



## Marshall County Housing Report



### Market Overview

#### Marshall County Home Sales Fell in November

Total home sales in Marshall County fell last month to 0 units, compared to 1 unit in November 2021. Total sales volume was \$0.0 million, down from a year earlier.

The median sale price in November 2021 was \$181,000. Homes that sold in this same period were typically on the market for 14 days and sold for 90.5% of their list prices.

#### Marshall County Active Listings Up at End of November

The total number of active listings in Marshall County at the end of November was 3 units, up from 2 at the same point in 2021. Since there were no home sales last month, the months' supply of homes cannot be calculated. The median list price of homes on the market at the end of November was \$310,000.

During November, a total of 0 contracts were written down from 2 in November 2021. At the end of the month, there was 1 contract still pending.

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## Marshall County Summary Statistics

November MLS Statistics Three-year History		Current Month			Year-to-Date		
		2022	2021	2020	2022	2021	2020
<b>Home Sales</b> Change from prior year	<b>0</b> -100.0%	<b>1</b> N/A	<b>0</b> N/A	<b>10</b> -37.5%	<b>16</b> 700.0%	<b>2</b> N/A	
<b>Active Listings</b> Change from prior year	<b>3</b> 50.0%	<b>2</b> N/A	<b>0</b> -100.0%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
<b>Months' Supply</b> Change from prior year	<b>3.3</b> 135.7%	<b>1.4</b> N/A	<b>N/A</b> N/A	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
<b>New Listings</b> Change from prior year	<b>1</b> N/A	<b>0</b> N/A	<b>0</b> -100.0%	<b>11</b> -45.0%	<b>20</b> 566.7%	<b>3</b> 50.0%	
<b>Contracts Written</b> Change from prior year	<b>0</b> -100.0%	<b>2</b> N/A	<b>0</b> N/A	<b>10</b> -44.4%	<b>18</b> 500.0%	<b>3</b> N/A	
<b>Pending Contracts</b> Change from prior year	<b>1</b> -50.0%	<b>2</b> 0.0%	<b>2</b> N/A	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>	
<b>Sales Volume (1,000s)</b> Change from prior year	<b>0</b> -100.0%	<b>181</b> N/A	<b>0</b> N/A	<b>1,051</b> -49.2%	<b>2,069</b> 1307.5%	<b>147</b> N/A	
<b>Average</b>	<b>Sale Price</b> Change from prior year	<b>N/A</b> N/A	<b>181,000</b> N/A	<b>N/A</b> N/A	<b>105,070</b> -18.7%	<b>129,281</b> 75.9%	<b>73,500</b> N/A
	<b>List Price of Actives</b> Change from prior year	<b>269,633</b> 25.7%	<b>214,450</b> N/A	<b>N/A</b> N/A	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>N/A</b> N/A	<b>14</b> N/A	<b>N/A</b> N/A	<b>58</b> 123.1%	<b>26</b> -57.4%	<b>61</b> N/A
	<b>Percent of List</b> Change from prior year	<b>N/A</b> N/A	<b>90.5%</b> N/A	<b>N/A</b> N/A	<b>87.8%</b> -6.0%	<b>93.4%</b> 0.9%	<b>92.6%</b> N/A
	<b>Percent of Original</b> Change from prior year	<b>N/A</b> N/A	<b>90.5%</b> N/A	<b>N/A</b> N/A	<b>84.3%</b> -9.4%	<b>93.0%</b> 4.4%	<b>89.1%</b> N/A
<b>Median</b>	<b>Sale Price</b> Change from prior year	<b>N/A</b> N/A	<b>181,000</b> N/A	<b>N/A</b> N/A	<b>91,250</b> -22.3%	<b>117,500</b> 59.9%	<b>73,500</b> N/A
	<b>List Price of Actives</b> Change from prior year	<b>310,000</b> 44.6%	<b>214,450</b> N/A	<b>N/A</b> N/A	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>N/A</b> N/A	<b>14</b> N/A	<b>N/A</b> N/A	<b>38</b> 192.3%	<b>13</b> -78.7%	<b>61</b> N/A
	<b>Percent of List</b> Change from prior year	<b>N/A</b> N/A	<b>90.5%</b> N/A	<b>N/A</b> N/A	<b>90.4%</b> -5.8%	<b>96.0%</b> 3.7%	<b>92.6%</b> N/A
	<b>Percent of Original</b> Change from prior year	<b>N/A</b> N/A	<b>90.5%</b> N/A	<b>N/A</b> N/A	<b>90.4%</b> -5.8%	<b>96.0%</b> 7.7%	<b>89.1%</b> N/A

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



## Marshall County Closed Listings Analysis

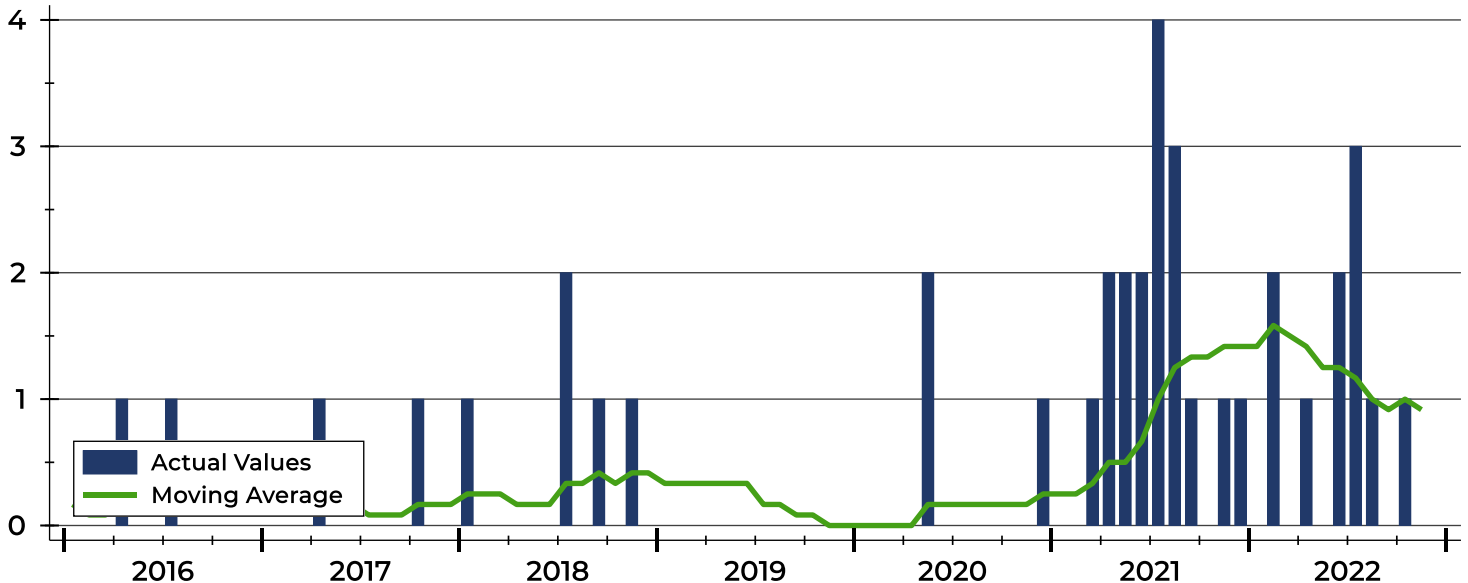
Summary Statistics for Closed Listings		November			Year-to-Date		
		2022	2021	Change	2022	2021	Change
Closed Listings		0	1	-100.0%	10	16	-37.5%
Volume (1,000s)		0	181	-100.0%	1,051	2,069	-49.2%
Months' Supply		3.3	1.4	135.7%	N/A	N/A	N/A
Average	Sale Price	N/A	181,000	N/A	105,070	129,281	-18.7%
	Days on Market	N/A	14	N/A	58	26	123.1%
	Percent of List	N/A	90.5%	N/A	87.8%	93.4%	-6.0%
	Percent of Original	N/A	90.5%	N/A	84.3%	93.0%	-9.4%
Median	Sale Price	N/A	181,000	N/A	91,250	117,500	-22.3%
	Days on Market	N/A	14	N/A	38	13	192.3%
	Percent of List	N/A	90.5%	N/A	90.4%	96.0%	-5.8%
	Percent of Original	N/A	90.5%	N/A	90.4%	96.0%	-5.8%

A total of 0 homes sold in Marshall County in November, down from 1 unit in November 2021. Total sales volume fell to \$0.0 million compared to \$0.2 million in the previous year.

The median sales price in November 2021 was \$181,000. Median days on market for the same time period was 14 days.

## History of Closed Listings

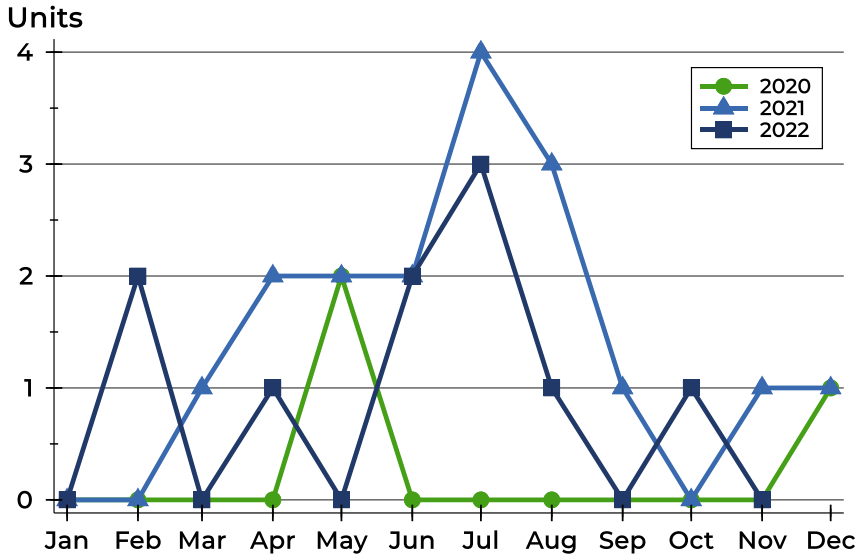
Units





## Marshall County Closed Listings Analysis

### Closed Listings by Month



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

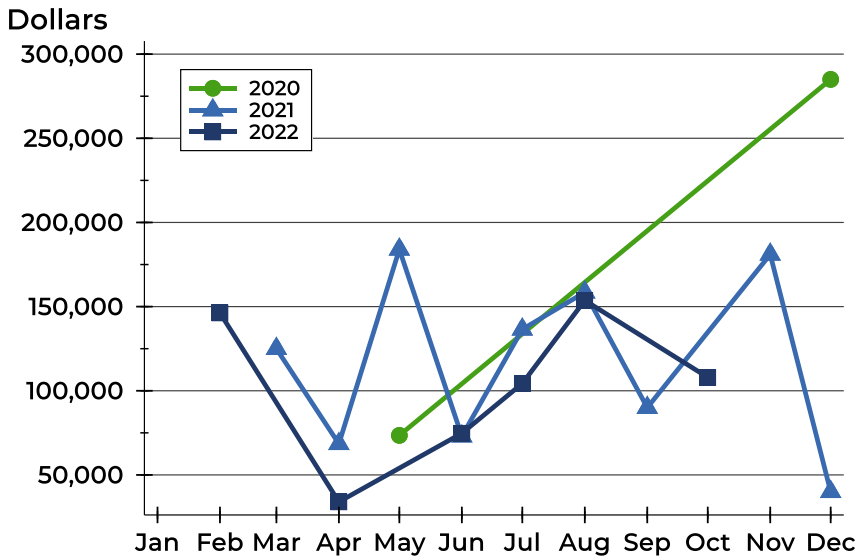
### Closed Listings by Price Range

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	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A



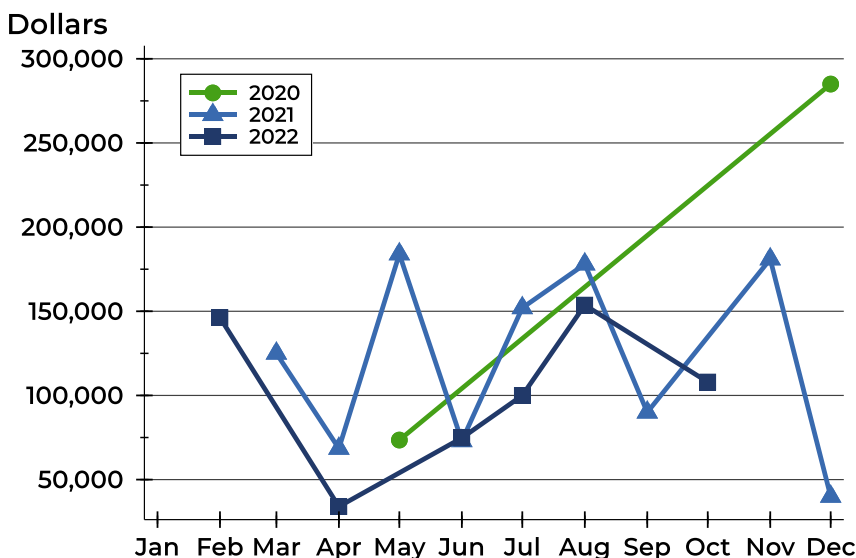
## Marshall County Closed Listings Analysis

### Average Price



Month	2020	2021	2022
January	N/A	N/A	N/A
February	N/A	N/A	146,250
March	N/A	125,000	N/A
April	N/A	68,500	34,000
May	73,500	184,000	N/A
June	N/A	73,000	74,750
July	N/A	136,500	104,333
August	N/A	158,500	153,700
September	N/A	90,000	N/A
October	N/A	N/A	108,000
November	N/A	181,000	N/A
December	285,000	40,000	

### Median Price

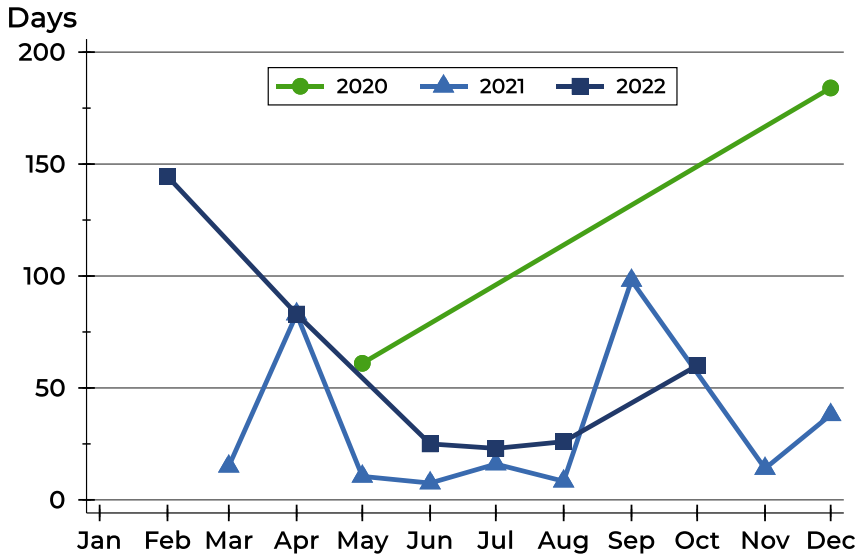


Month	2020	2021	2022
January	N/A	N/A	N/A
February	N/A	N/A	146,250
March	N/A	125,000	N/A
April	N/A	68,500	34,000
May	73,500	184,000	N/A
June	N/A	73,000	74,750
July	N/A	152,000	100,000
August	N/A	178,000	153,700
September	N/A	90,000	N/A
October	N/A	N/A	108,000
November	N/A	181,000	N/A
December	285,000	40,000	



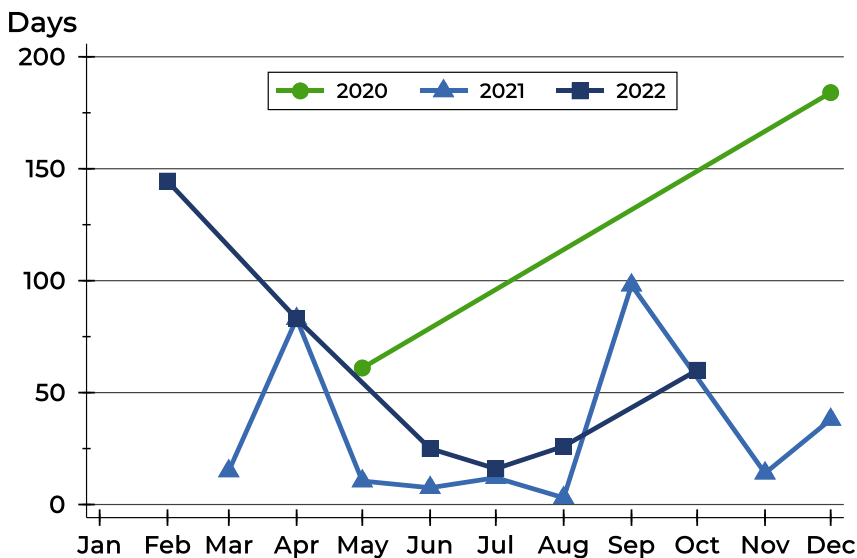
## Marshall County Closed Listings Analysis

### Average DOM



Month	2020	2021	2022
January	N/A	N/A	N/A
February	N/A	N/A	145
March	N/A	15	N/A
April	N/A	83	83
May	61	11	N/A
June	N/A	8	25
July	N/A	16	23
August	N/A	8	26
September	N/A	98	N/A
October	N/A	N/A	60
November	N/A	14	N/A
December	184	38	

### Median DOM



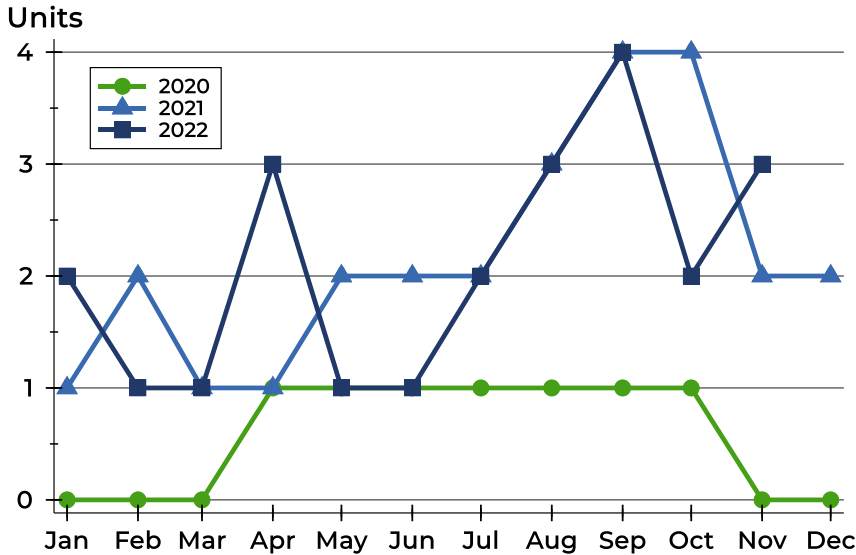
Month	2020	2021	2022
January	N/A	N/A	N/A
February	N/A	N/A	145
March	N/A	15	N/A
April	N/A	83	83
May	61	11	N/A
June	N/A	8	25
July	N/A	12	16
August	N/A	3	26
September	N/A	98	N/A
October	N/A	N/A	60
November	N/A	14	N/A
December	184	38	





## Marshall County Active Listings Analysis

### Active Listings by Month



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

### Active Listings by Price Range

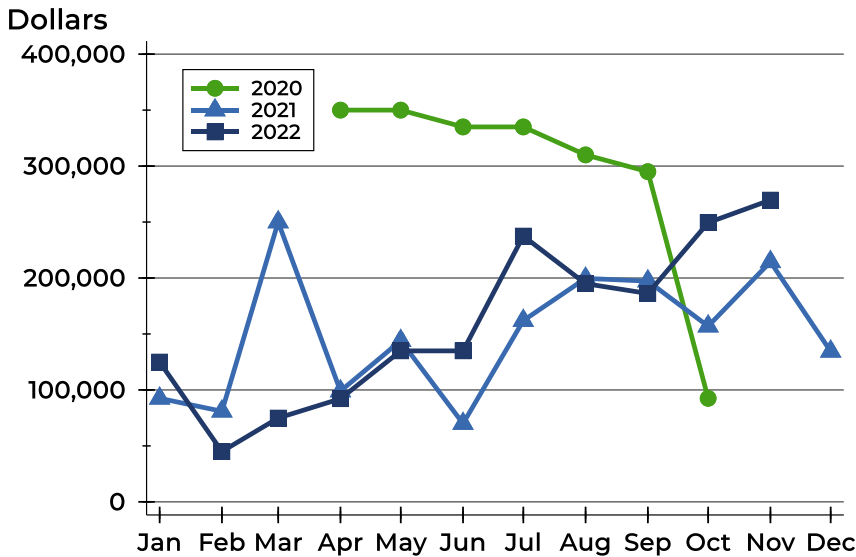
Price Range	Active Listings		Months' Supply	List Price		Days on Market		Price as % of Orig.	
	Number	Percent		Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	1	33.3%	N/A	159,900	159,900	83	83	100.0%	100.0%
\$175,000-\$199,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	0.0%	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
\$300,000-\$399,999	2	66.7%	N/A	324,500	324,500	82	82	98.4%	98.4%
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A





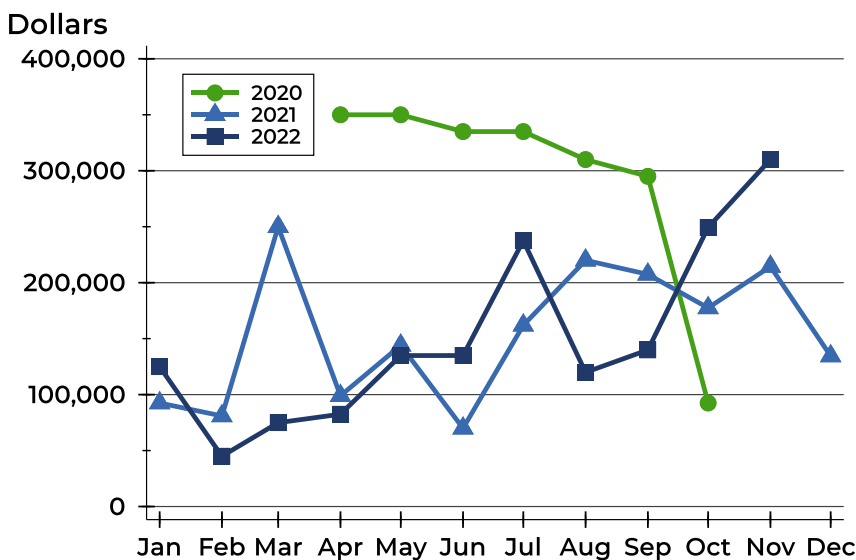
## Marshall County Active Listings Analysis

### Average Price



Month	2020	2021	2022
January	N/A	92,500	<b>124,950</b>
February	N/A	80,950	<b>45,000</b>
March	N/A	250,000	<b>74,900</b>
April	350,000	99,000	<b>92,167</b>
May	350,000	144,000	<b>134,900</b>
June	335,000	69,950	<b>134,900</b>
July	335,000	161,950	<b>237,500</b>
August	310,000	199,667	<b>194,933</b>
September	295,000	197,225	<b>186,175</b>
October	92,500	156,975	<b>249,450</b>
November	N/A	214,450	<b>269,633</b>
December	N/A	134,500	

### Median Price

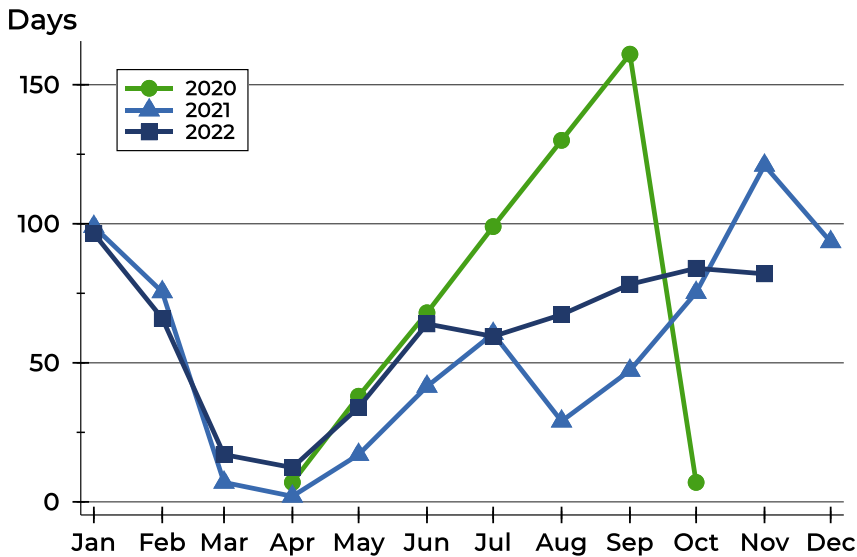


Month	2020	2021	2022
January	N/A	92,500	<b>124,950</b>
February	N/A	80,950	<b>45,000</b>
March	N/A	250,000	<b>74,900</b>
April	350,000	99,000	<b>82,500</b>
May	350,000	144,000	<b>134,900</b>
June	335,000	69,950	<b>134,900</b>
July	335,000	161,950	<b>237,500</b>
August	310,000	220,000	<b>119,900</b>
September	295,000	207,450	<b>139,900</b>
October	92,500	177,450	<b>249,450</b>
November	N/A	214,450	<b>310,000</b>
December	N/A	134,500	



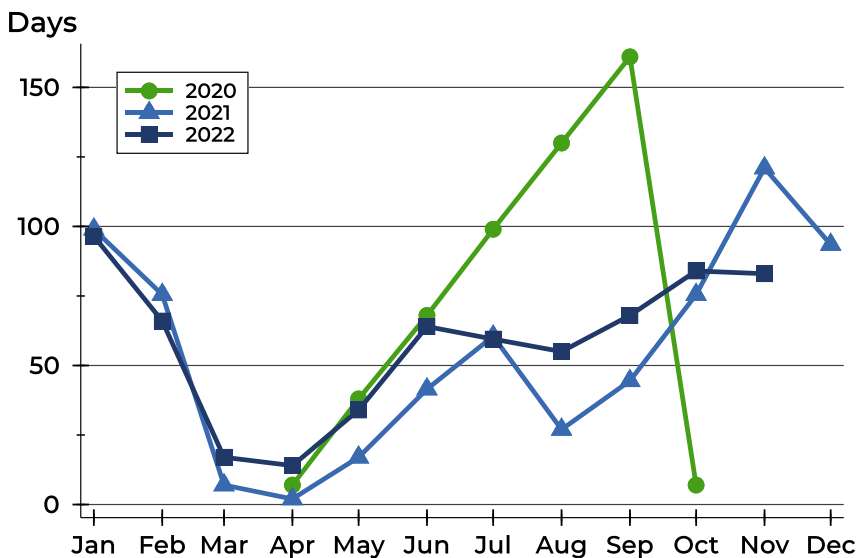
## Marshall County Active Listings Analysis

### Average DOM



Month	2020	2021	2022
January	N/A	99	<b>97</b>
February	N/A	76	<b>66</b>
March	N/A	7	<b>17</b>
April	7	2	<b>12</b>
May	38	17	<b>34</b>
June	68	42	<b>64</b>
July	99	61	<b>60</b>
August	130	29	<b>67</b>
September	161	47	<b>78</b>
October	7	75	<b>84</b>
November	N/A	121	<b>82</b>
December	N/A	94	

### Median DOM

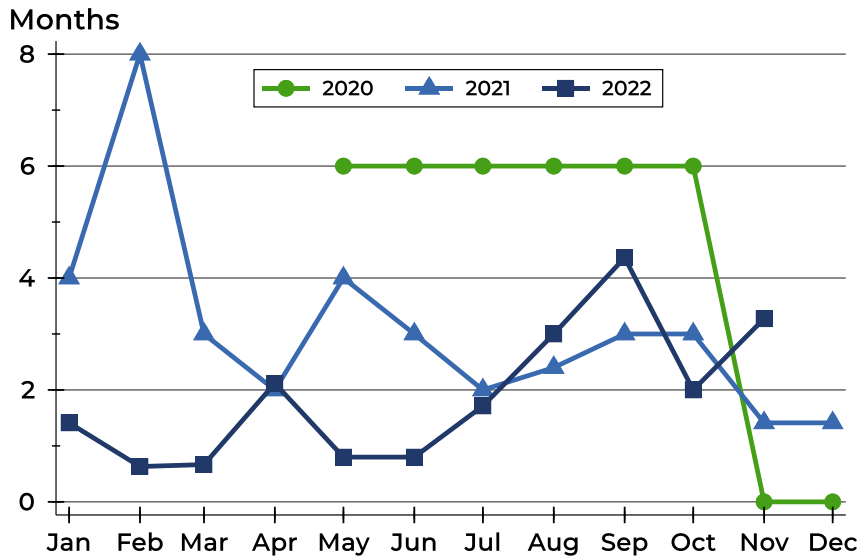


Month	2020	2021	2022
January	N/A	99	<b>97</b>
February	N/A	76	<b>66</b>
March	N/A	7	<b>17</b>
April	7	2	<b>14</b>
May	38	17	<b>34</b>
June	68	42	<b>64</b>
July	99	61	<b>60</b>
August	130	27	<b>55</b>
September	161	45	<b>68</b>
October	7	76	<b>84</b>
November	N/A	121	<b>83</b>
December	N/A	94	



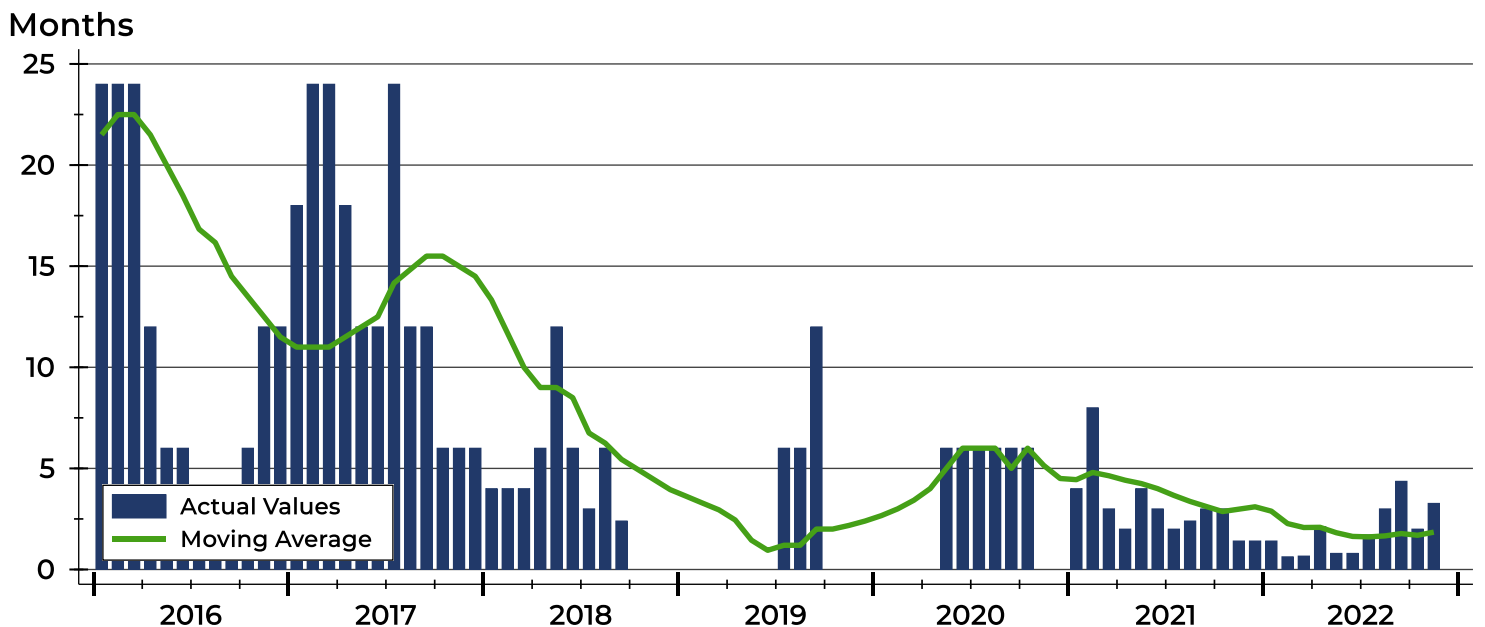
## Marshall County Months' Supply Analysis

### Months' Supply by Month



Month	2020	2021	2022
January	0.0	4.0	<b>1.4</b>
February	0.0	8.0	<b>0.6</b>
March	0.0	3.0	<b>0.7</b>
April	0.0	2.0	<b>2.1</b>
May	6.0	4.0	<b>0.8</b>
June	6.0	3.0	<b>0.8</b>
July	6.0	2.0	<b>1.7</b>
August	6.0	2.4	<b>3.0</b>
September	6.0	3.0	<b>4.4</b>
October	6.0	3.0	<b>2.0</b>
November	0.0	1.4	<b>3.3</b>
December	0.0	1.4	

### History of Month's Supply





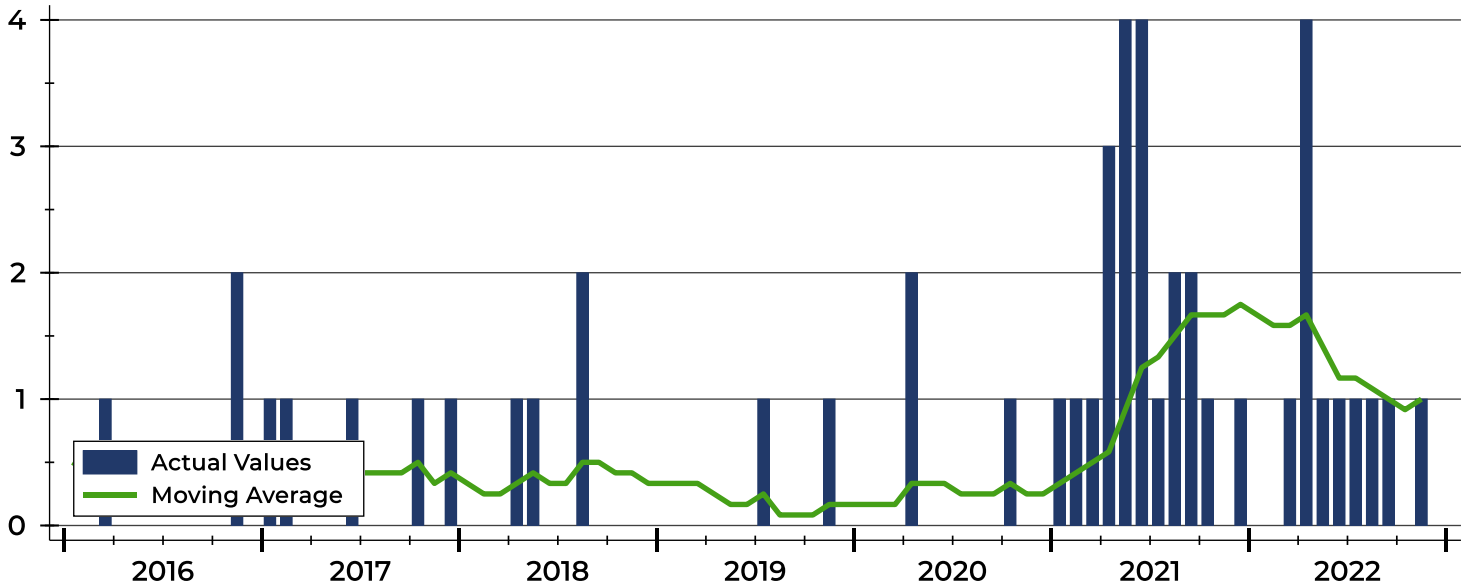
# Marshall County New Listings Analysis

Summary Statistics for New Listings		2022	November 2021	Change
Current Month	New Listings	1	0	N/A
	Volume (1,000s)	310	0	N/A
	Average List Price	310,000	N/A	N/A
	Median List Price	310,000	N/A	N/A
Year-to-Date	New Listings	11	20	-45.0%
	Volume (1,000s)	1,673	2,939	-43.1%
	Average List Price	152,100	146,960	3.5%
	Median List Price	119,900	144,500	-17.0%

A total of 1 new listings were added in Marshall County during November. Year-to-date Marshall County has seen 11 new listings.

## History of New Listings

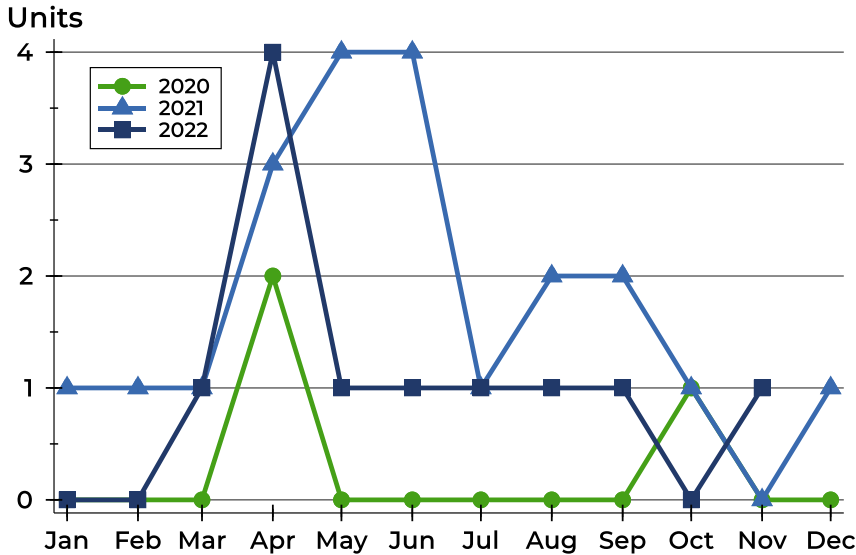
Units





## Marshall County New Listings Analysis

### New Listings by Month



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

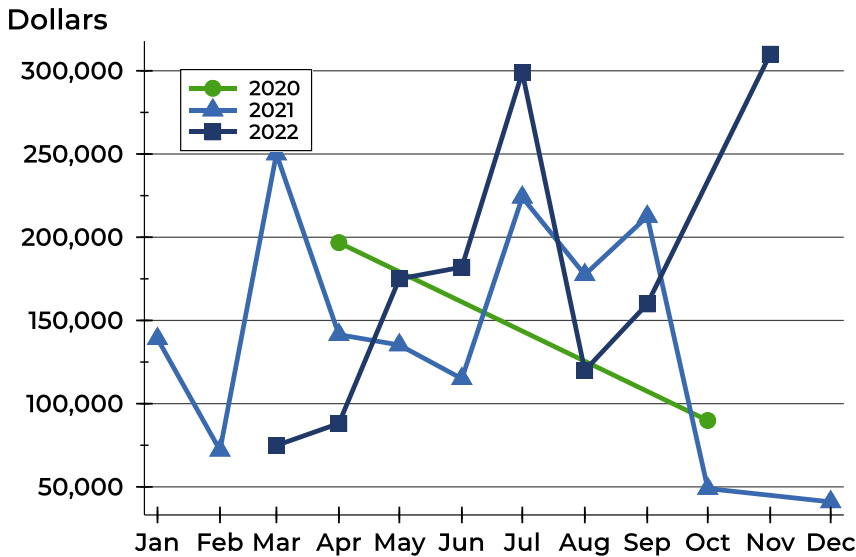
### New Listings by Price Range

Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	1	100.0%	310,000	310,000	21	21	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



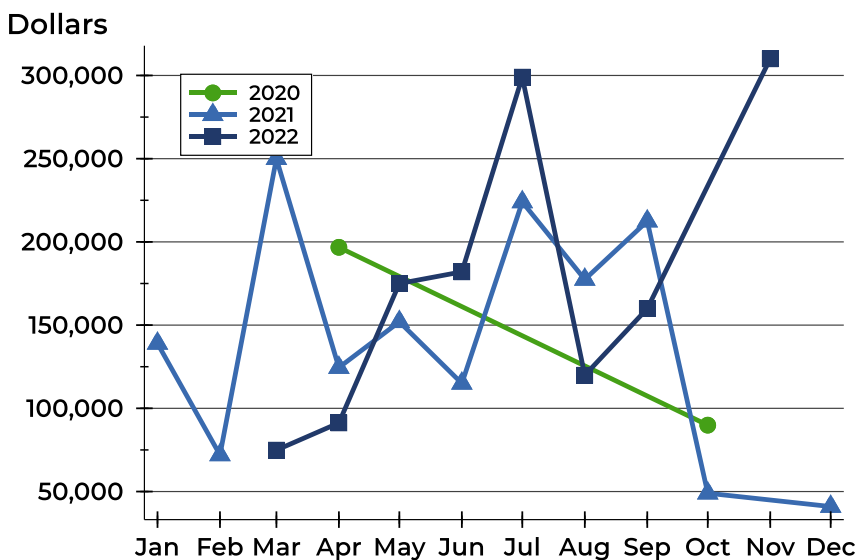
## Marshall County New Listings Analysis

### Average Price



Month	2020	2021	2022
January	N/A	139,000	N/A
February	N/A	72,000	N/A
March	N/A	250,000	<b>74,900</b>
April	196,750	141,467	<b>88,100</b>
May	N/A	135,250	<b>175,000</b>
June	N/A	115,000	<b>182,000</b>
July	N/A	224,000	<b>299,000</b>
August	N/A	177,450	<b>119,900</b>
September	N/A	212,450	<b>159,900</b>
October	89,900	49,000	N/A
November	N/A	N/A	<b>310,000</b>
December	N/A	41,000	

### Median Price



Month	2020	2021	2022
January	N/A	139,000	N/A
February	N/A	72,000	N/A
March	N/A	250,000	<b>74,900</b>
April	196,750	124,500	<b>91,250</b>
May	N/A	152,000	<b>175,000</b>
June	N/A	115,000	<b>182,000</b>
July	N/A	224,000	<b>299,000</b>
August	N/A	177,450	<b>119,900</b>
September	N/A	212,450	<b>159,900</b>
October	89,900	49,000	N/A
November	N/A	N/A	<b>310,000</b>
December	N/A	41,000	



## Marshall County Contracts Written Analysis

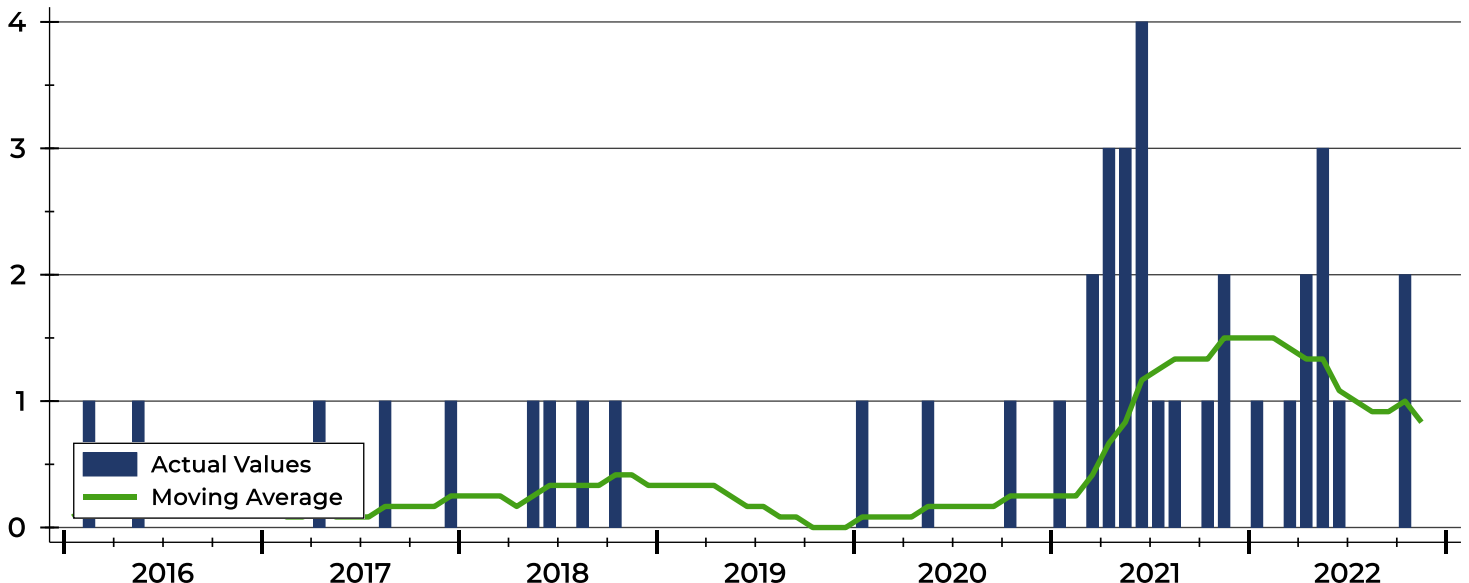
Summary Statistics for Contracts Written		November			Year-to-Date		
		2022	2021	Change	2022	2021	Change
Contracts Written		<b>0</b>	2	-100.0%	<b>10</b>	18	-44.4%
Volume (1,000s)		<b>0</b>	199	-100.0%	<b>1,169</b>	2,375	-50.8%
Average	Sale Price	<b>N/A</b>	99,500	N/A	<b>116,920</b>	131,956	-11.4%
	Days on Market	<b>N/A</b>	65	N/A	<b>67</b>	30	123.3%
	Percent of Original	<b>N/A</b>	64.4%	N/A	<b>87.9%</b>	89.8%	-2.1%
Median	Sale Price	<b>N/A</b>	99,500	N/A	<b>107,450</b>	122,250	-12.1%
	Days on Market	<b>N/A</b>	65	N/A	<b>38</b>	15	153.3%
	Percent of Original	<b>N/A</b>	64.4%	N/A	<b>90.4%</b>	94.0%	-3.8%

A total of 0 contracts for sale were written in Marshall County during the month of November, down from 2 in 2021. The median list price of these homes in November 2021 was \$99,500.

Half of the homes that went under contract during this period were on the market less than 65 days.

## History of Contracts Written

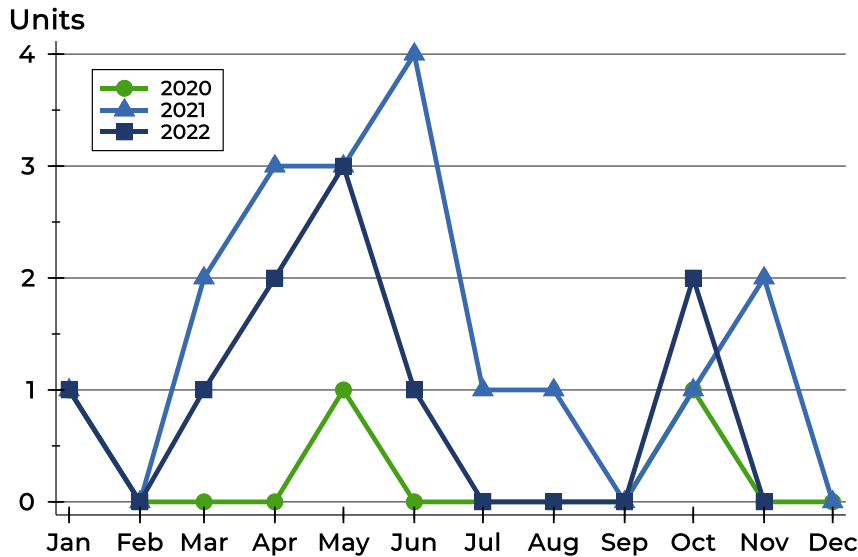
Units





## Marshall County Contracts Written Analysis

### Contracts Written by Month



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

### Contracts Written by Price Range

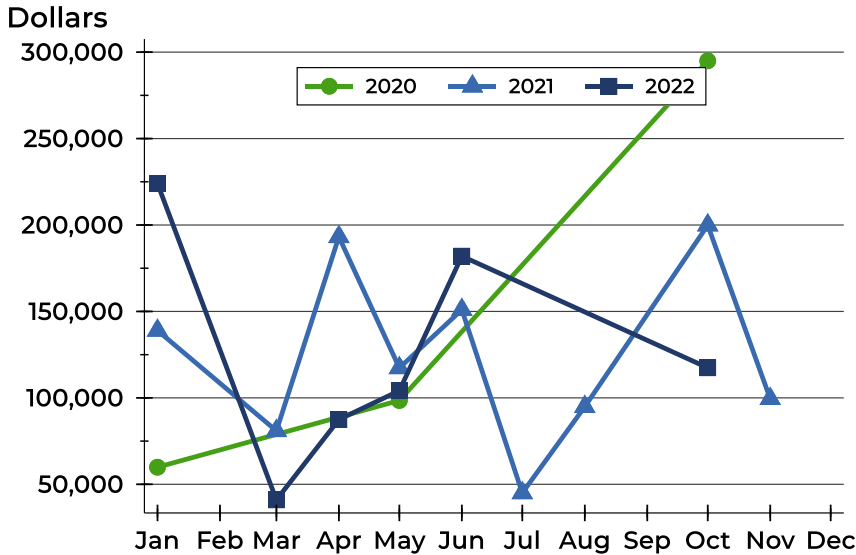
Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$125,000-\$149,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$150,000-\$174,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$175,000-\$199,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$200,000-\$249,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	N/A	N/A	N/A	N/A	N/A	N/A	N/A





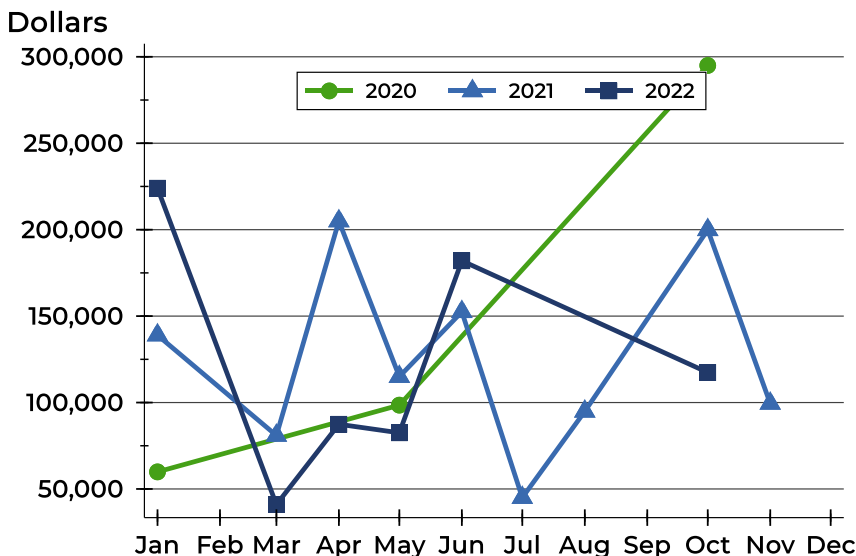
## Marshall County Contracts Written Analysis

### Average Price



Month	2020	2021	2022
January	59,900	139,000	<b>224,000</b>
February	N/A	N/A	<b>N/A</b>
March	N/A	80,950	<b>41,000</b>
April	N/A	193,167	<b>87,450</b>
May	98,500	117,333	<b>104,167</b>
June	N/A	151,000	<b>182,000</b>
July	N/A	45,000	<b>N/A</b>
August	N/A	94,900	<b>N/A</b>
September	N/A	N/A	<b>N/A</b>
October	295,000	199,900	<b>117,400</b>
November	N/A	99,500	<b>N/A</b>
December	N/A	N/A	

### Median Price

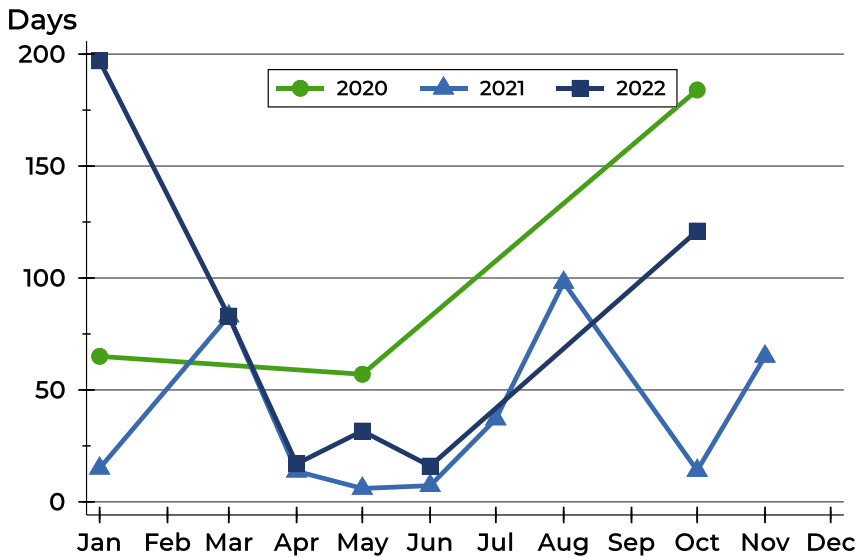


Month	2020	2021	2022
January	59,900	139,000	<b>224,000</b>
February	N/A	N/A	<b>N/A</b>
March	N/A	80,950	<b>41,000</b>
April	N/A	205,000	<b>87,450</b>
May	98,500	115,000	<b>82,500</b>
June	N/A	152,500	<b>182,000</b>
July	N/A	45,000	<b>N/A</b>
August	N/A	94,900	<b>N/A</b>
September	N/A	N/A	<b>N/A</b>
October	295,000	199,900	<b>117,400</b>
November	N/A	99,500	<b>N/A</b>
December	N/A	N/A	



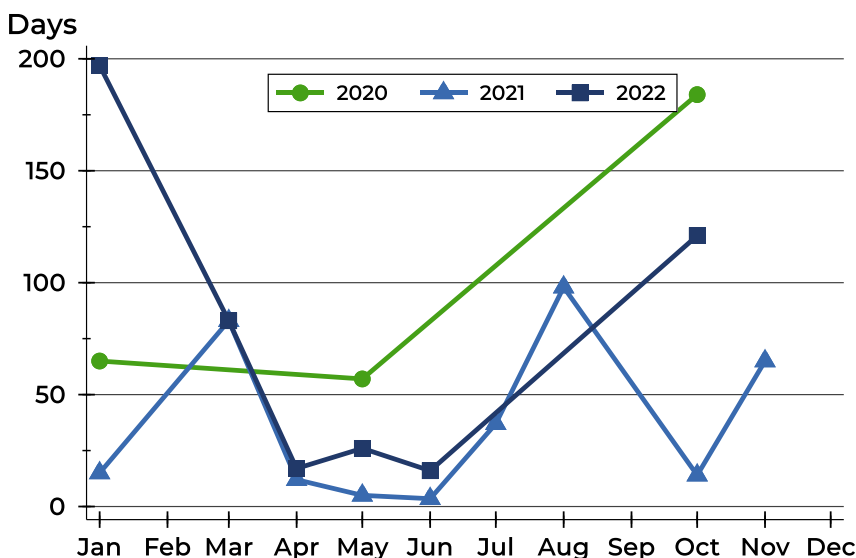
## Marshall County Contracts Written Analysis

### Average DOM



Month	2020	2021	2022
January	65	15	<b>197</b>
February	N/A	N/A	<b>N/A</b>
March	N/A	83	<b>83</b>
April	N/A	14	<b>17</b>
May	57	6	<b>32</b>
June	N/A	7	<b>16</b>
July	N/A	37	<b>N/A</b>
August	N/A	98	<b>N/A</b>
September	N/A	N/A	<b>N/A</b>
October	184	14	<b>121</b>
November	N/A	65	<b>N/A</b>
December	N/A	N/A	

### Median DOM



Month	2020	2021	2022
January	65	15	<b>197</b>
February	N/A	N/A	<b>N/A</b>
March	N/A	83	<b>83</b>
April	N/A	12	<b>17</b>
May	57	5	<b>26</b>
June	N/A	4	<b>16</b>
July	N/A	37	<b>N/A</b>
August	N/A	98	<b>N/A</b>
September	N/A	N/A	<b>N/A</b>
October	184	14	<b>121</b>
November	N/A	65	<b>N/A</b>
December	N/A	N/A	



## Marshall County Pending Contracts Analysis

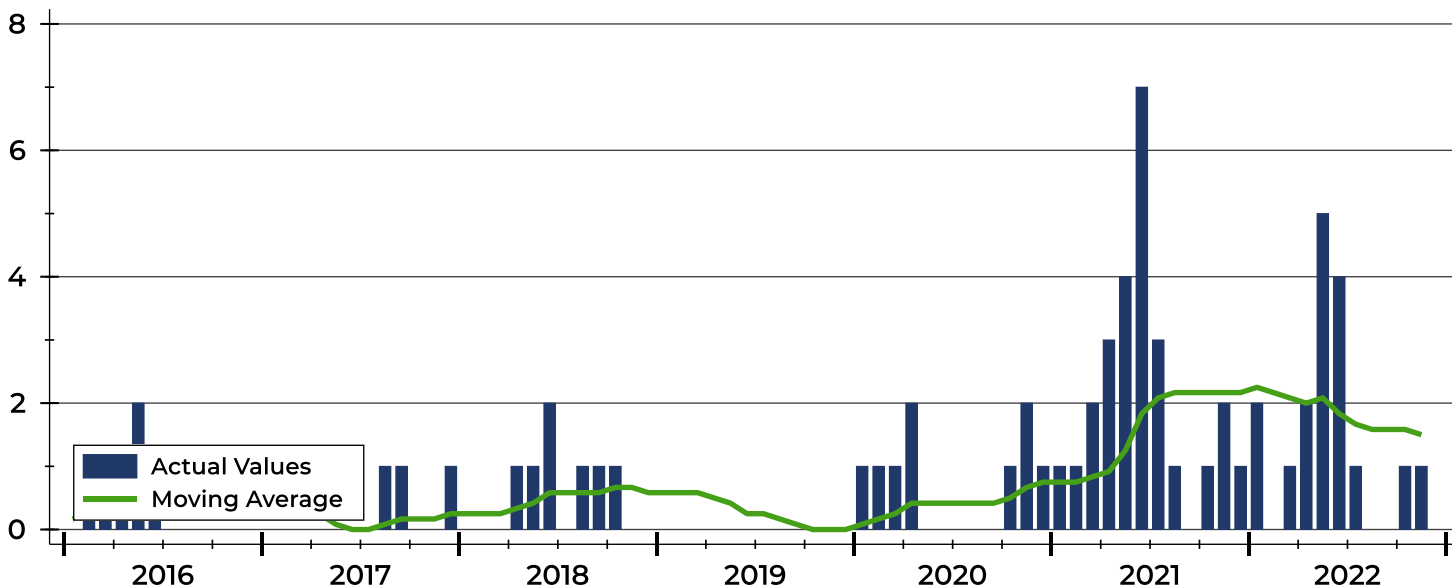
Summary Statistics for Pending Contracts		End of November		
		2022	2021	Change
Pending Contracts		1	2	-50.0%
Volume (1,000s)		115	199	-42.2%
Average	List Price	114,900	99,500	15.5%
	Days on Market	182	65	180.0%
	Percent of Original	82.7%	92.9%	-11.0%
Median	List Price	114,900	99,500	15.5%
	Days on Market	182	65	180.0%
	Percent of Original	82.7%	92.9%	-11.0%

A total of 1 listing in Marshall County had a contract pending at the end of November, down from 2 contracts pending at the end of November 2021.

Pending contracts reflect listings with a contract in place at the end of the month. In contrast, contracts written measures the number of listings put under contract during the month.

## History of Pending Contracts

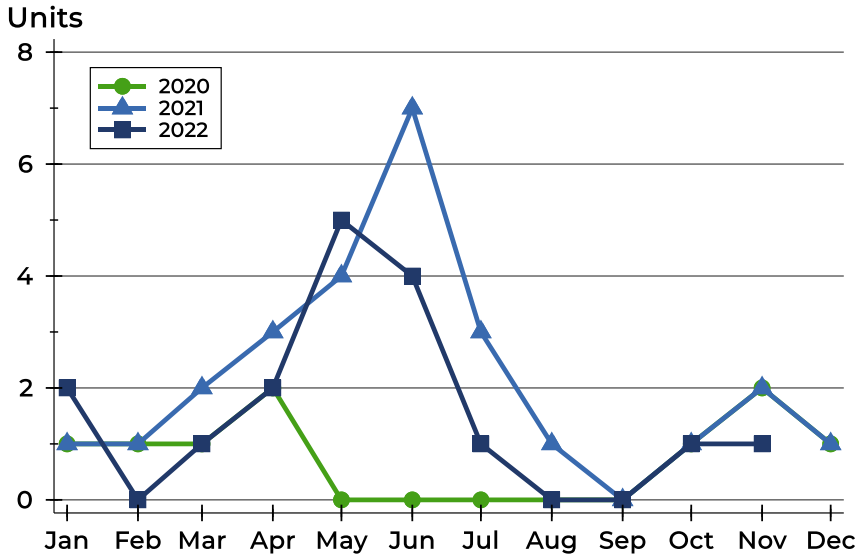
Units





## Marshall County Pending Contracts Analysis

### Pending Contracts by Month



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

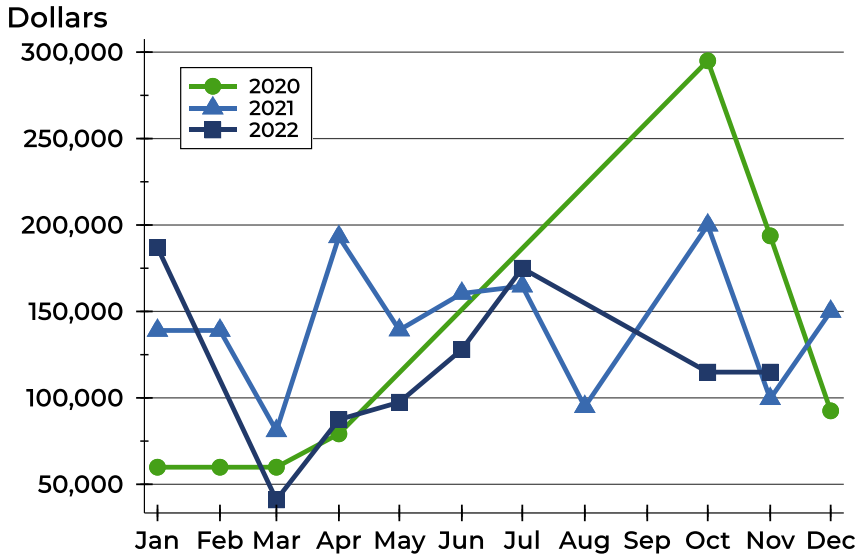
### Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$25,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$25,000-\$49,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$124,999	1	100.0%	114,900	114,900	182	182	82.7%	82.7%
\$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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$250,000-\$299,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$300,000-\$399,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$400,000-\$499,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$500,000-\$749,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$750,000-\$999,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



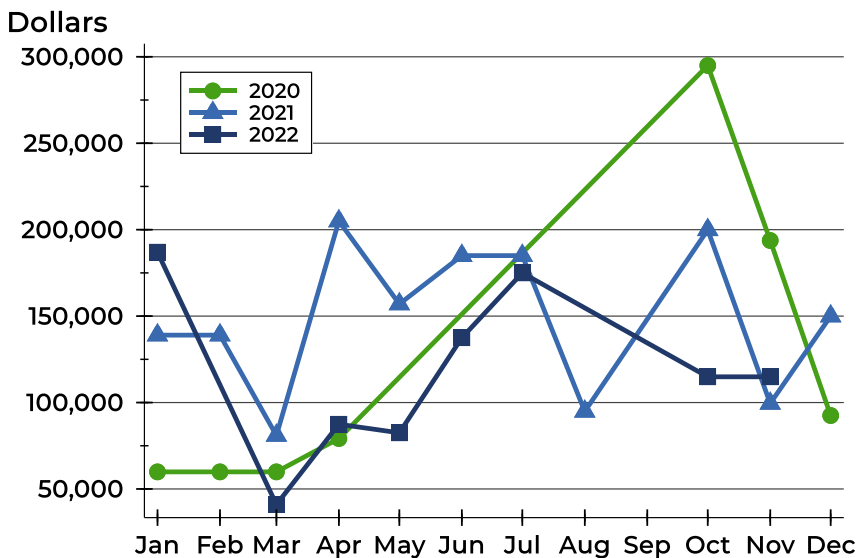
## Marshall County Pending Contracts Analysis

### Average Price



Month	2020	2021	2022
January	59,900	139,000	<b>187,000</b>
February	59,900	139,000	<b>N/A</b>
March	59,900	80,950	<b>41,000</b>
April	79,200	193,167	<b>87,450</b>
May	N/A	139,250	<b>97,480</b>
June	N/A	160,429	<b>128,000</b>
July	N/A	164,667	<b>175,000</b>
August	N/A	94,900	<b>N/A</b>
September	N/A	N/A	<b>N/A</b>
October	295,000	199,900	<b>114,900</b>
November	193,750	99,500	<b>114,900</b>
December	92,500	150,000	

### Median Price

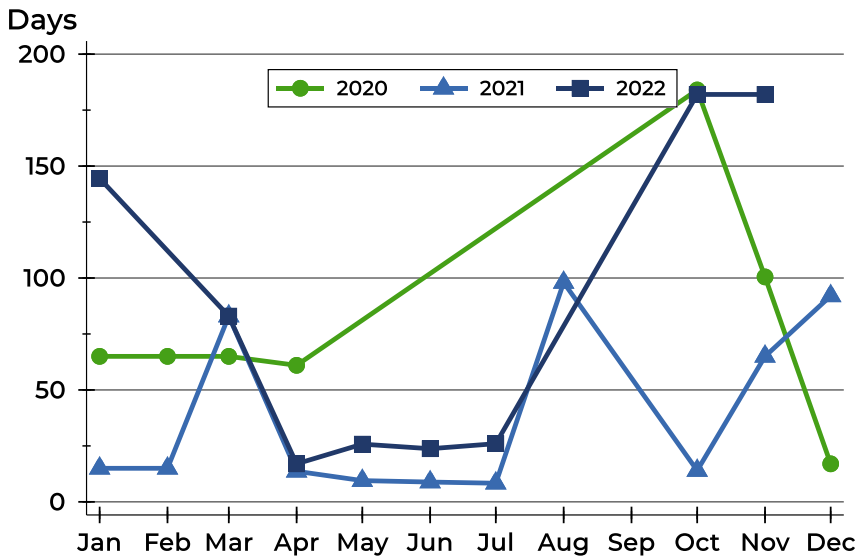


Month	2020	2021	2022
January	59,900	139,000	<b>187,000</b>
February	59,900	139,000	<b>N/A</b>
March	59,900	80,950	<b>41,000</b>
April	79,200	205,000	<b>87,450</b>
May	N/A	157,000	<b>82,500</b>
June	N/A	185,000	<b>137,500</b>
July	N/A	185,000	<b>175,000</b>
August	N/A	94,900	<b>N/A</b>
September	N/A	N/A	<b>N/A</b>
October	295,000	199,900	<b>114,900</b>
November	193,750	99,500	<b>114,900</b>
December	92,500	150,000	



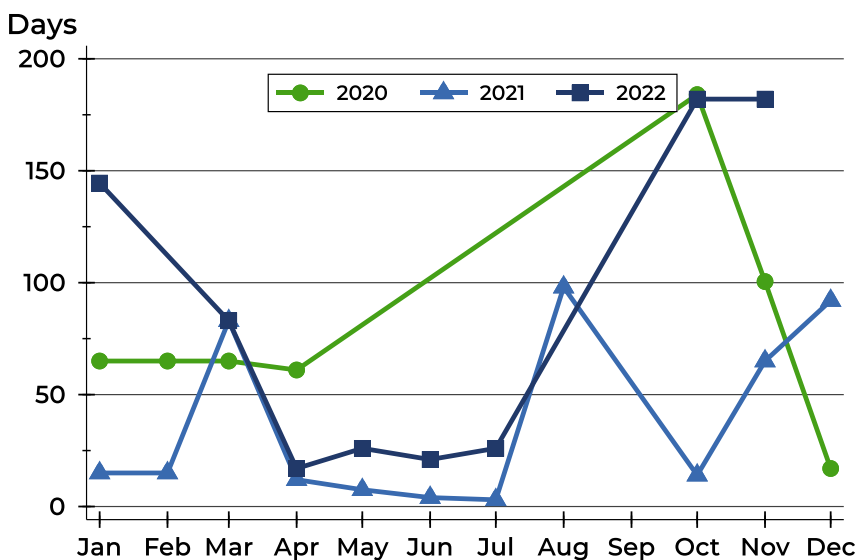
## Marshall County Pending Contracts Analysis

### Average DOM



Month	2020	2021	2022
January	65	15	145
February	65	15	N/A
March	65	83	83
April	61	14	17
May	N/A	10	26
June	N/A	9	24
July	N/A	8	26
August	N/A	98	N/A
September	N/A	N/A	N/A
October	184	14	182
November	101	65	182
December	17	92	

### Median DOM



Month	2020	2021	2022
January	65	15	145
February	65	15	N/A
March	65	83	83
April	61	12	17
May	N/A	8	26
June	N/A	4	21
July	N/A	3	26
August	N/A	98	N/A
September	N/A	N/A	N/A
October	184	14	182
November	101	65	182
December	17	92	