



Riley County Housing Report



Market Overview

Riley County Home Sales Rose in November

Total home sales in Riley County rose by 27.7% last month to 60 units, compared to 47 units in November 2023. Total sales volume was \$19.5 million, up 68.6% from a year earlier.

The median sale price in November was \$267,000, up from \$245,000 a year earlier. Homes that sold in November were typically on the market for 24 days and sold for 98.5% of their list prices.

Riley County Active Listings Up at End of November

The total number of active listings in Riley County at the end of November was 146 units, up from 144 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 \$279,950.

During November, a total of 57 contracts were written up from 49 in November 2023. At the end of the month, there were 88 contracts still pending.

Report Contents

- Summary Statistics – Page 2
- Closed Listing Analysis – Page 3
- Active Listings Analysis – Page 7
- Months' Supply Analysis – Page 11
- New Listings Analysis – Page 12
- Contracts Written Analysis – Page 15
- Pending Contracts Analysis – Page 19

Contact Information

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



Riley County 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 | 60 27.7% | 47 -11.3% | 53 -46.5% | 760 2.7% | 740 -19.6% | 920 -13.0% | |
| Active Listings Change from prior year | 146 1.4% | 144 9.1% | 132 -14.3% | N/A | N/A | N/A | |
| Months' Supply Change from prior year | 2.2 0.0% | 2.2 37.5% | 1.6 0.0% | N/A | N/A | N/A | |
| New Listings Change from prior year | 51 -27.1% | 70 40.0% | 50 -26.5% | 935 2.4% | 913 -12.5% | 1,043 -16.5% | |
| Contracts Written Change from prior year | 57 16.3% | 49 16.7% | 42 -45.5% | 768 -0.4% | 771 -13.6% | 892 -17.9% | |
| Pending Contracts Change from prior year | 88 11.4% | 79 1.3% | 78 -39.5% | N/A | N/A | N/A | |
| Sales Volume (1,000s) Change from prior year | 19,535 68.6% | 11,585 -7.2% | 12,483 -51.1% | 219,805 7.1% | 205,187 -9.9% | 227,838 -8.6% | |
| Average | Sale Price Change from prior year | 325,578 32.1% | 246,497 4.7% | 235,522 -8.6% | 289,217 4.3% | 277,280 12.0% | 247,650 5.0% |
| | List Price of Actives Change from prior year | 316,524 8.2% | 292,564 -3.6% | 303,615 8.7% | N/A | N/A | N/A |
| | Days on Market Change from prior year | 42 2.4% | 41 17.1% | 35 -16.7% | 38 18.8% | 32 23.1% | 26 -25.7% |
| | Percent of List Change from prior year | 97.8% -0.1% | 97.9% 0.6% | 97.3% -1.2% | 98.6% -0.1% | 98.7% -0.7% | 99.4% 0.2% |
| | Percent of Original Change from prior year | 96.1% 0.8% | 95.3% 0.4% | 94.9% -1.8% | 97.5% 0.0% | 97.5% -0.9% | 98.4% 0.3% |
| Median | Sale Price Change from prior year | 267,000 9.0% | 245,000 8.9% | 225,000 -1.1% | 259,000 5.7% | 245,000 8.4% | 226,000 5.1% |
| | List Price of Actives Change from prior year | 279,950 12.9% | 248,000 -0.4% | 249,000 6.4% | N/A | N/A | N/A |
| | Days on Market Change from prior year | 24 -7.7% | 26 62.5% | 16 -48.4% | 13 30.0% | 10 42.9% | 7 -41.7% |
| | Percent of List Change from prior year | 98.5% 0.1% | 98.4% -0.1% | 98.5% -1.5% | 100.0% 0.0% | 100.0% 0.0% | 100.0% 0.0% |
| | Percent of Original Change from prior year | 98.4% 1.0% | 97.4% 0.7% | 96.7% -1.2% | 98.8% -0.7% | 99.5% -0.5% | 100.0% 0.0% |

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



Riley County Closed Listings Analysis

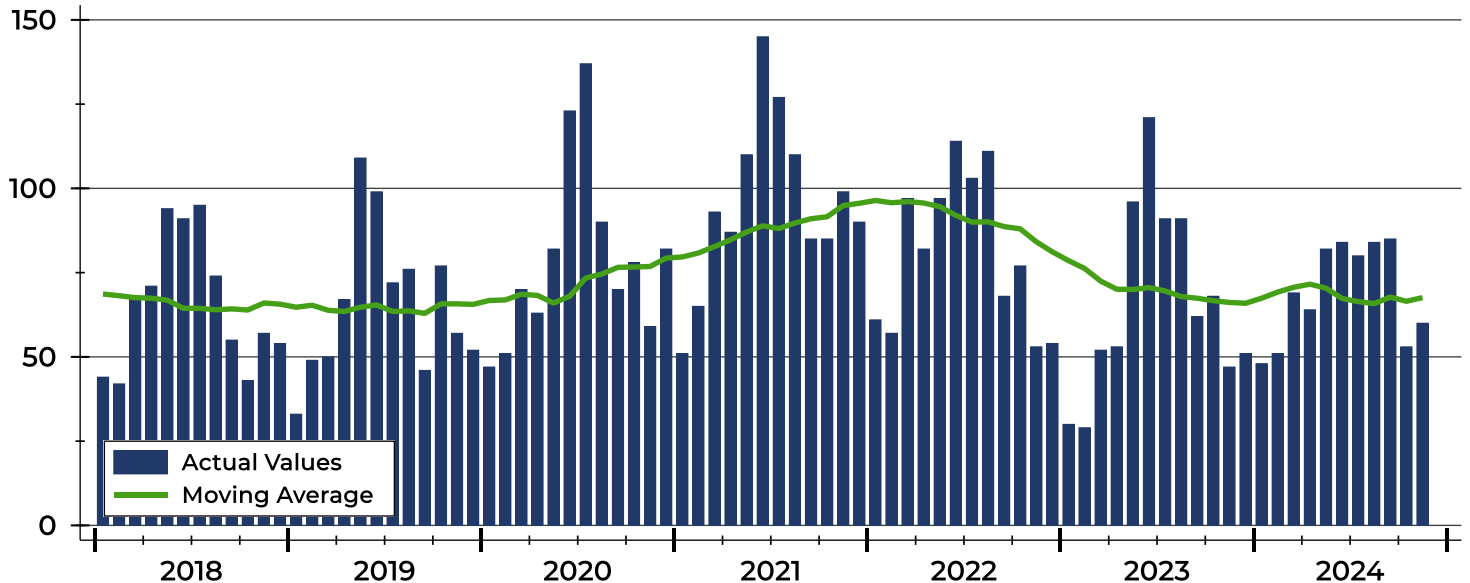
| Summary Statistics for Closed Listings | | November | | | Year-to-Date | | |
|--|---------------------|----------------|---------|--------|----------------|---------|--------|
| | | 2024 | 2023 | Change | 2024 | 2023 | Change |
| Closed Listings | | 60 | 47 | 27.7% | 760 | 740 | 2.7% |
| Volume (1,000s) | | 19,535 | 11,585 | 68.6% | 219,805 | 205,187 | 7.1% |
| Months' Supply | | 2.2 | 2.2 | 0.0% | N/A | N/A | N/A |
| Average | Sale Price | 325,578 | 246,497 | 32.1% | 289,217 | 277,280 | 4.3% |
| | Days on Market | 42 | 41 | 2.4% | 38 | 32 | 18.8% |
| | Percent of List | 97.8% | 97.9% | -0.1% | 98.6% | 98.7% | -0.1% |
| | Percent of Original | 96.1% | 95.3% | 0.8% | 97.5% | 97.5% | 0.0% |
| Median | Sale Price | 267,000 | 245,000 | 9.0% | 259,000 | 245,000 | 5.7% |
| | Days on Market | 24 | 26 | -7.7% | 13 | 10 | 30.0% |
| | Percent of List | 98.5% | 98.4% | 0.1% | 100.0% | 100.0% | 0.0% |
| | Percent of Original | 98.4% | 97.4% | 1.0% | 98.8% | 99.5% | -0.7% |

A total of 60 homes sold in Riley County in November, up from 47 units in November 2023. Total sales volume rose to \$19.5 million compared to \$11.6 million in the previous year.

The median sales price in November was \$267,000, up 9.0% compared to the prior year. Median days on market was 24 days, up from 13 days in October, but down from 26 in November 2023.

History of Closed Listings

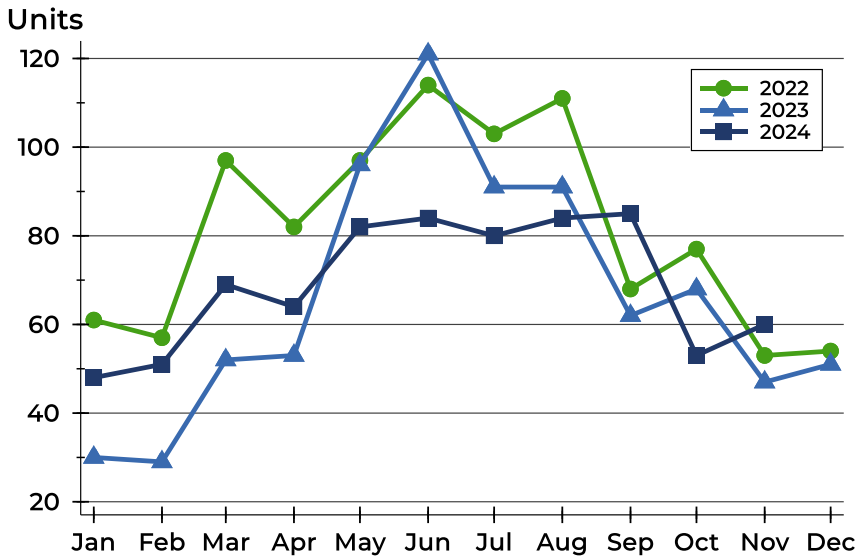
Units





Riley County Closed Listings Analysis

Closed Listings by Month



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 61 | 30 | 48 |
| February | 57 | 29 | 51 |
| March | 97 | 52 | 69 |
| April | 82 | 53 | 64 |
| May | 97 | 96 | 82 |
| June | 114 | 121 | 84 |
| July | 103 | 91 | 80 |
| August | 111 | 91 | 84 |
| September | 68 | 62 | 85 |
| October | 77 | 68 | 53 |
| November | 53 | 47 | 60 |
| December | 54 | 51 | |

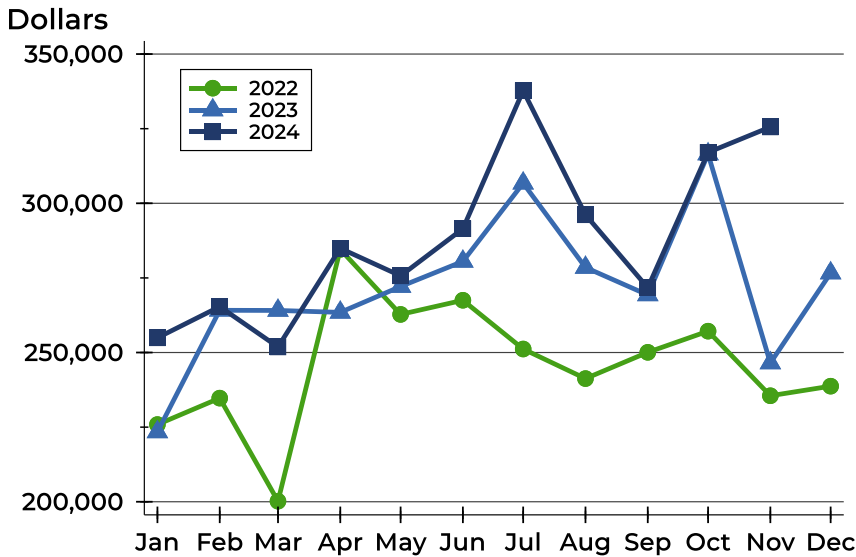
Closed Listings by Price Range

| 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 | 1.7% | 0.0 | 25,000 | 25,000 | 42 | 42 | 78.1% | 78.1% | 78.1% | 78.1% |
| \$50,000-\$99,999 | 1 | 1.7% | 2.9 | 60,000 | 60,000 | 63 | 63 | 95.2% | 95.2% | 75.0% | 75.0% |
| \$100,000-\$124,999 | 2 | 3.3% | 2.8 | 110,000 | 110,000 | 68 | 68 | 93.5% | 93.5% | 86.5% | 86.5% |
| \$125,000-\$149,999 | 3 | 5.0% | 3.1 | 136,331 | 134,000 | 92 | 104 | 96.3% | 96.4% | 94.4% | 96.4% |
| \$150,000-\$174,999 | 2 | 3.3% | 1.8 | 165,000 | 165,000 | 9 | 9 | 98.5% | 98.5% | 98.5% | 98.5% |
| \$175,000-\$199,999 | 2 | 3.3% | 2.0 | 189,500 | 189,500 | 36 | 36 | 92.9% | 92.9% | 90.5% | 90.5% |
| \$200,000-\$249,999 | 14 | 23.3% | 1.3 | 219,193 | 210,850 | 27 | 20 | 97.9% | 97.6% | 96.8% | 97.6% |
| \$250,000-\$299,999 | 10 | 16.7% | 2.3 | 268,850 | 267,000 | 25 | 20 | 98.7% | 99.9% | 98.4% | 99.9% |
| \$300,000-\$399,999 | 17 | 28.3% | 2.9 | 347,707 | 355,000 | 24 | 19 | 98.9% | 100.0% | 98.7% | 100.0% |
| \$400,000-\$499,999 | 2 | 3.3% | 0.9 | 429,500 | 429,500 | 3 | 3 | 103.4% | 103.4% | 103.4% | 103.4% |
| \$500,000-\$749,999 | 4 | 6.7% | 2.9 | 584,864 | 546,000 | 47 | 32 | 103.6% | 104.6% | 103.6% | 104.6% |
| \$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 | 3.3% | 12.0 | 1,622,500 | 1,622,500 | 325 | 325 | 87.2% | 87.2% | 71.3% | 71.3% |



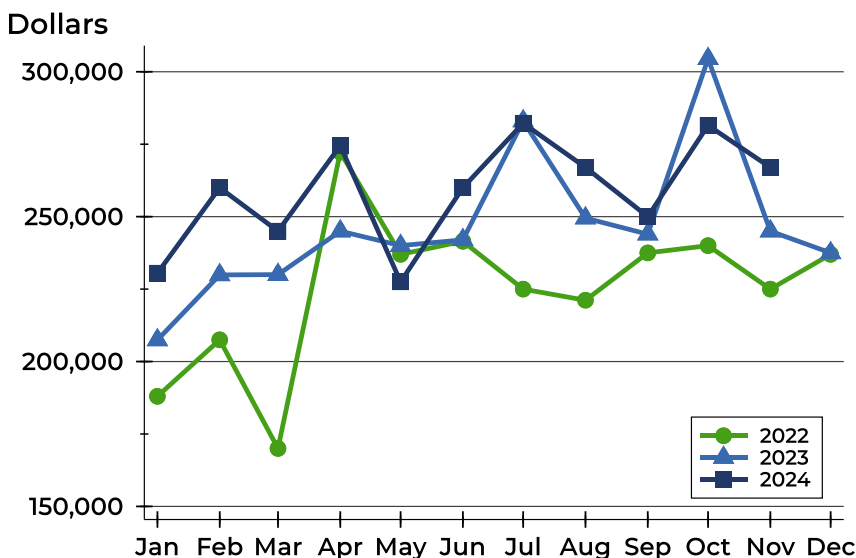
Riley County Closed Listings Analysis

Average Price



| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 225,875 | 223,398 | 254,923 |
| February | 234,723 | 264,153 | 265,385 |
| March | 200,196 | 264,104 | 251,866 |
| April | 284,561 | 263,458 | 284,918 |
| May | 262,771 | 272,119 | 275,698 |
| June | 267,511 | 280,542 | 291,474 |
| July | 251,180 | 306,725 | 337,739 |
| August | 241,275 | 278,493 | 296,153 |
| September | 250,074 | 269,304 | 271,717 |
| October | 257,164 | 316,505 | 317,039 |
| November | 235,522 | 246,497 | 325,578 |
| December | 238,726 | 276,629 | |

Median Price

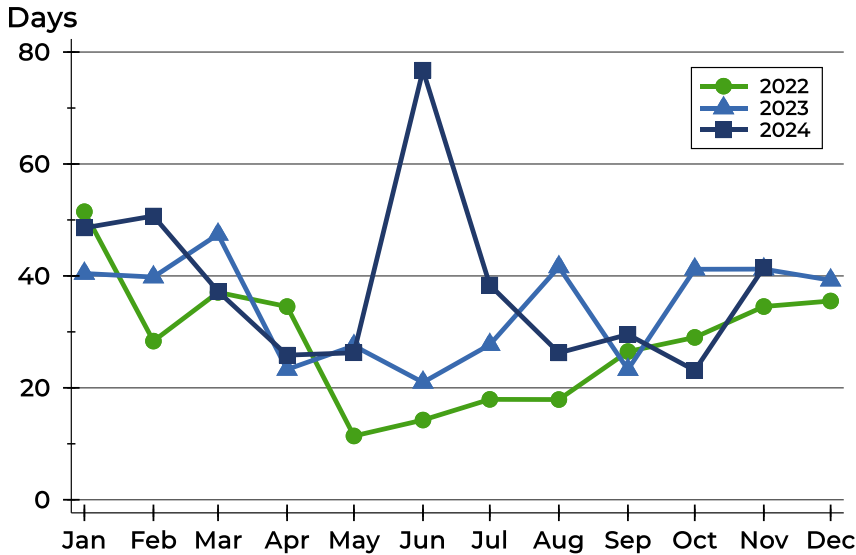


| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 188,000 | 207,450 | 230,500 |
| February | 207,500 | 229,900 | 260,000 |
| March | 170,000 | 230,000 | 245,000 |
| April | 272,250 | 245,000 | 274,500 |
| May | 237,000 | 240,000 | 227,500 |
| June | 241,500 | 242,000 | 260,000 |
| July | 225,000 | 283,000 | 282,250 |
| August | 221,159 | 249,500 | 267,000 |
| September | 237,500 | 243,950 | 250,000 |
| October | 240,000 | 304,500 | 281,500 |
| November | 225,000 | 245,000 | 267,000 |
| December | 237,000 | 237,500 | |



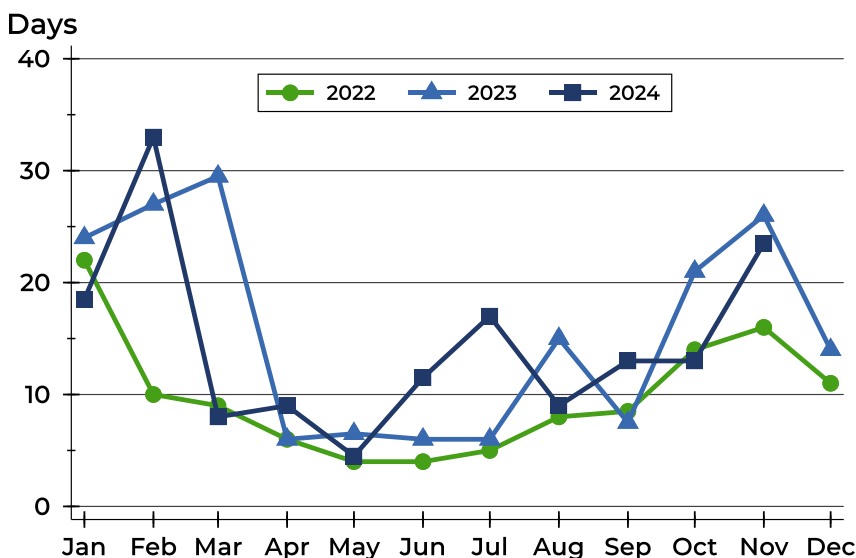
Riley County Closed Listings Analysis

Average DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 51 | 40 | 49 |
| February | 28 | 40 | 51 |
| March | 37 | 47 | 37 |
| April | 35 | 23 | 26 |
| May | 11 | 28 | 26 |
| June | 14 | 21 | 77 |
| July | 18 | 28 | 38 |
| August | 18 | 42 | 26 |
| September | 26 | 23 | 30 |
| October | 29 | 41 | 23 |
| November | 35 | 41 | 42 |
| December | 36 | 39 | |

Median DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 22 | 24 | 19 |
| February | 10 | 27 | 33 |
| March | 9 | 30 | 8 |
| April | 6 | 6 | 9 |
| May | 4 | 7 | 5 |
| June | 4 | 6 | 12 |
| July | 5 | 6 | 17 |
| August | 8 | 15 | 9 |
| September | 9 | 8 | 13 |
| October | 14 | 21 | 13 |
| November | 16 | 26 | 24 |
| December | 11 | 14 | |



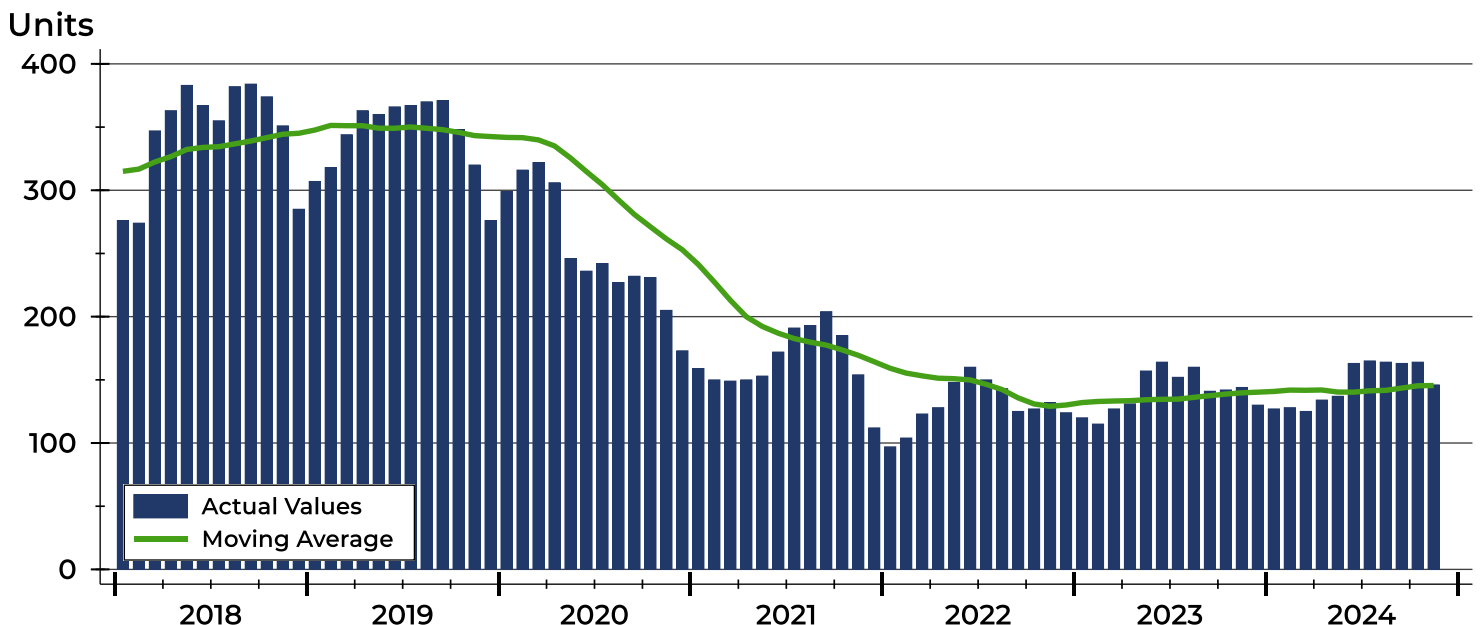
Riley County Active Listings Analysis

| Summary Statistics for Active Listings | | 2024 | 2023 | Change |
|--|---------------------|----------------|---------|--------|
| Active Listings | | 146 | 144 | 1.4% |
| Volume (1,000s) | | 46,212 | 42,129 | 9.7% |
| Months' Supply | | 2.2 | 2.2 | 0.0% |
| Average | List Price | 316,524 | 292,564 | 8.2% |
| | Days on Market | 83 | 76 | 9.2% |
| | Percent of Original | 97.3% | 97.3% | 0.0% |
| Median | List Price | 279,950 | 248,000 | 12.9% |
| | Days on Market | 65 | 57 | 14.0% |
| | Percent of Original | 100.0% | 100.0% | 0.0% |

A total of 146 homes were available for sale in Riley County 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 \$279,950, up 12.9% from 2023. The typical time on market for active listings was 65 days, up from 57 days a year earlier.

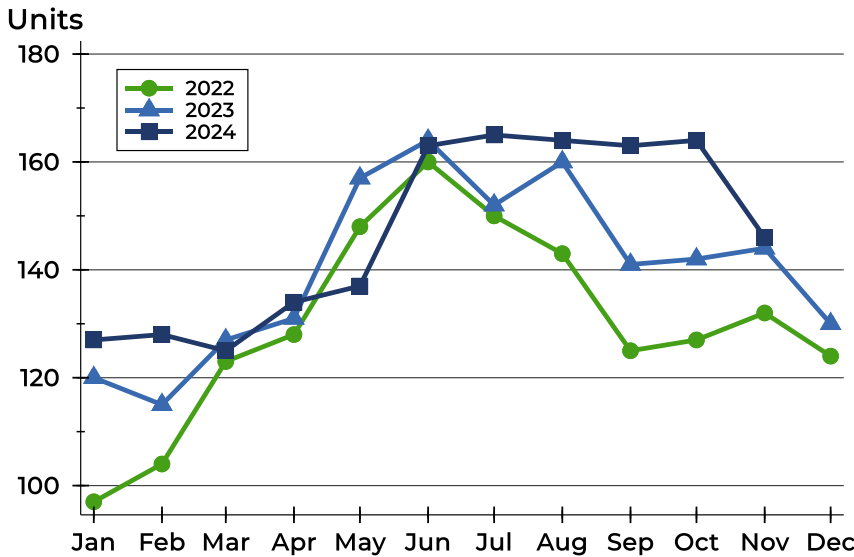
History of Active Listings





Riley County Active Listings Analysis

Active Listings by Month



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------------|
| January | 97 | 120 | 127 |
| February | 104 | 115 | 128 |
| March | 123 | 127 | 125 |
| April | 128 | 131 | 134 |
| May | 148 | 157 | 137 |
| June | 160 | 164 | 163 |
| July | 150 | 152 | 165 |
| August | 143 | 160 | 164 |
| September | 125 | 141 | 163 |
| October | 127 | 142 | 164 |
| November | 132 | 144 | 146 |
| December | 124 | 130 | |

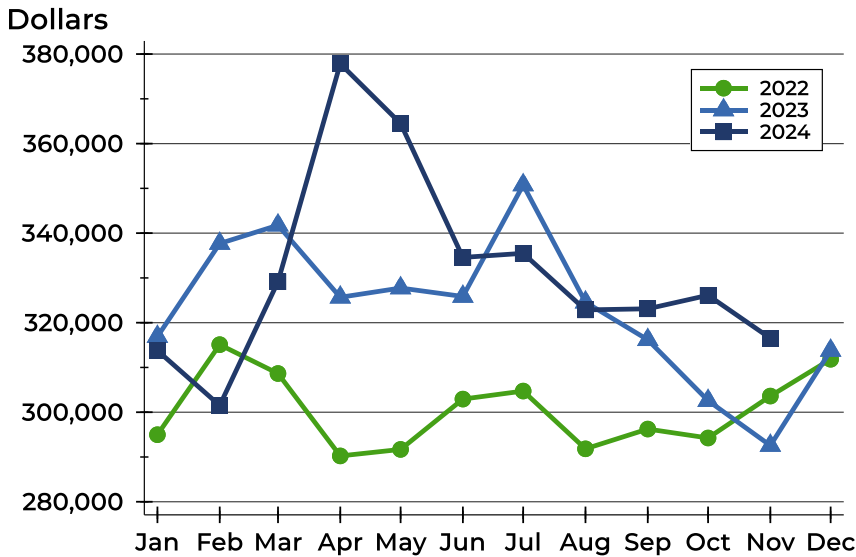
Active Listings by Price Range

| 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% | N/A | N/A | N/A | N/A | N/A | N/A | N/A |
| \$25,000-\$49,999 | 0 | 0.0% | 0.0 | N/A | N/A | N/A | N/A | N/A | N/A |
| \$50,000-\$99,999 | 5 | 3.4% | 2.9 | 90,760 | 96,500 | 71 | 45 | 94.8% | 100.0% |
| \$100,000-\$124,999 | 6 | 4.1% | 2.8 | 114,800 | 115,000 | 35 | 22 | 94.4% | 100.0% |
| \$125,000-\$149,999 | 7 | 4.8% | 3.1 | 138,400 | 135,000 | 83 | 74 | 98.0% | 100.0% |
| \$150,000-\$174,999 | 9 | 6.2% | 1.8 | 163,989 | 167,000 | 117 | 105 | 97.5% | 98.0% |
| \$175,000-\$199,999 | 14 | 9.6% | 2.0 | 185,061 | 185,000 | 104 | 73 | 97.0% | 100.0% |
| \$200,000-\$249,999 | 17 | 11.6% | 1.3 | 230,894 | 229,900 | 79 | 65 | 97.5% | 100.0% |
| \$250,000-\$299,999 | 27 | 18.5% | 2.3 | 274,756 | 275,000 | 88 | 64 | 97.7% | 100.0% |
| \$300,000-\$399,999 | 38 | 26.0% | 2.9 | 352,339 | 355,000 | 77 | 60 | 98.4% | 100.0% |
| \$400,000-\$499,999 | 5 | 3.4% | 0.9 | 439,780 | 439,900 | 73 | 73 | 96.5% | 100.0% |
| \$500,000-\$749,999 | 13 | 8.9% | 2.9 | 616,954 | 580,000 | 61 | 45 | 96.6% | 100.0% |
| \$750,000-\$999,999 | 3 | 2.1% | N/A | 927,500 | 958,000 | 100 | 131 | 89.6% | 88.8% |
| \$1,000,000 and up | 2 | 1.4% | 12.0 | 1,150,000 | 1,150,000 | 159 | 159 | 100.0% | 100.0% |



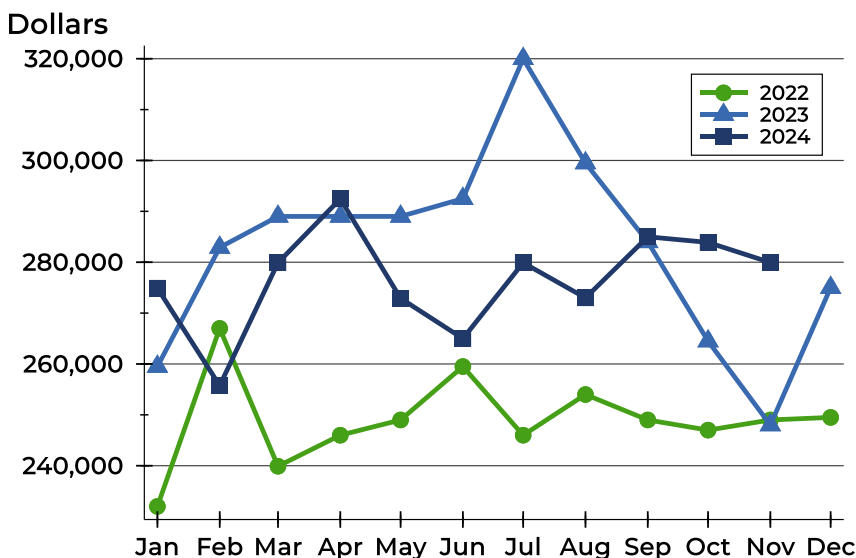
Riley County Active Listings Analysis

Average Price



| Month | 2022 | 2023 | 2024 |
|------------------|---------|---------|----------------|
| January | 294,980 | 316,889 | 313,781 |
| February | 315,098 | 337,680 | 301,514 |
| March | 308,649 | 341,768 | 329,145 |
| April | 290,244 | 325,675 | 377,844 |
| May | 291,693 | 327,740 | 364,496 |
| June | 302,934 | 325,855 | 334,580 |
| July | 304,729 | 350,757 | 335,498 |
| August | 291,827 | 324,571 | 322,859 |
| September | 296,245 | 316,188 | 323,097 |
| October | 294,245 | 302,591 | 326,126 |
| November | 303,615 | 292,564 | 316,524 |
| December | 311,834 | 313,791 | |

Median Price

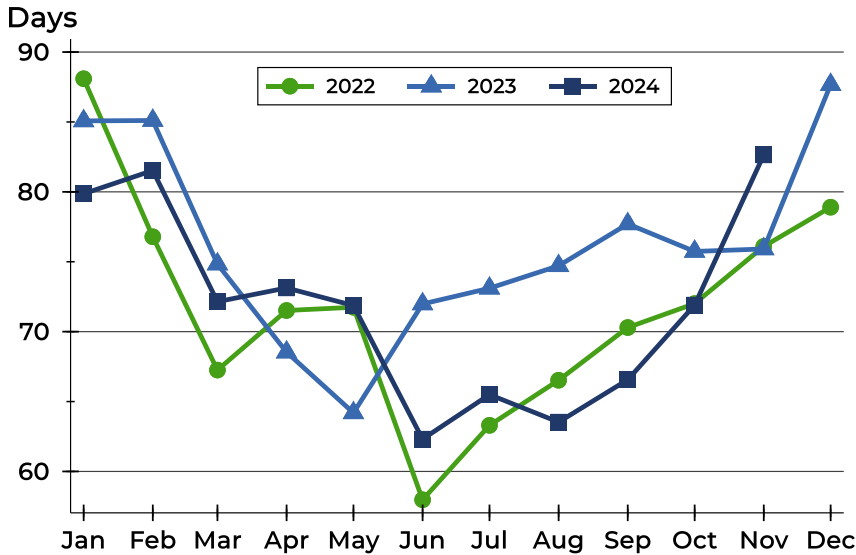


| Month | 2022 | 2023 | 2024 |
|------------------|---------|---------|----------------|
| January | 232,000 | 259,500 | 274,900 |
| February | 267,000 | 282,900 | 255,750 |
| March | 239,900 | 289,000 | 279,900 |
| April | 246,000 | 289,000 | 292,450 |
| May | 249,000 | 289,000 | 272,900 |
| June | 259,500 | 292,500 | 265,000 |
| July | 246,000 | 320,000 | 279,900 |
| August | 254,000 | 299,500 | 273,000 |
| September | 249,000 | 284,000 | 285,000 |
| October | 247,000 | 264,500 | 283,900 |
| November | 249,000 | 248,000 | 279,950 |
| December | 249,500 | 275,000 | |



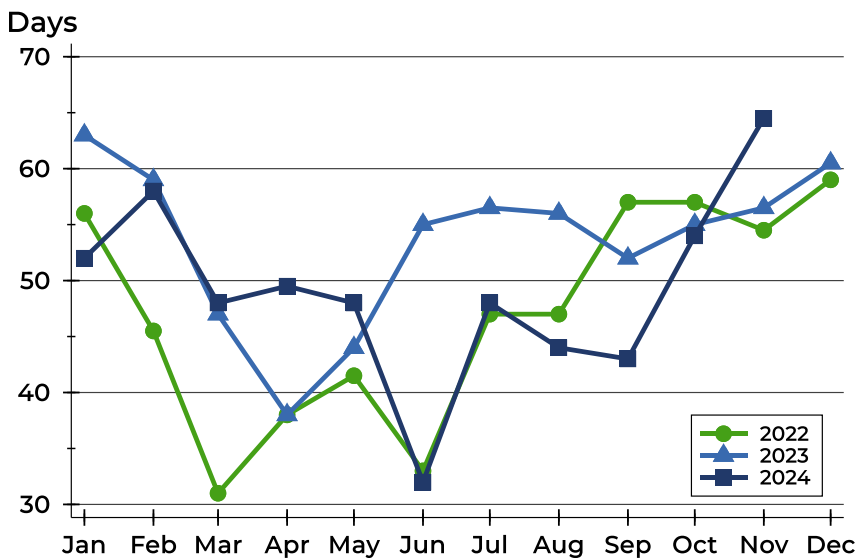
Riley County Active Listings Analysis

Average DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|-----------|
| January | 88 | 85 | 80 |
| February | 77 | 85 | 82 |
| March | 67 | 75 | 72 |
| April | 72 | 69 | 73 |
| May | 72 | 64 | 72 |
| June | 58 | 72 | 62 |
| July | 63 | 73 | 65 |
| August | 67 | 75 | 64 |
| September | 70 | 78 | 67 |
| October | 72 | 76 | 72 |
| November | 76 | 76 | 83 |
| December | 79 | 88 | |

Median DOM

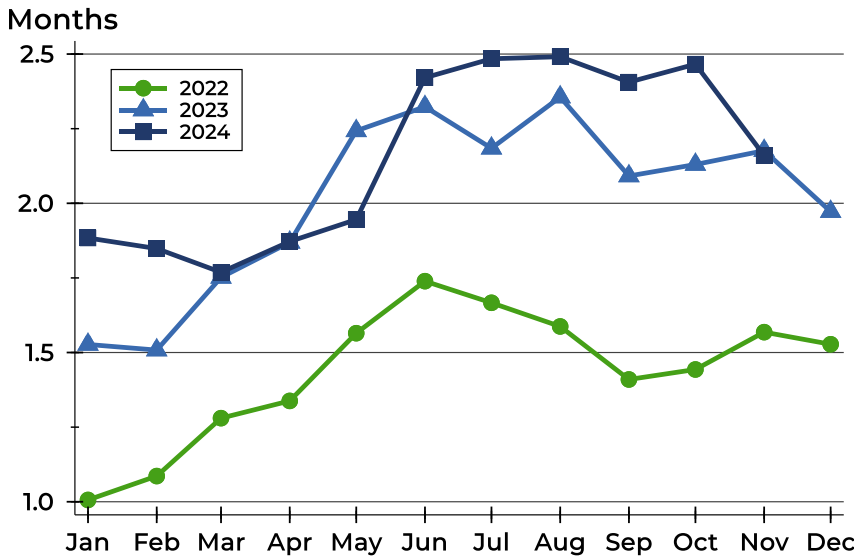


| Month | 2022 | 2023 | 2024 |
|-----------|------|------|-----------|
| January | 56 | 63 | 52 |
| February | 46 | 59 | 58 |
| March | 31 | 47 | 48 |
| April | 38 | 38 | 50 |
| May | 42 | 44 | 48 |
| June | 33 | 55 | 32 |
| July | 47 | 57 | 48 |
| August | 47 | 56 | 44 |
| September | 57 | 52 | 43 |
| October | 57 | 55 | 54 |
| November | 55 | 57 | 65 |
| December | 59 | 61 | |



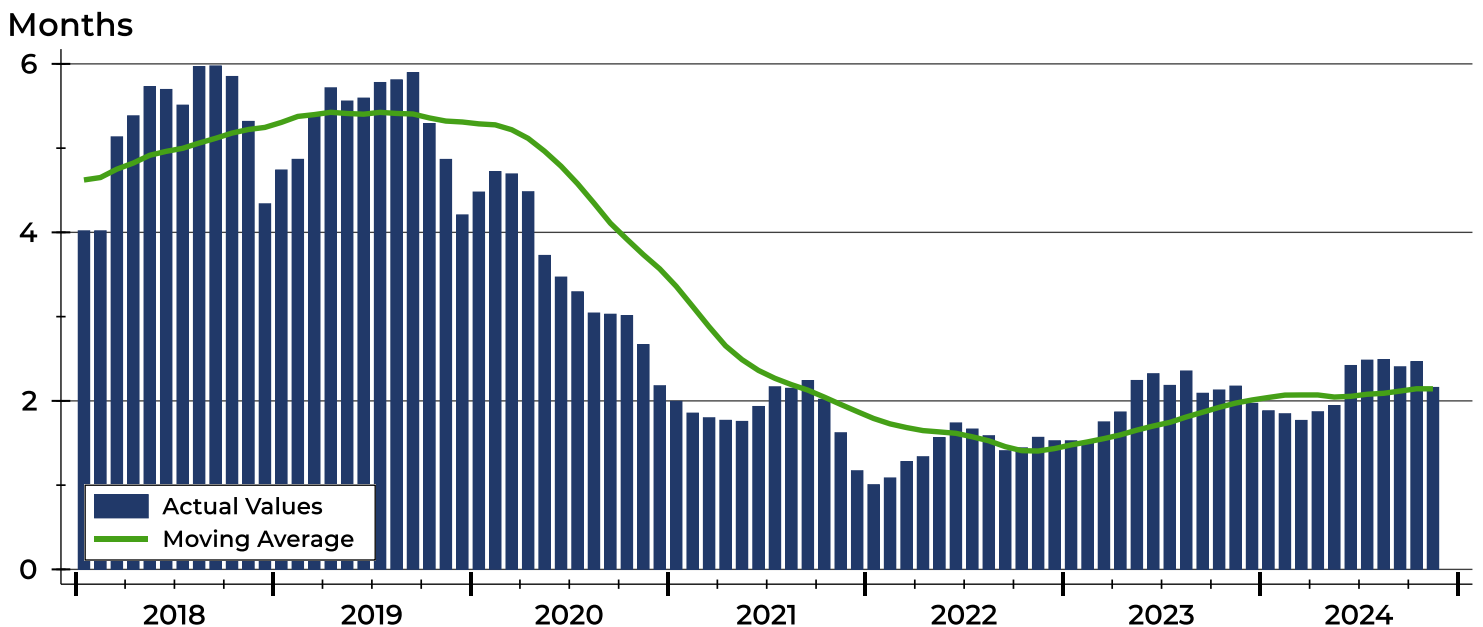
Riley County Months' Supply Analysis

Months' Supply by Month



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 1.0 | 1.5 | 1.9 |
| February | 1.1 | 1.5 | 1.8 |
| March | 1.3 | 1.8 | 1.8 |
| April | 1.3 | 1.9 | 1.9 |
| May | 1.6 | 2.2 | 1.9 |
| June | 1.7 | 2.3 | 2.4 |
| July | 1.7 | 2.2 | 2.5 |
| August | 1.6 | 2.4 | 2.5 |
| September | 1.4 | 2.1 | 2.4 |
| October | 1.4 | 2.1 | 2.5 |
| November | 1.6 | 2.2 | 2.2 |
| December | 1.5 | 2.0 | 2.0 |

History of Month's Supply





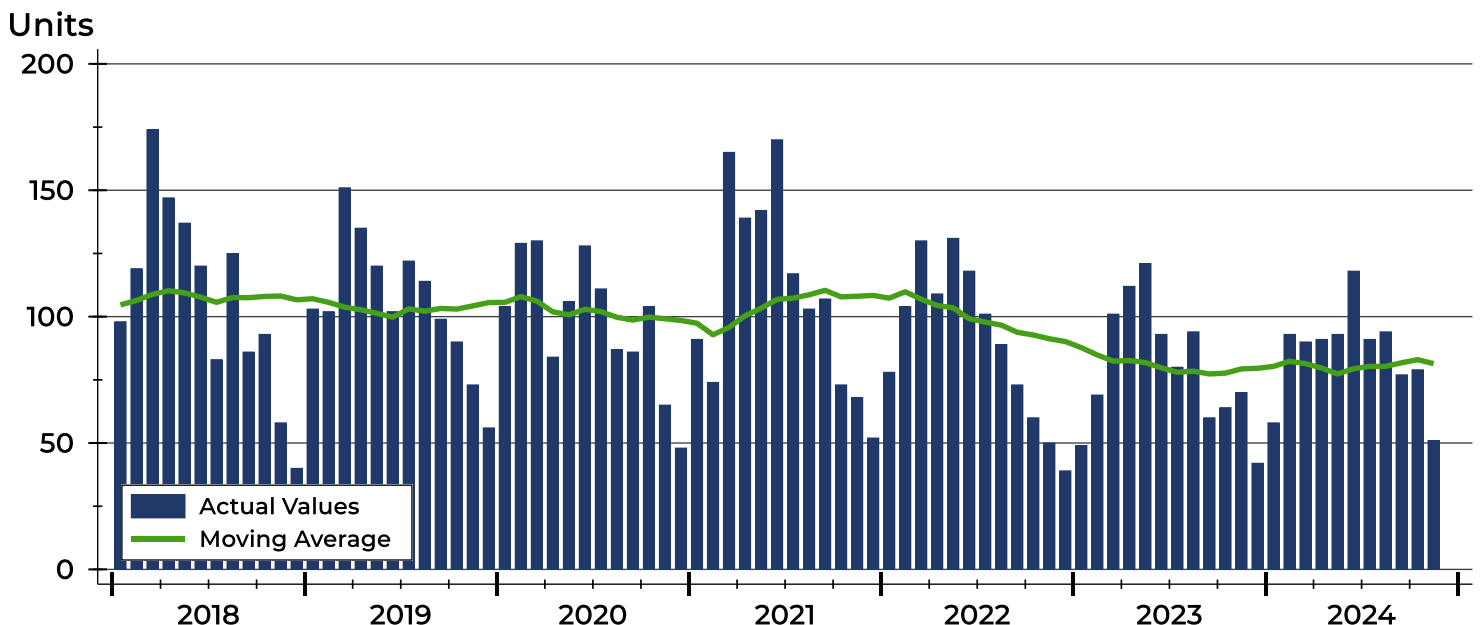
Riley County New Listings Analysis

| Summary Statistics for New Listings | | 2024 | November 2023 | Change |
|-------------------------------------|--------------------|---------|---------------|--------|
| Current Month | New Listings | 51 | 70 | -27.1% |
| | Volume (1,000s) | 18,853 | 19,135 | -1.5% |
| | Average List Price | 369,668 | 273,362 | 35.2% |
| | Median List Price | 329,000 | 229,950 | 43.1% |
| Year-to-Date | New Listings | 935 | 913 | 2.4% |
| | Volume (1,000s) | 287,565 | 259,182 | 11.0% |
| | Average List Price | 307,556 | 283,879 | 8.3% |
| | Median List Price | 269,900 | 250,000 | 8.0% |

A total of 51 new listings were added in Riley County during November, down 27.1% from the same month in 2023. Year-to-date Riley County has seen 935 new listings.

The median list price of these homes was \$329,000 up from \$229,950 in 2023.

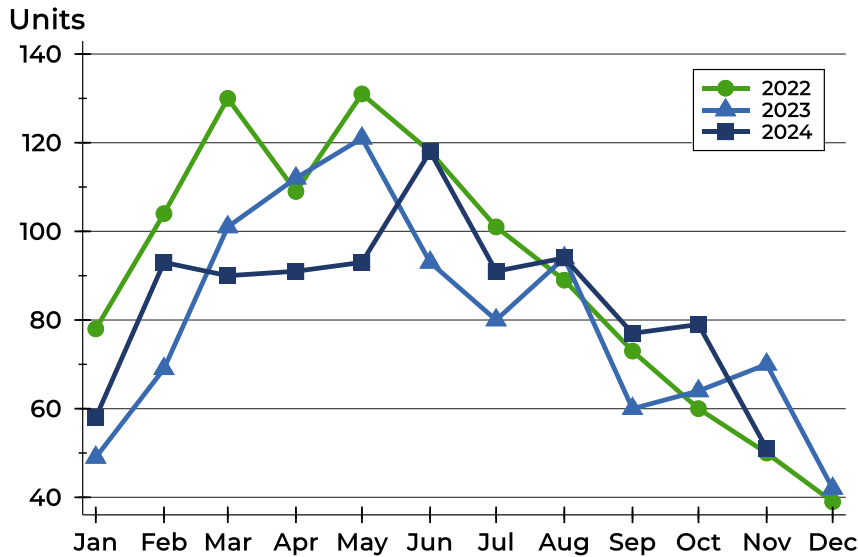
History of New Listings





Riley County New Listings Analysis

New Listings by Month



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------------|
| January | 78 | 49 | 58 |
| February | 104 | 69 | 93 |
| March | 130 | 101 | 90 |
| April | 109 | 112 | 91 |
| May | 131 | 121 | 93 |
| June | 118 | 93 | 118 |
| July | 101 | 80 | 91 |
| August | 89 | 94 | 94 |
| September | 73 | 60 | 77 |
| October | 60 | 64 | 79 |
| November | 50 | 70 | 51 |
| December | 39 | 42 | |

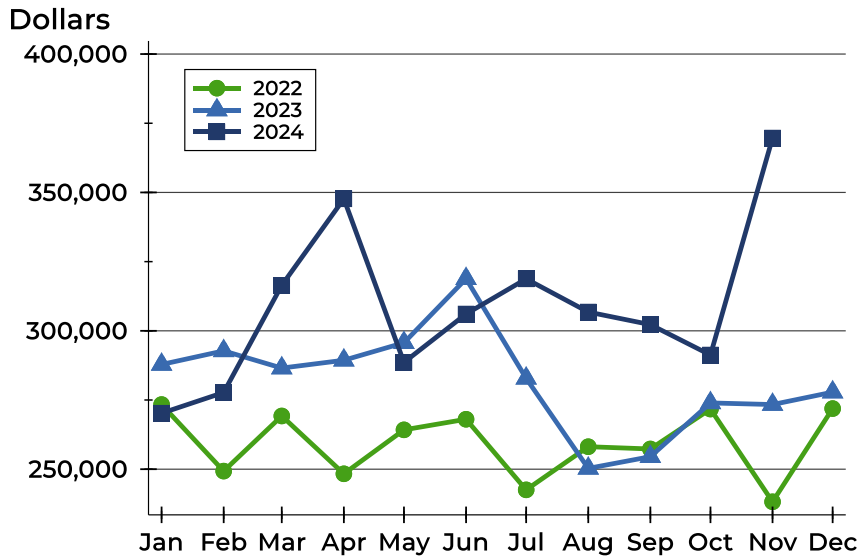
New Listings by Price Range

| 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 | 2 | 3.9% | 115,000 | 115,000 | 7 | 7 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 1 | 2.0% | 141,000 | 141,000 | 1 | 1 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 1 | 2.0% | 160,000 | 160,000 | 11 | 11 | 100.0% | 100.0% |
| \$175,000-\$199,999 | 4 | 7.8% | 185,000 | 185,000 | 20 | 21 | 98.6% | 100.0% |
| \$200,000-\$249,999 | 9 | 17.6% | 225,944 | 226,000 | 15 | 13 | 99.4% | 100.0% |
| \$250,000-\$299,999 | 6 | 11.8% | 280,650 | 290,000 | 10 | 11 | 100.0% | 100.0% |
| \$300,000-\$399,999 | 17 | 33.3% | 355,453 | 355,000 | 11 | 5 | 99.4% | 100.0% |
| \$400,000-\$499,999 | 3 | 5.9% | 474,650 | 485,000 | 11 | 9 | 100.0% | 100.0% |
| \$500,000-\$749,999 | 5 | 9.8% | 671,600 | 669,000 | 19 | 24 | 100.0% | 100.0% |
| \$750,000-\$999,999 | 1 | 2.0% | 825,000 | 825,000 | 31 | 31 | 100.0% | 100.0% |
| \$1,000,000 and up | 2 | 3.9% | 1,107,500 | 1,107,500 | 24 | 24 | 100.0% | 100.0% |



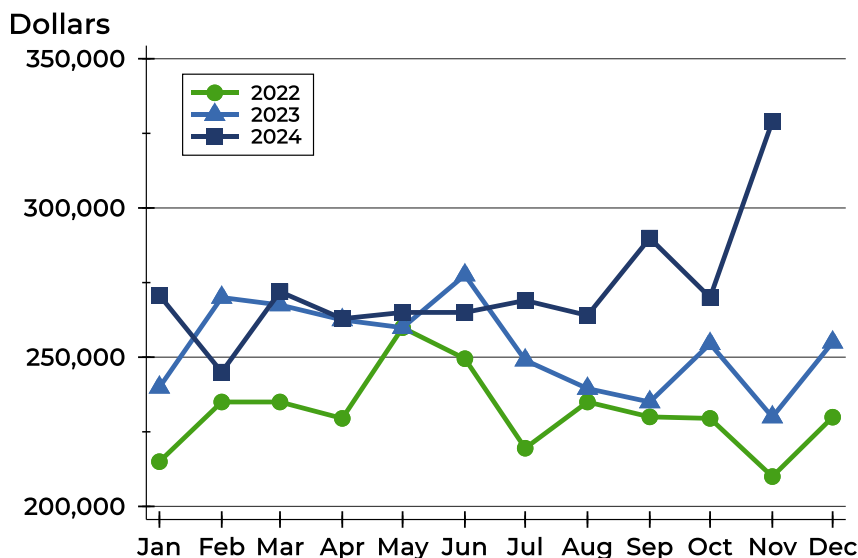
Riley County New Listings Analysis

Average Price



| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 273,365 | 287,852 | 270,247 |
| February | 249,317 | 292,767 | 277,719 |
| March | 269,234 | 286,544 | 316,455 |
| April | 248,339 | 289,376 | 347,701 |
| May | 264,226 | 295,696 | 288,602 |
| June | 268,046 | 318,828 | 306,078 |
| July | 242,536 | 282,840 | 318,773 |
| August | 258,135 | 250,303 | 306,802 |
| September | 257,311 | 254,518 | 302,242 |
| October | 271,739 | 273,948 | 291,268 |
| November | 238,235 | 273,362 | 369,668 |
| December | 271,909 | 277,852 | |

Median Price



| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 215,000 | 239,900 | 270,750 |
| February | 235,000 | 270,000 | 245,000 |
| March | 235,000 | 267,500 | 271,950 |
| April | 229,500 | 262,500 | 262,900 |
| May | 259,900 | 259,900 | 265,000 |
| June | 249,500 | 277,500 | 265,000 |
| July | 219,500 | 249,000 | 269,000 |
| August | 235,000 | 239,500 | 264,000 |
| September | 230,000 | 235,000 | 289,900 |
| October | 229,500 | 254,500 | 270,000 |
| November | 210,000 | 229,950 | 329,000 |
| December | 229,900 | 255,000 | |



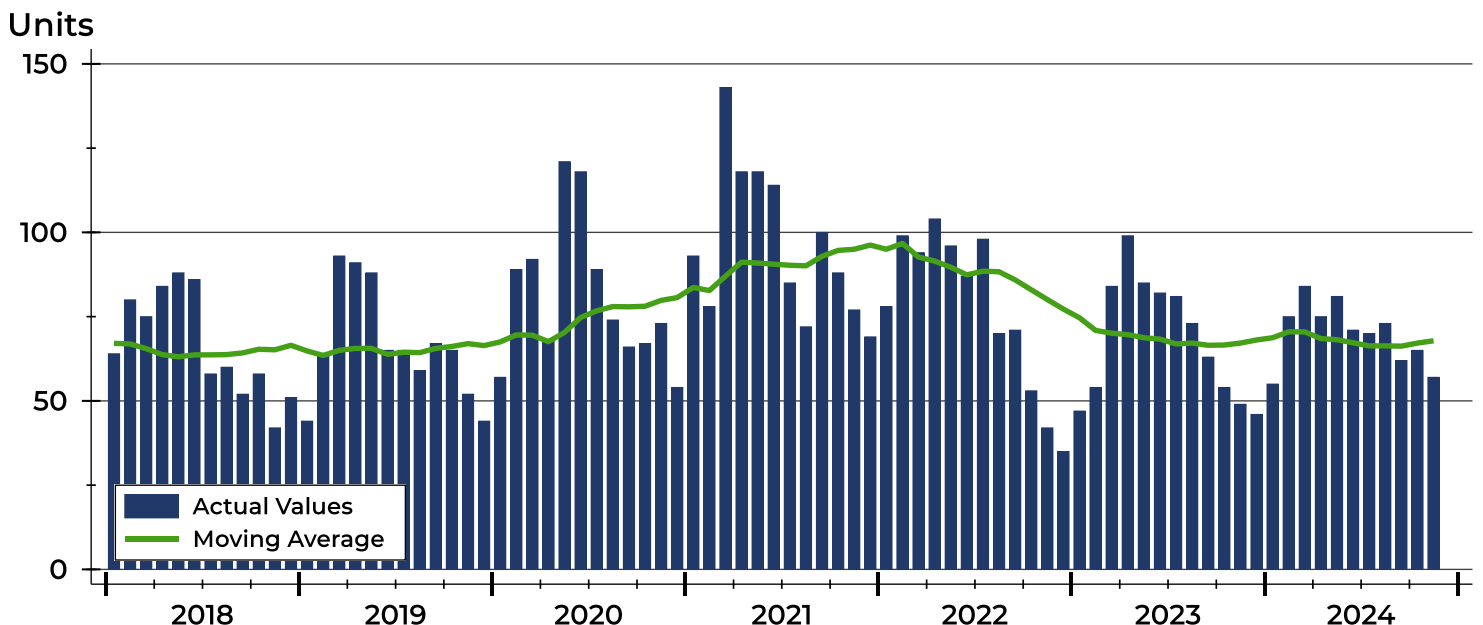
Riley County Contracts Written Analysis

| Summary Statistics for Contracts Written | | November | | | Year-to-Date | | |
|--|---------------------|----------------|---------|--------|----------------|---------|--------|
| | | 2024 | 2023 | Change | 2024 | 2023 | Change |
| Contracts Written | | 57 | 49 | 16.3% | 768 | 771 | -0.4% |
| Volume (1,000s) | | 20,679 | 14,230 | 45.3% | 229,510 | 218,916 | 4.8% |
| Average | Sale Price | 362,796 | 290,402 | 24.9% | 298,841 | 283,938 | 5.2% |
| | Days on Market | 37 | 45 | -17.8% | 38 | 32 | 18.8% |
| | Percent of Original | 97.6% | 96.6% | 1.0% | 97.7% | 97.6% | 0.1% |
| Median | Sale Price | 284,900 | 248,500 | 14.6% | 265,000 | 249,000 | 6.4% |
| | Days on Market | 18 | 14 | 28.6% | 12 | 10 | 20.0% |
| | Percent of Original | 100.0% | 97.9% | 2.1% | 99.4% | 99.7% | -0.3% |

A total of 57 contracts for sale were written in Riley County during the month of November, up from 49 in 2023. The median list price of these homes was \$284,900, up from \$248,500 the prior year.

Half of the homes that went under contract in November were on the market less than 18 days, compared to 14 days in November 2023.

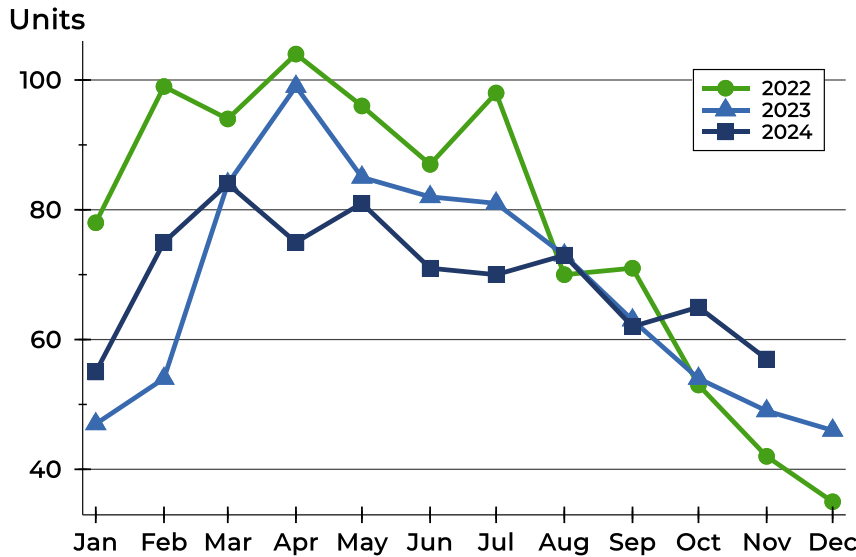
History of Contracts Written





Riley County Contracts Written Analysis

Contracts Written by Month



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 78 | 47 | 55 |
| February | 99 | 54 | 75 |
| March | 94 | 84 | 84 |
| April | 104 | 99 | 75 |
| May | 96 | 85 | 81 |
| June | 87 | 82 | 71 |
| July | 98 | 81 | 70 |
| August | 70 | 73 | 73 |
| September | 71 | 63 | 62 |
| October | 53 | 54 | 65 |
| November | 42 | 49 | 57 |
| December | 35 | 46 | |

Contracts Written by Price Range

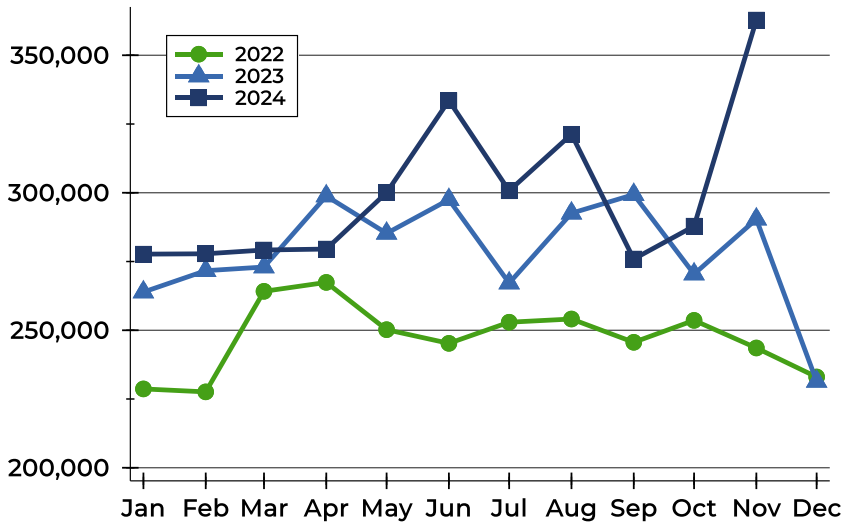
| Price Range | Contracts Written | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|-----------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| 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 | 1 | 1.8% | 69,900 | 69,900 | 32 | 32 | 89.4% | 89.4% |
| \$100,000-\$124,999 | 2 | 3.5% | 115,000 | 115,000 | 7 | 7 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 1 | 1.8% | 141,000 | 141,000 | 1 | 1 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 1 | 1.8% | 155,000 | 155,000 | 73 | 73 | 96.9% | 96.9% |
| \$175,000-\$199,999 | 5 | 8.8% | 189,100 | 194,000 | 16 | 17 | 99.5% | 100.0% |
| \$200,000-\$249,999 | 13 | 22.8% | 225,692 | 226,000 | 23 | 19 | 97.8% | 100.0% |
| \$250,000-\$299,999 | 9 | 15.8% | 279,461 | 281,500 | 22 | 23 | 99.0% | 100.0% |
| \$300,000-\$399,999 | 12 | 21.1% | 353,075 | 351,250 | 63 | 17 | 97.1% | 100.0% |
| \$400,000-\$499,999 | 6 | 10.5% | 451,492 | 457,000 | 51 | 24 | 96.7% | 100.0% |
| \$500,000-\$749,999 | 5 | 8.8% | 605,600 | 635,000 | 22 | 17 | 99.1% | 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 | 3.5% | 1,857,500 | 1,857,500 | 112 | 112 | 89.4% | 89.4% |



Riley County Contracts Written Analysis

Average Price

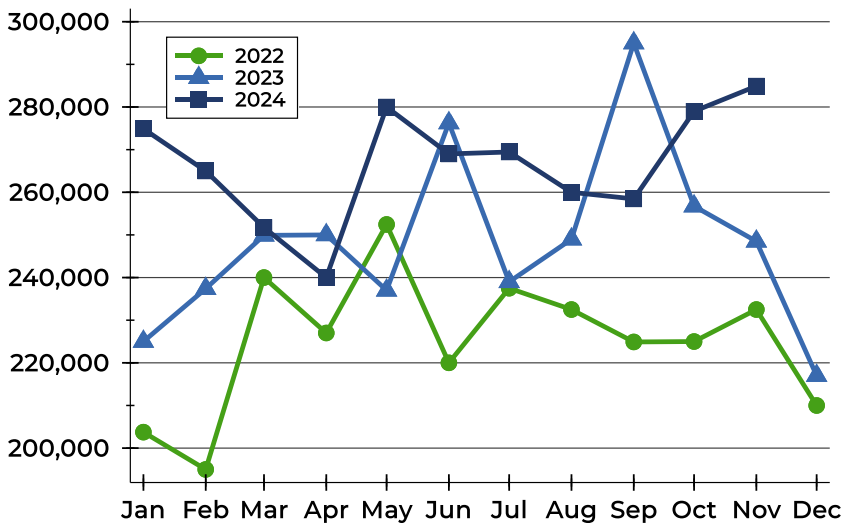
Dollars



| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 228,668 | 263,891 | 277,683 |
| February | 227,600 | 271,664 | 277,810 |
| March | 264,169 | 273,006 | 279,183 |
| April | 267,411 | 298,818 | 279,529 |
| May | 250,209 | 285,244 | 300,060 |
| June | 245,241 | 297,489 | 333,533 |
| July | 252,925 | 267,157 | 300,715 |
| August | 254,097 | 292,554 | 321,281 |
| September | 245,622 | 299,340 | 275,903 |
| October | 253,600 | 270,441 | 287,865 |
| November | 243,560 | 290,402 | 362,796 |
| December | 233,020 | 231,409 | |

Median Price

Dollars

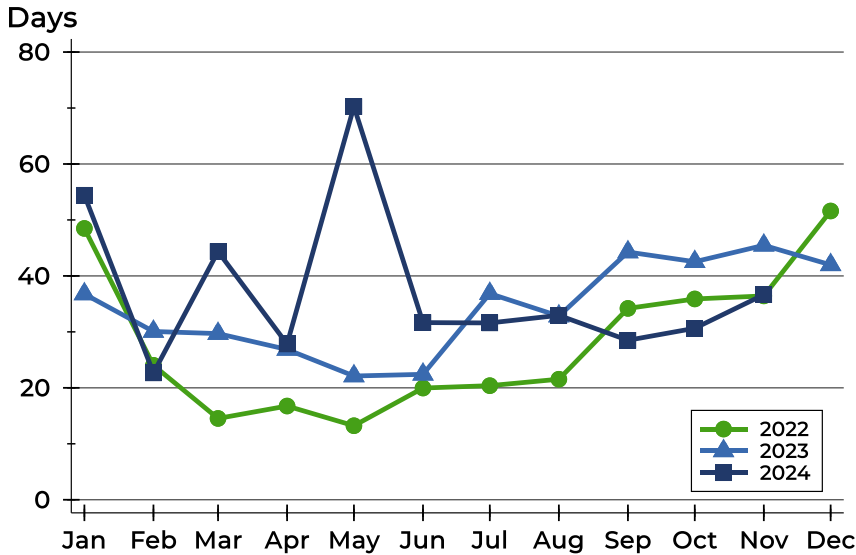


| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 203,750 | 225,000 | 274,900 |
| February | 195,000 | 237,400 | 265,000 |
| March | 240,000 | 249,900 | 251,750 |
| April | 227,000 | 250,000 | 240,000 |
| May | 252,450 | 237,000 | 280,000 |
| June | 220,000 | 276,250 | 269,000 |
| July | 237,500 | 239,000 | 269,450 |
| August | 232,500 | 249,000 | 260,000 |
| September | 224,900 | 295,000 | 258,450 |
| October | 225,000 | 256,750 | 279,000 |
| November | 232,500 | 248,500 | 284,900 |
| December | 210,000 | 217,000 | |



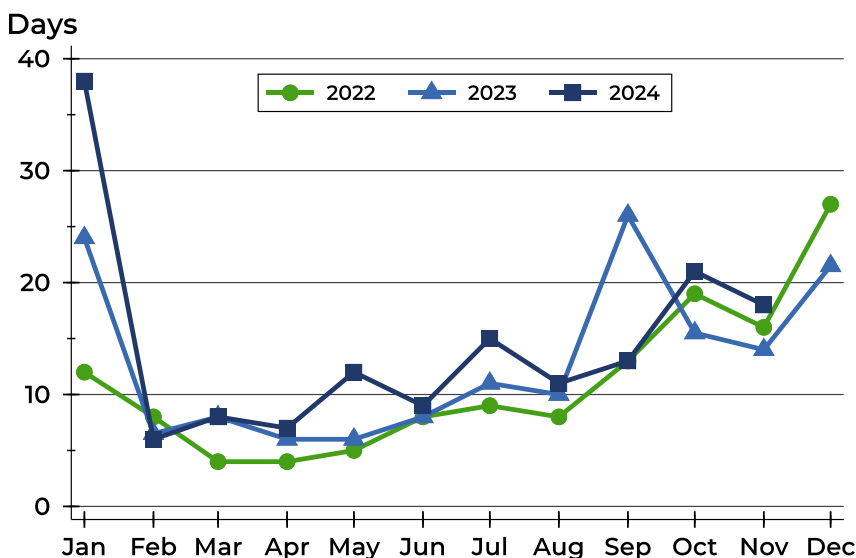
Riley County Contracts Written Analysis

Average DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 48 | 37 | 54 |
| February | 24 | 30 | 23 |
| March | 15 | 30 | 44 |
| April | 17 | 27 | 28 |
| May | 13 | 22 | 70 |
| June | 20 | 22 | 32 |
| July | 20 | 37 | 32 |
| August | 22 | 33 | 33 |
| September | 34 | 44 | 29 |
| October | 36 | 43 | 31 |
| November | 36 | 45 | 37 |
| December | 52 | 42 | |

Median DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------|
| January | 12 | 24 | 38 |
| February | 8 | 7 | 6 |
| March | 4 | 8 | 8 |
| April | 4 | 6 | 7 |
| May | 5 | 6 | 12 |
| June | 8 | 8 | 9 |
| July | 9 | 11 | 15 |
| August | 8 | 10 | 11 |
| September | 13 | 26 | 13 |
| October | 19 | 16 | 21 |
| November | 16 | 14 | 18 |
| December | 27 | 22 | |



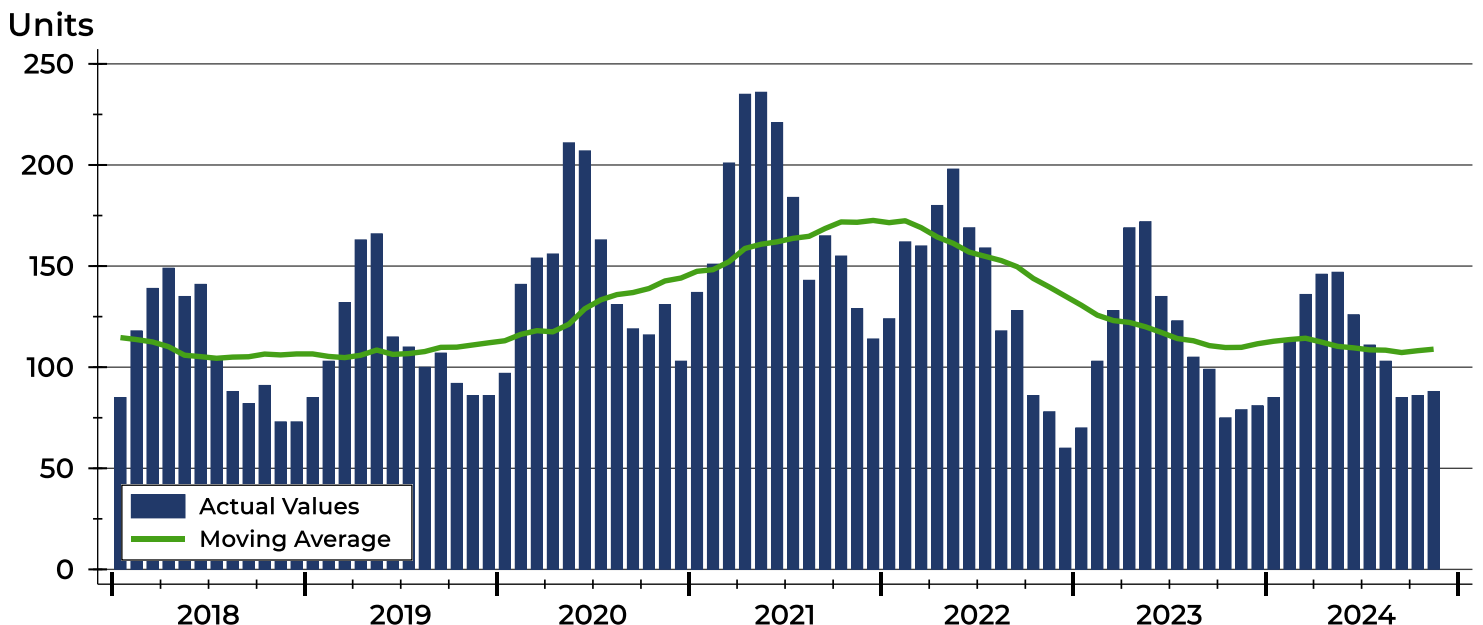
Riley County Pending Contracts Analysis

| Summary Statistics for Pending Contracts | | End of November | | |
|--|---------------------|-----------------|---------|--------|
| | | 2024 | 2023 | Change |
| Pending Contracts | | 88 | 79 | 11.4% |
| Volume (1,000s) | | 27,619 | 22,904 | 20.6% |
| Average | List Price | 313,855 | 289,928 | 8.3% |
| | Days on Market | 36 | 42 | -14.3% |
| | Percent of Original | 98.4% | 98.0% | 0.4% |
| Median | List Price | 283,200 | 249,900 | 13.3% |
| | Days on Market | 17 | 14 | 21.4% |
| | Percent of Original | 100.0% | 100.0% | 0.0% |

A total of 88 listings in Riley County had contracts pending at the end of November, up from 79 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.

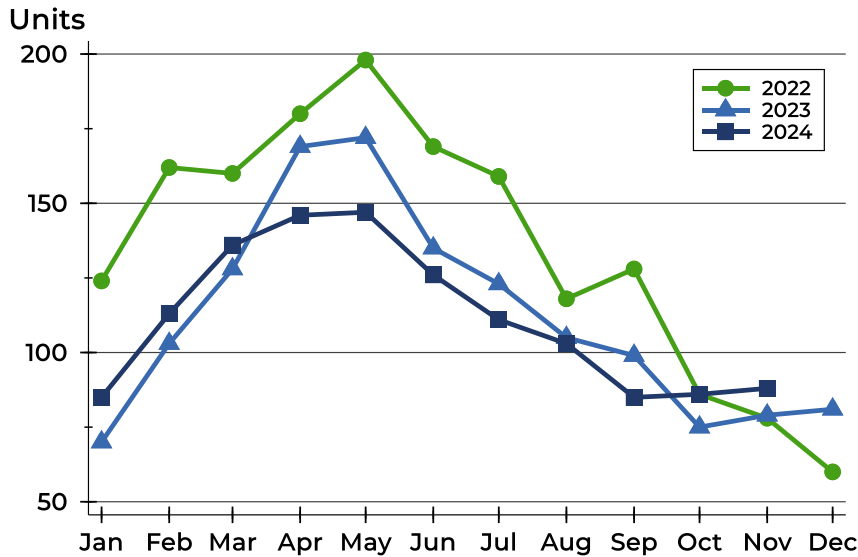
History of Pending Contracts





Riley County Pending Contracts Analysis

Pending Contracts by Month



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|------------|
| January | 124 | 70 | 85 |
| February | 162 | 103 | 113 |
| March | 160 | 128 | 136 |
| April | 180 | 169 | 146 |
| May | 198 | 172 | 147 |
| June | 169 | 135 | 126 |
| July | 159 | 123 | 111 |
| August | 118 | 105 | 103 |
| September | 128 | 99 | 85 |
| October | 86 | 75 | 86 |
| November | 78 | 79 | 88 |
| December | 60 | 81 | |

Pending Contracts by Price Range

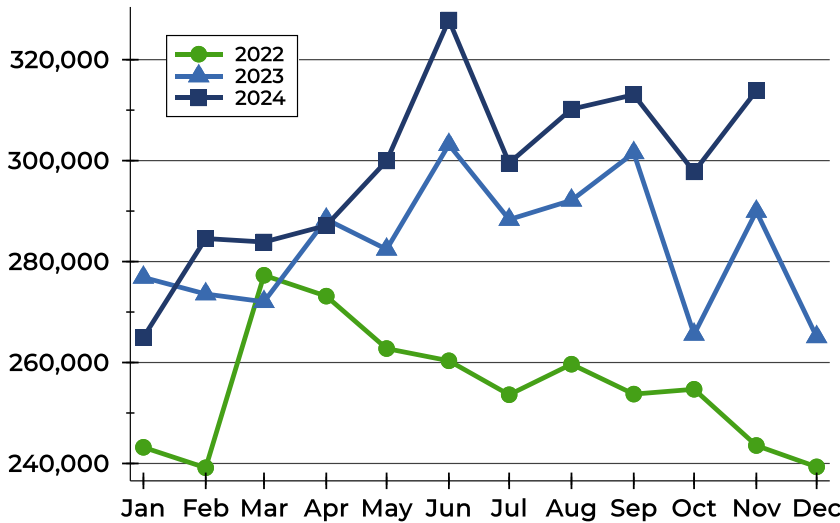
| Price Range | Pending Contracts | | List Price | | Days on Market | | Price as % of Orig. | |
|---------------------|-------------------|---------|------------|-----------|----------------|------|---------------------|--------|
| | Number | Percent | Average | Median | Avg. | Med. | Avg. | Med. |
| 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 | 2 | 2.3% | 72,450 | 72,450 | 20 | 20 | 100.0% | 100.0% |
| \$100,000-\$124,999 | 2 | 2.3% | 115,000 | 115,000 | 7 | 7 | 100.0% | 100.0% |
| \$125,000-\$149,999 | 3 | 3.4% | 131,900 | 129,700 | 4 | 4 | 100.0% | 100.0% |
| \$150,000-\$174,999 | 2 | 2.3% | 160,000 | 160,000 | 50 | 50 | 98.4% | 98.4% |
| \$175,000-\$199,999 | 6 | 6.8% | 187,583 | 188,250 | 41 | 18 | 99.6% | 100.0% |
| \$200,000-\$249,999 | 20 | 22.7% | 223,890 | 222,500 | 28 | 15 | 98.7% | 100.0% |
| \$250,000-\$299,999 | 15 | 17.0% | 279,037 | 279,950 | 27 | 23 | 99.0% | 100.0% |
| \$300,000-\$399,999 | 19 | 21.6% | 348,100 | 348,000 | 56 | 15 | 96.5% | 100.0% |
| \$400,000-\$499,999 | 12 | 13.6% | 455,238 | 459,500 | 44 | 24 | 98.4% | 100.0% |
| \$500,000-\$749,999 | 6 | 6.8% | 591,333 | 590,000 | 31 | 23 | 99.1% | 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 | 1 | 1.1% | 1,115,000 | 1,115,000 | 18 | 18 | 100.0% | 100.0% |



Riley County Pending Contracts Analysis

Average Price

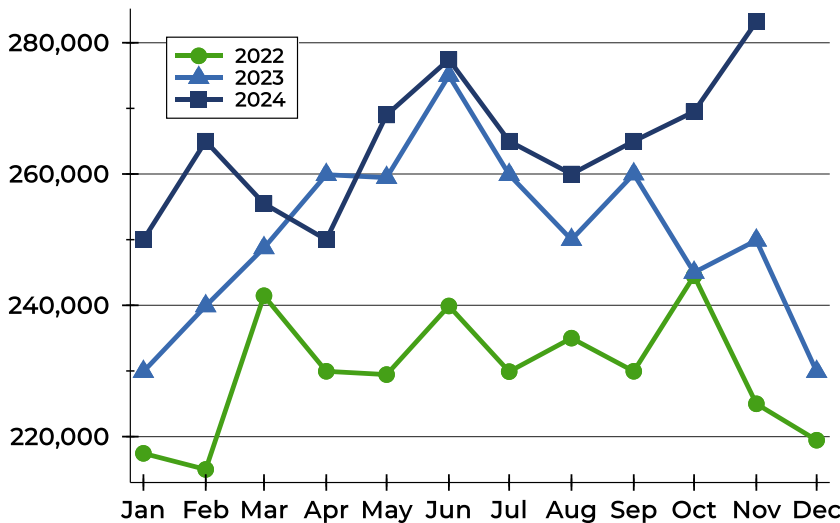
Dollars



| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 243,204 | 276,864 | 264,992 |
| February | 239,149 | 273,576 | 284,565 |
| March | 277,287 | 272,038 | 283,872 |
| April | 273,152 | 288,375 | 287,141 |
| May | 262,768 | 282,422 | 299,939 |
| June | 260,348 | 303,159 | 327,846 |
| July | 253,615 | 288,326 | 299,528 |
| August | 259,667 | 292,135 | 310,197 |
| September | 253,740 | 301,537 | 313,052 |
| October | 254,702 | 265,571 | 297,779 |
| November | 243,560 | 289,928 | 313,855 |
| December | 239,327 | 265,080 | - |

Median Price

Dollars

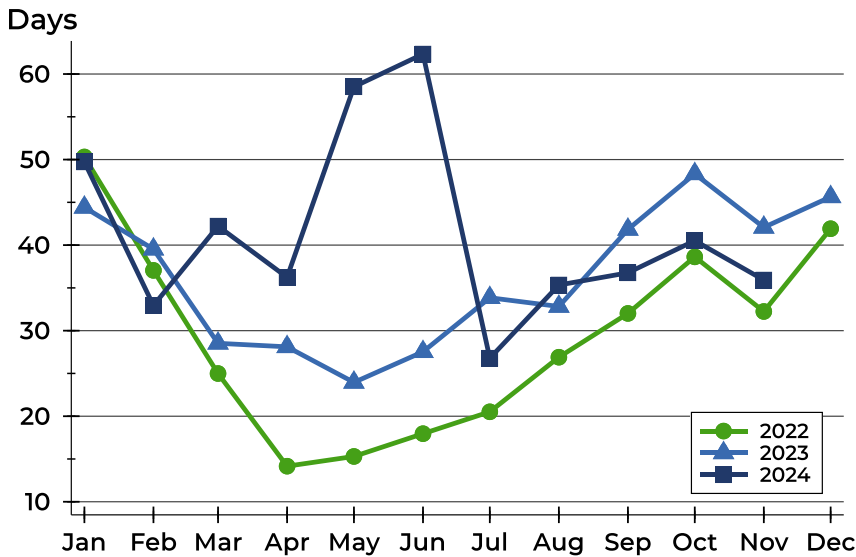


| Month | 2022 | 2023 | 2024 |
|-----------|---------|---------|----------------|
| January | 217,450 | 229,900 | 250,000 |
| February | 215,000 | 239,900 | 265,000 |
| March | 241,460 | 248,750 | 255,500 |
| April | 229,950 | 259,900 | 250,000 |
| May | 229,450 | 259,450 | 269,000 |
| June | 239,900 | 275,000 | 277,450 |
| July | 229,900 | 259,900 | 265,000 |
| August | 235,000 | 250,000 | 260,000 |
| September | 229,950 | 260,000 | 265,000 |
| October | 244,500 | 245,000 | 269,500 |
| November | 225,000 | 249,900 | 283,200 |
| December | 219,450 | 229,900 | - |



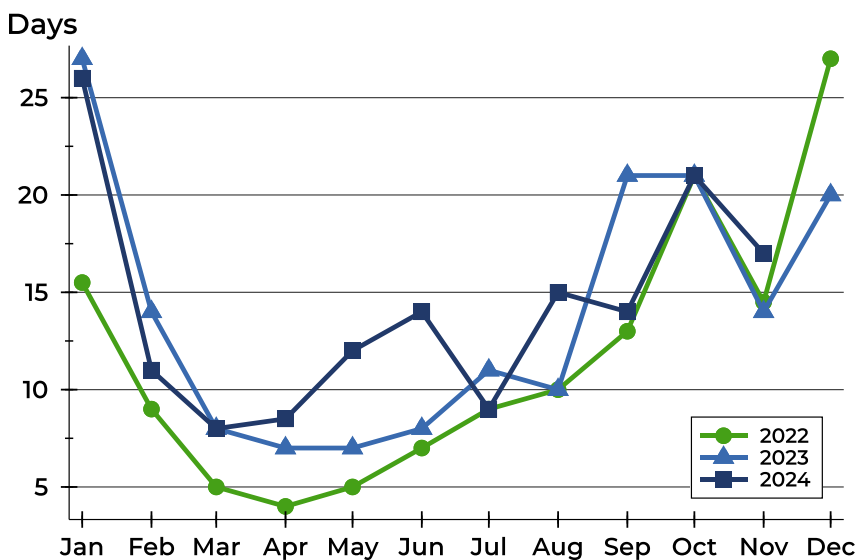
Riley County Pending Contracts Analysis

Average DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|-----------|
| January | 50 | 44 | 50 |
| February | 37 | 40 | 33 |
| March | 25 | 29 | 42 |
| April | 14 | 28 | 36 |
| May | 15 | 24 | 59 |
| June | 18 | 28 | 62 |
| July | 21 | 34 | 27 |
| August | 27 | 33 | 35 |
| September | 32 | 42 | 37 |
| October | 39 | 48 | 41 |
| November | 32 | 42 | 36 |
| December | 42 | 46 | |

Median DOM



| Month | 2022 | 2023 | 2024 |
|-----------|------|------|-----------|
| January | 16 | 27 | 26 |
| February | 9 | 14 | 11 |
| March | 5 | 8 | 8 |
| April | 4 | 7 | 9 |
| May | 5 | 7 | 12 |
| June | 7 | 8 | 14 |
| July | 9 | 11 | 9 |
| August | 10 | 10 | 15 |
| September | 13 | 21 | 14 |
| October | 21 | 21 | 21 |
| November | 15 | 14 | 17 |
| December | 27 | 20 | |