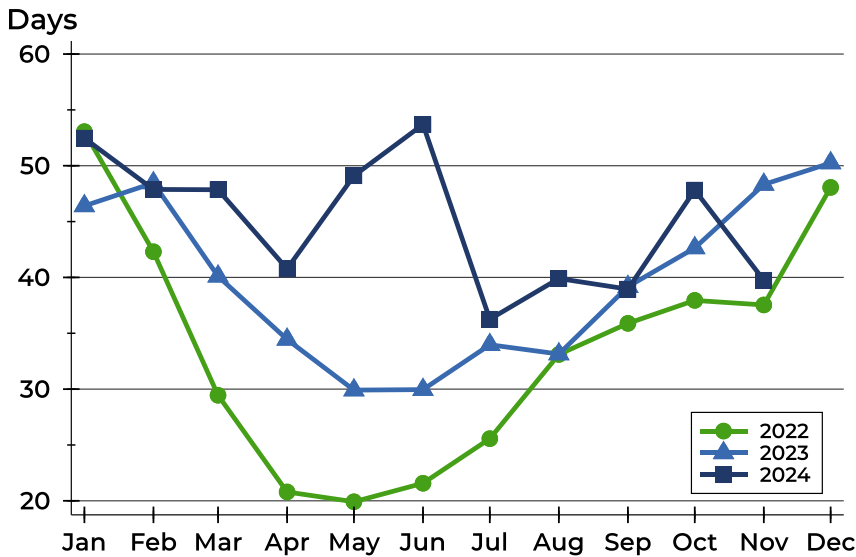


Month	2022	2023	2024
January	208,000	212,250	219,900
February	200,000	229,900	225,000
March	235,000	224,950	229,700
April	232,500	249,900	238,000
May	235,000	249,900	249,900
June	225,000	245,000	259,450
July	219,700	239,900	249,900
August	219,000	235,000	259,900
September	229,250	245,000	242,500
October	213,500	230,000	249,900
November	227,000	237,500	260,000
December	219,900	220,000	



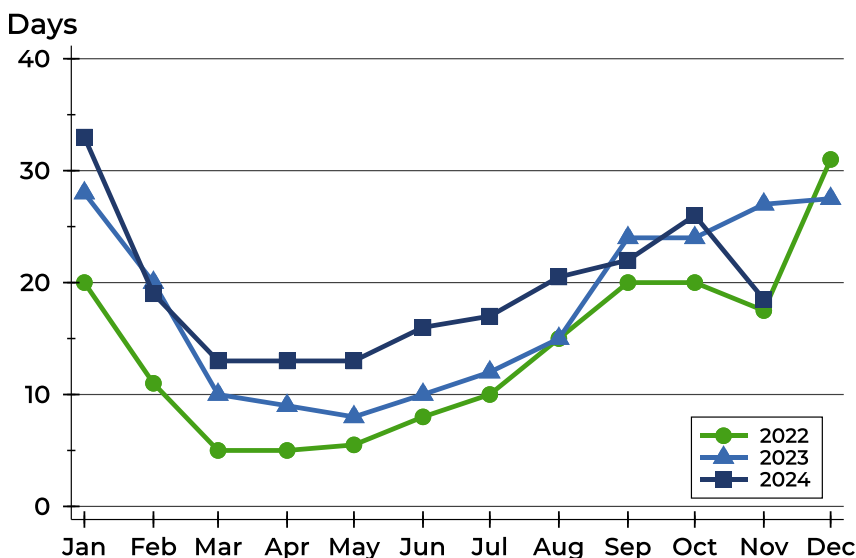
Manhattan-Junction City Metropolitan Area Pending Contracts Analysis

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	40
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	19
December	31	28	