



**March  
2024**

# Lawrence MLS Statistics



## City of Lawrence Housing Report



### Market Overview

#### City of Lawrence Home Sales Fell in March

Total home sales in the City of Lawrence fell last month to 55 units, compared to 70 units in March 2023. Total sales volume was \$22.2 million, up from a year earlier.

The median sale price in March was \$355,000, up from \$269,600 a year earlier. Homes that sold in March were typically on the market for 6 days and sold for 100.0% of their list prices.

#### City of Lawrence Active Listings Up at End of March

The total number of active listings in the City of Lawrence at the end of March was 124 units, up from 99 at the same point in 2023. This represents a 1.7 months' supply of homes available for sale. The median list price of homes on the market at the end of March was \$324,950.

During March, a total of 108 contracts were written up from 82 in March 2023. At the end of the month, there were 123 contracts still pending.

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### Contact Information

Rob Hulse, Executive Vice-President  
 Lawrence Board of REALTORS®  
 3838 W. 6th Street (at Monterey)  
 Lawrence, KS 66049  
 785-842-1843  
[Rob@LawrenceRealtor.com](mailto:Rob@LawrenceRealtor.com)  
[www.LawrenceRealtor.com](http://www.LawrenceRealtor.com)



**March  
2024**

# Lawrence MLS Statistics



LAWRENCE  
Board of REALTORS®

## City of Lawrence Summary Statistics

March MLS Statistics Three-year History		Current Month			Year-to-Date		
		2024	2023	2022	2024	2023	2022
<b>Home Sales</b> Change from prior year		<b>55</b> -21.4%	<b>70</b> -5.4%	<b>74</b> -3.9%	<b>153</b> 2.7%	<b>149</b> -24.0%	<b>196</b> -2.5%
<b>Active Listings</b> Change from prior year		<b>124</b> 25.3%	<b>99</b> 23.8%	<b>80</b> 11.1%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>Months' Supply</b> Change from prior year		<b>1.7</b> 54.5%	<b>1.1</b> 57.1%	<b>0.7</b> 0.0%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>New Listings</b> Change from prior year		<b>128</b> 14.3%	<b>112</b> -20.6%	<b>141</b> -17.1%	<b>263</b> 15.4%	<b>228</b> -22.7%	<b>295</b> -11.4%
<b>Contracts Written</b> Change from prior year		<b>108</b> 31.7%	<b>82</b> -40.1%	<b>137</b> -11.0%	<b>221</b> 15.1%	<b>192</b> -28.6%	<b>269</b> -12.9%
<b>Pending Contracts</b> Change from prior year		<b>123</b> 29.5%	<b>95</b> -39.1%	<b>156</b> -14.8%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
<b>Sales Volume (1,000s)</b> Change from prior year		<b>22,168</b> 6.1%	<b>20,891</b> -7.2%	<b>22,512</b> -4.4%	<b>52,277</b> 12.6%	<b>46,412</b> -21.2%	<b>58,876</b> 5.9%
Average	<b>Sale Price</b> Change from prior year	<b>403,061</b> 35.1%	<b>298,441</b> -1.9%	<b>304,215</b> -0.5%	<b>341,683</b> 9.7%	<b>311,488</b> 3.7%	<b>300,389</b> 8.6%
	<b>List Price of Actives</b> Change from prior year	<b>363,744</b> -10.2%	<b>405,067</b> 20.6%	<b>335,920</b> -10.7%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>24</b> -17.2%	<b>29</b> 93.3%	<b>15</b> -55.9%	<b>32</b> 10.3%	<b>29</b> 52.6%	<b>19</b> -47.2%
	<b>Percent of List</b> Change from prior year	<b>99.6%</b> -0.4%	<b>100.0%</b> -3.1%	<b>103.2%</b> 2.3%	<b>98.9%</b> -0.5%	<b>99.4%</b> -1.6%	<b>101.0%</b> 0.9%
	<b>Percent of Original</b> Change from prior year	<b>99.0%</b> -0.5%	<b>99.5%</b> -3.6%	<b>103.2%</b> 2.7%	<b>97.9%</b> -0.9%	<b>98.8%</b> -1.7%	<b>100.5%</b> 1.1%
Median	<b>Sale Price</b> Change from prior year	<b>355,000</b> 31.7%	<b>269,600</b> -4.5%	<b>282,300</b> 2.7%	<b>305,000</b> 7.0%	<b>285,000</b> 2.2%	<b>278,750</b> 16.1%
	<b>List Price of Actives</b> Change from prior year	<b>324,950</b> -16.7%	<b>389,900</b> 15.5%	<b>337,450</b> 9.8%	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	<b>Days on Market</b> Change from prior year	<b>6</b> 20.0%	<b>5</b> 66.7%	<b>3</b> -25.0%	<b>12</b> 71.4%	<b>7</b> 75.0%	<b>4</b> 0.0%
	<b>Percent of List</b> Change from prior year	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%
	<b>Percent of Original</b> Change from prior year	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%	<b>98.8%</b> -1.2%	<b>100.0%</b> 0.0%	<b>100.0%</b> 0.0%

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



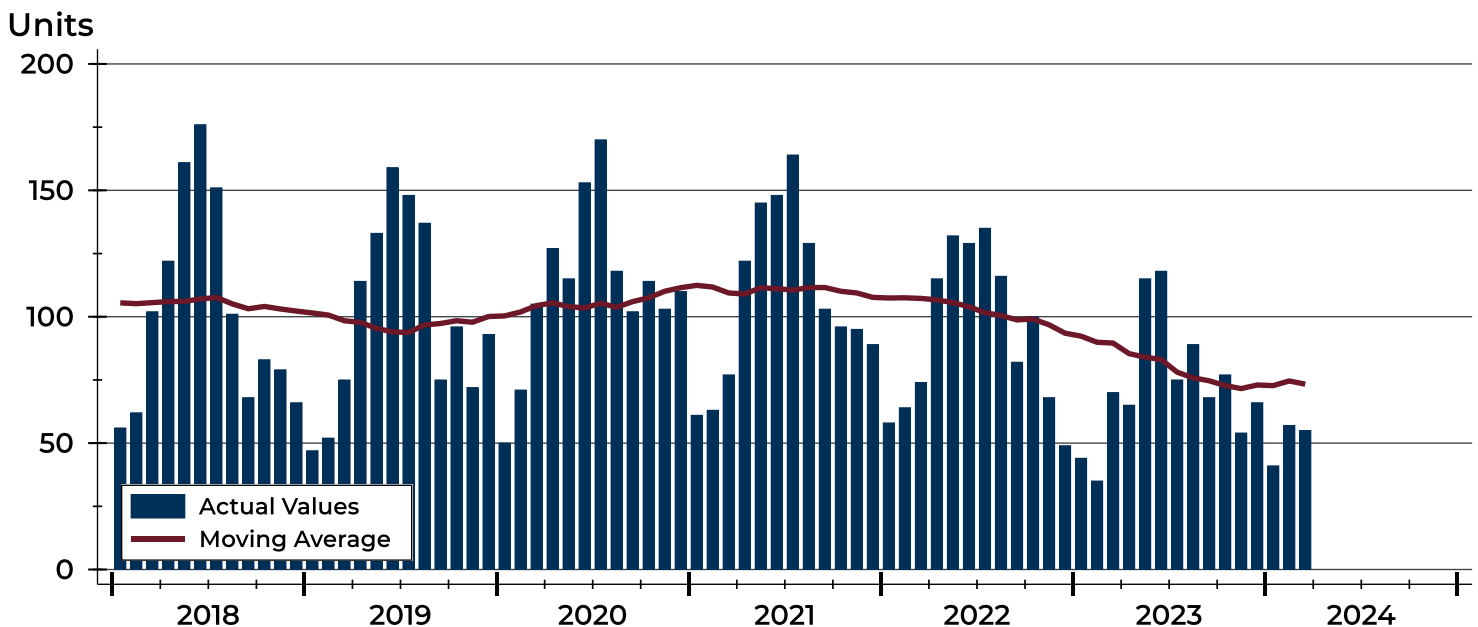
# City of Lawrence Closed Listings Analysis

Summary Statistics for Closed Listings		2024	March 2023	Change	2024	Year-to-Date 2023	Change
Closed Listings		55	70	-21.4%	153	149	2.7%
Volume (1,000s)		22,168	20,891	6.1%	52,277	46,412	12.6%
Months' Supply		1.7	1.1	54.5%	N/A	N/A	N/A
Average	Sale Price	403,061	298,441	35.1%	341,683	311,488	9.7%
	Days on Market	24	29	-17.2%	32	29	10.3%
	Percent of List	99.6%	100.0%	-0.4%	98.9%	99.4%	-0.5%
	Percent of Original	99.0%	99.5%	-0.5%	97.9%	98.8%	-0.9%
Median	Sale Price	355,000	269,600	31.7%	305,000	285,000	7.0%
	Days on Market	6	5	20.0%	12	7	71.4%
	Percent of List	100.0%	100.0%	0.0%	100.0%	100.0%	0.0%
	Percent of Original	100.0%	100.0%	0.0%	98.8%	100.0%	-1.2%

A total of 55 homes sold in the City of Lawrence in March, down from 70 units in March 2023. Total sales volume rose to \$22.2 million compared to \$20.9 million in the previous year.

The median sales price in March was \$355,000, up 31.7% compared to the prior year. Median days on market was 6 days, down from 24 days in February, but up from 5 in March 2023.

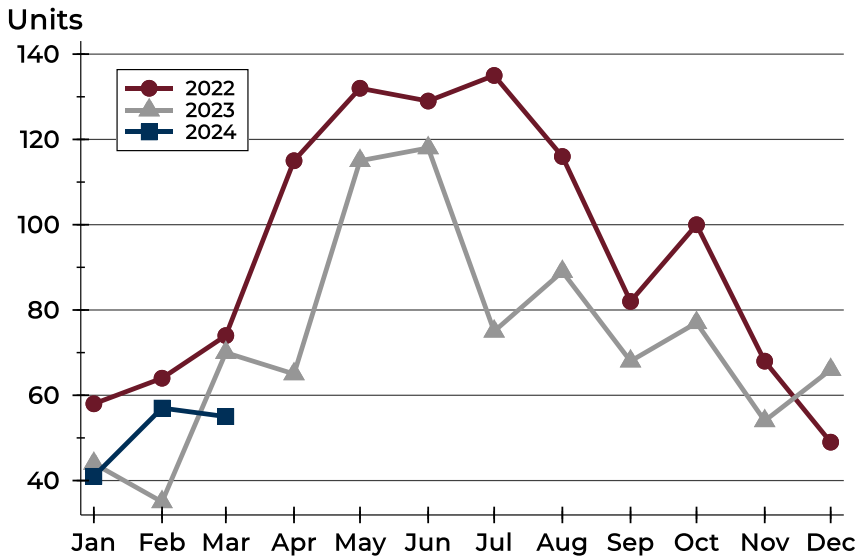
## History of Closed Listings





## City of Lawrence Closed Listings Analysis

### Closed Listings by Month



Month	2022	2023	2024
January	58	44	41
February	64	35	57
March	74	70	55
April	115	65	
May	132	115	
June	129	118	
July	135	75	
August	116	89	
September	82	68	
October	100	77	
November	68	54	
December	49	66	

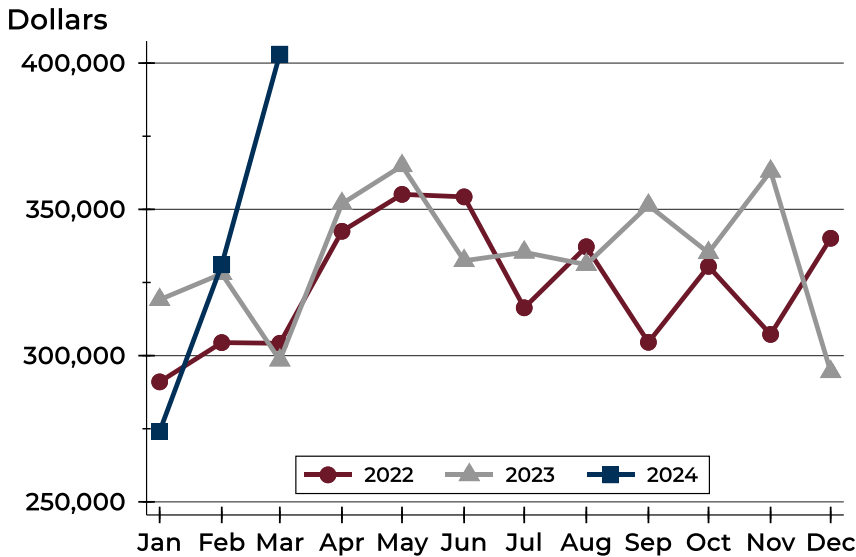
### Closed Listings by Price Range

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 \$50,000	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	1	1.8%	6.7	85,000	85,000	7	7	100.0%	100.0%	94.4%	94.4%
\$100,000-\$149,999	2	3.6%	2.8	120,000	120,000	4	4	100.0%	100.0%	100.0%	100.0%
\$150,000-\$199,999	3	5.5%	1.9	171,667	175,000	24	7	100.0%	100.0%	100.0%	100.0%
\$200,000-\$249,999	6	10.9%	0.9	219,083	218,500	20	2	100.3%	98.9%	100.0%	98.9%
\$250,000-\$299,999	7	12.7%	1.1	274,714	270,000	45	19	97.0%	97.9%	95.8%	96.1%
\$300,000-\$349,999	7	12.7%	1.2	323,936	325,900	21	6	98.5%	100.0%	98.1%	100.0%
\$350,000-\$399,999	9	16.4%	1.5	370,822	367,500	30	7	98.9%	98.6%	98.3%	98.6%
\$400,000-\$449,999	2	3.6%	0.8	430,000	430,000	4	4	103.1%	103.1%	103.1%	103.1%
\$450,000-\$499,999	6	10.9%	2.0	476,117	484,900	31	5	100.5%	100.0%	99.5%	100.0%
\$500,000-\$599,999	7	12.7%	4.3	548,986	540,000	22	23	102.0%	100.0%	101.9%	100.0%
\$600,000-\$749,999	2	3.6%	2.9	668,200	668,200	2	2	99.0%	99.0%	99.0%	99.0%
\$750,000-\$999,999	2	3.6%	2.4	894,950	894,950	16	16	97.9%	97.9%	97.9%	97.9%
\$1,000,000 and up	1	1.8%	1.7	1,800,000	1,800,000	12	12	100.0%	100.0%	100.0%	100.0%



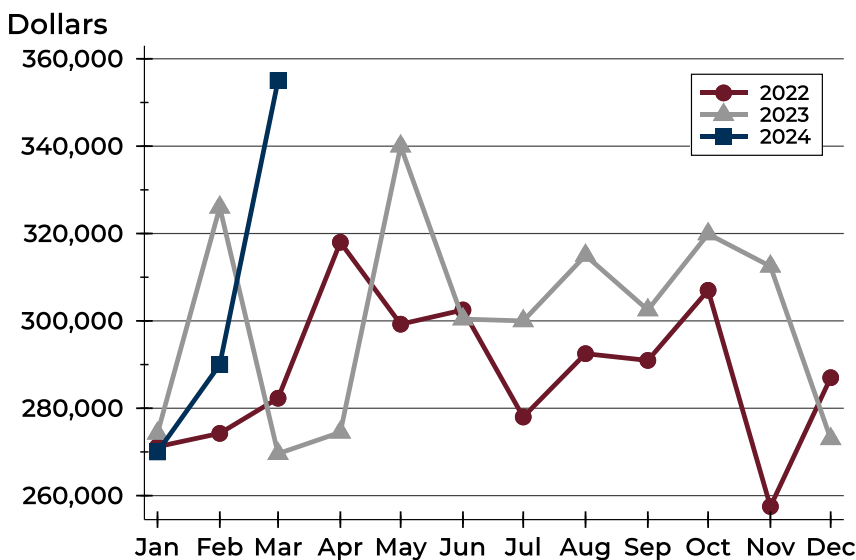
# City of Lawrence Closed Listings Analysis

## Average Price



Month	2022	2023	2024
January	291,023	319,116	274,119
February	304,454	327,994	331,057
March	304,215	298,441	403,061
April	342,504	351,932	
May	355,125	364,899	
June	354,276	332,429	
July	316,345	335,322	
August	337,220	331,109	
September	304,560	351,371	
October	330,510	335,150	
November	307,240	363,014	
December	340,120	294,469	

## Median Price

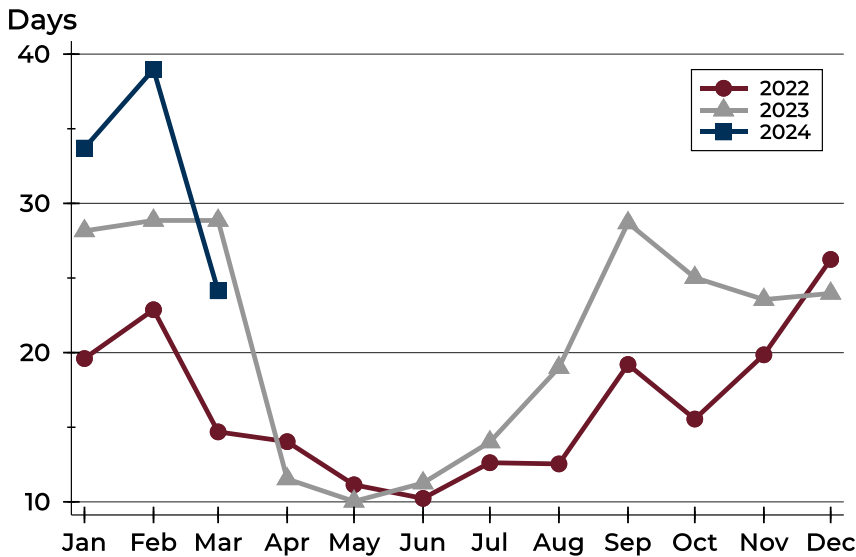


Month	2022	2023	2024
January	271,200	274,250	270,000
February	274,250	326,000	290,000
March	282,300	269,600	355,000
April	318,000	274,500	
May	299,243	340,000	
June	302,500	300,415	
July	278,000	300,000	
August	292,500	315,000	
September	290,950	302,500	
October	307,000	319,900	
November	257,500	312,500	
December	287,000	273,000	



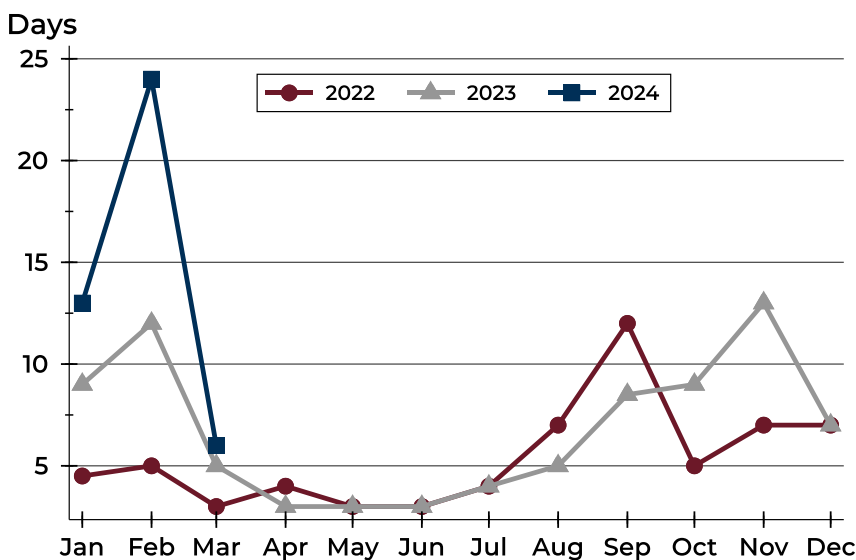
# City of Lawrence Closed Listings Analysis

## Average DOM



Month	2022	2023	2024
January	20	28	<b>34</b>
February	23	29	<b>39</b>
March	15	29	<b>24</b>
April	14	12	
May	11	10	
June	10	11	
July	13	14	
August	13	19	
September	19	29	
October	16	25	
November	20	24	
December	26	24	

## Median DOM



Month	2022	2023	2024
January	5	9	<b>13</b>
February	5	12	<b>24</b>
March	3	5	<b>6</b>
April	4	3	
May	3	3	
June	3	3	
July	4	4	
August	7	5	
September	12	9	
October	5	9	
November	7	13	
December	7	7	



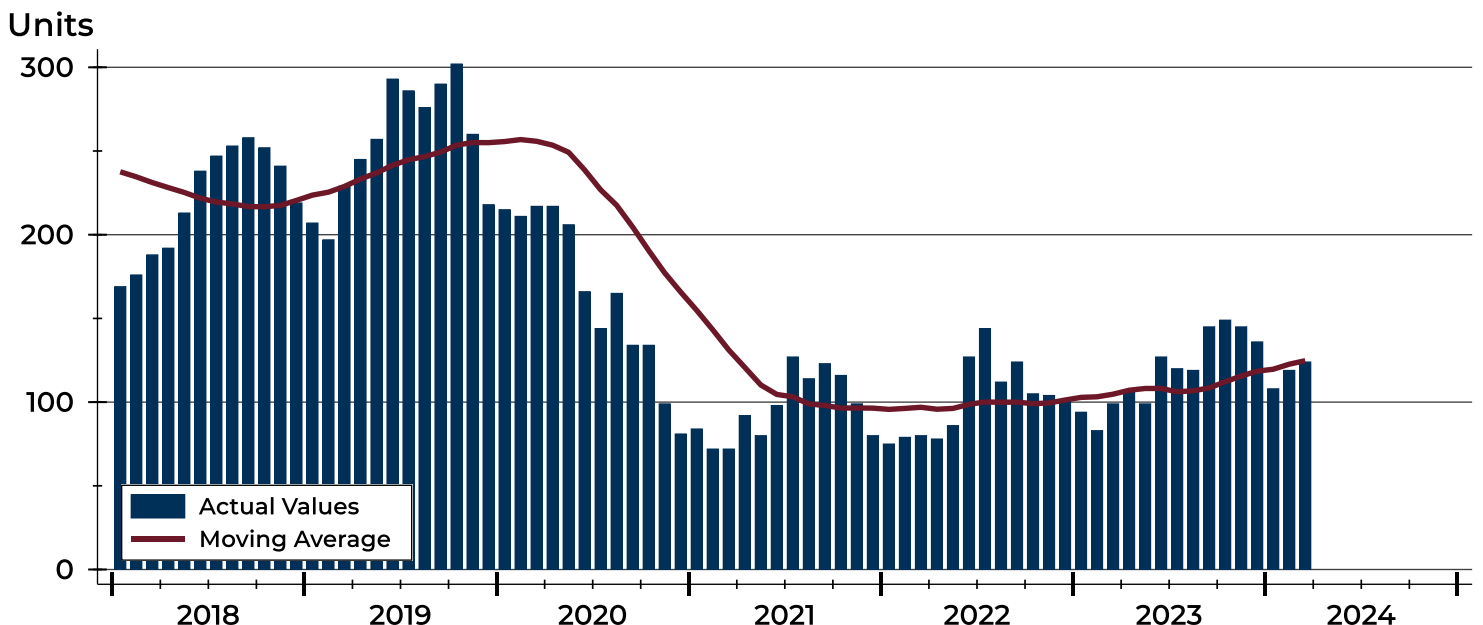
# City of Lawrence Active Listings Analysis

Summary Statistics for Active Listings		2024	End of March 2023	Change
Active Listings		124	99	25.3%
Volume (1,000s)		45,104	40,102	12.5%
Months' Supply		1.7	1.1	54.5%
Average	List Price	363,744	405,067	-10.2%
	Days on Market	65	56	16.1%
	Percent of Original	99.4%	98.3%	1.1%
Median	List Price	324,950	389,900	-16.7%
	Days on Market	37	33	12.1%
	Percent of Original	100.0%	100.0%	0.0%

A total of 124 homes were available for sale in the City of Lawrence at the end of March. This represents a 1.7 months' supply of active listings.

The median list price of homes on the market at the end of March was \$324,950, down 16.7% from 2023. The typical time on market for active listings was 37 days, up from 33 days a year earlier.

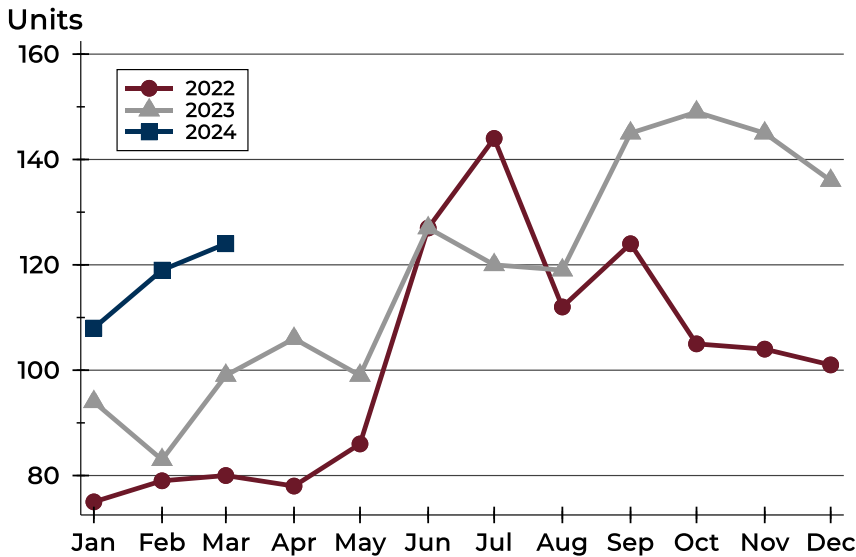
## History of Active Listings





## City of Lawrence Active Listings Analysis

### Active Listings by Month



Month	2022	2023	2024
January	75	94	<b>108</b>
February	79	83	<b>119</b>
March	80	99	<b>124</b>
April	78	106	
May	86	99	
June	127	127	
July	144	120	
August	112	119	
September	124	145	
October	105	149	
November	104	145	
December	101	136	

### Active Listings by Price Range

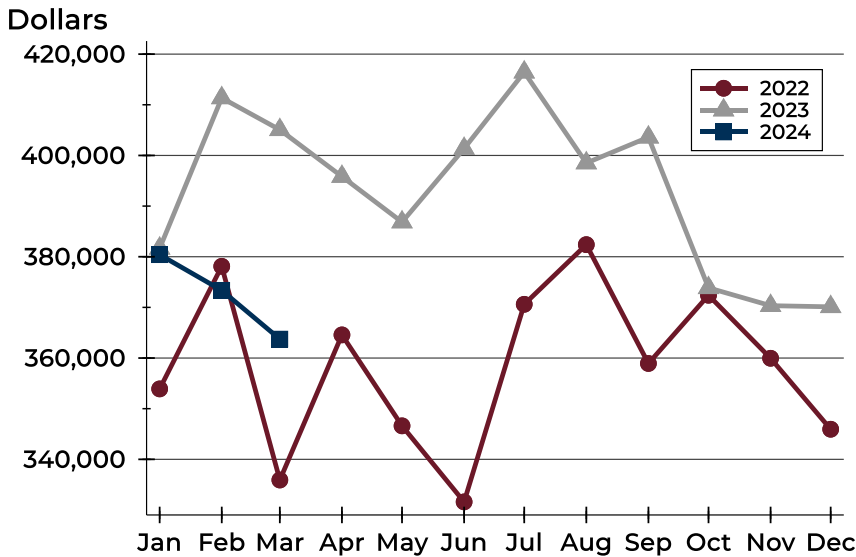
Price Range	Active Listings Number	Active Listings Percent	Months' Supply	List Price Average	List Price Median	Days on Market Avg.	Days on Market Med.	Price as % of Orig. Avg.	Price as % of Orig. Med.
Below \$50,000	1	0.8%	N/A	1,095	1,095	2	2	100.0%	100.0%
\$50,000-\$99,999	5	4.0%	6.7	85,824	89,500	70	78	94.2%	100.0%
\$100,000-\$149,999	8	6.5%	2.8	131,138	131,950	40	23	96.0%	100.0%
\$150,000-\$199,999	12	9.7%	1.9	159,575	160,000	84	63	100.1%	100.0%
\$200,000-\$249,999	10	8.1%	0.9	226,200	224,900	63	44	100.1%	100.0%
\$250,000-\$299,999	16	12.9%	1.1	278,513	279,500	50	21	103.9%	100.0%
\$300,000-\$349,999	14	11.3%	1.2	320,821	319,900	34	16	100.3%	100.0%
\$350,000-\$399,999	14	11.3%	1.5	369,950	367,450	58	43	99.4%	100.0%
\$400,000-\$449,999	4	3.2%	0.8	430,950	434,450	120	131	96.8%	96.8%
\$450,000-\$499,999	9	7.3%	2.0	479,706	475,000	125	61	99.0%	99.9%
\$500,000-\$599,999	19	15.3%	4.3	554,326	549,900	51	44	98.9%	100.0%
\$600,000-\$749,999	9	7.3%	2.9	649,200	630,000	82	25	98.1%	100.0%
\$750,000-\$999,999	2	1.6%	2.4	864,950	864,950	113	113	100.0%	100.0%
\$1,000,000 and up	1	0.8%	1.7	1,175,000	1,175,000	186	186	90.4%	90.4%





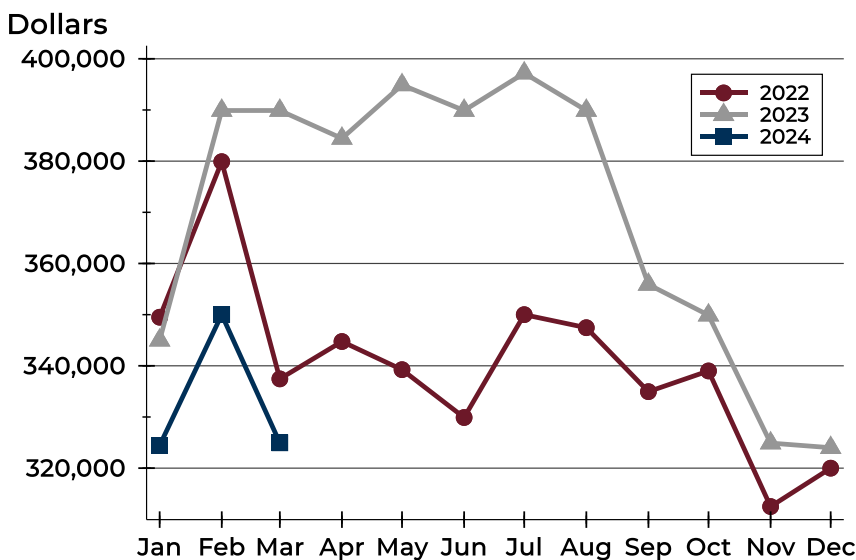
# City of Lawrence Active Listings Analysis

## Average Price



Month	2022	2023	2024
January	353,910	381,662	<b>380,405</b>
February	378,114	411,359	<b>373,361</b>
March	335,920	405,067	<b>363,744</b>
April	364,571	395,842	
May	346,614	386,853	
June	331,603	401,362	
July	370,614	416,435	
August	382,390	398,505	
September	358,932	403,598	
October	372,396	373,865	
November	359,954	370,337	
December	345,946	370,118	

## Median Price

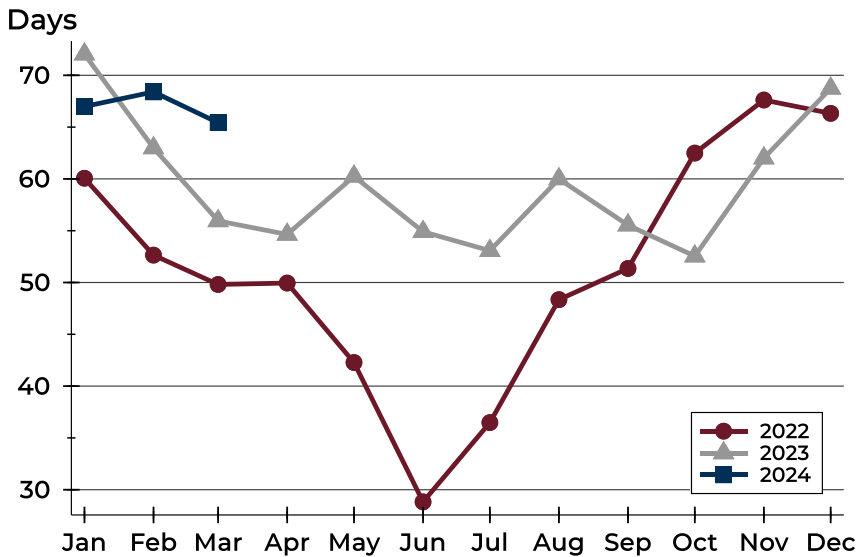


Month	2022	2023	2024
January	349,500	345,000	<b>324,450</b>
February	379,900	389,900	<b>350,000</b>
March	337,450	389,900	<b>324,950</b>
April	344,750	384,450	
May	339,250	394,900	
June	329,900	389,900	
July	350,000	397,200	
August	347,450	389,900	
September	334,950	355,900	
October	339,000	349,900	
November	312,500	324,900	
December	320,000	324,000	



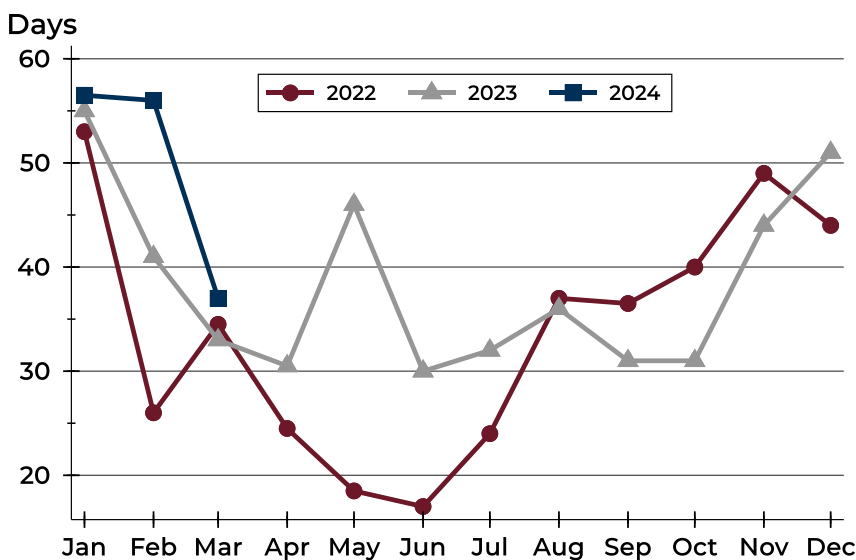
# City of Lawrence Active Listings Analysis

## Average DOM



Month	2022	2023	2024
January	60	72	<b>67</b>
February	53	63	<b>68</b>
March	50	56	<b>65</b>
April	50	55	
May	42	60	
June	29	55	
July	36	53	
August	48	60	
September	51	56	
October	62	53	
November	68	62	
December	66	69	

## Median DOM

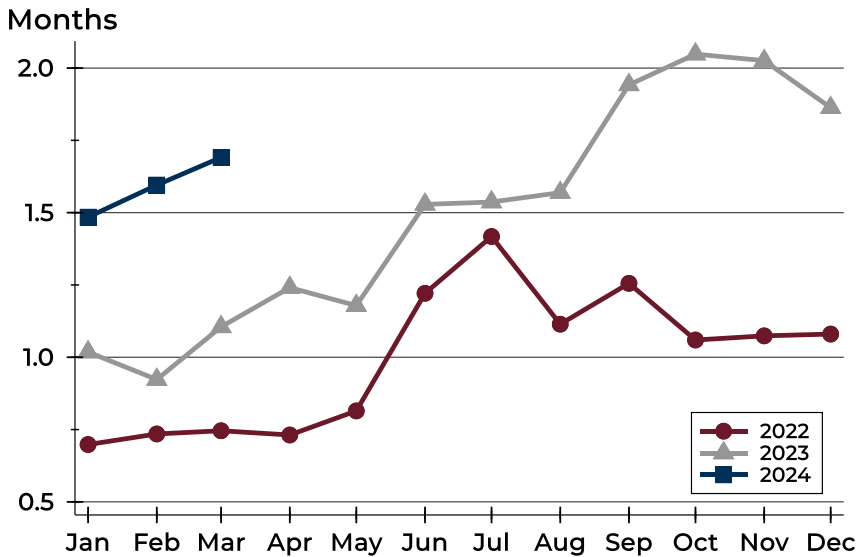


Month	2022	2023	2024
January	53	55	<b>57</b>
February	26	41	<b>56</b>
March	35	33	<b>37</b>
April	25	31	
May	19	46	
June	17	30	
July	24	32	
August	37	36	
September	37	31	
October	40	31	
November	49	44	
December	44	51	



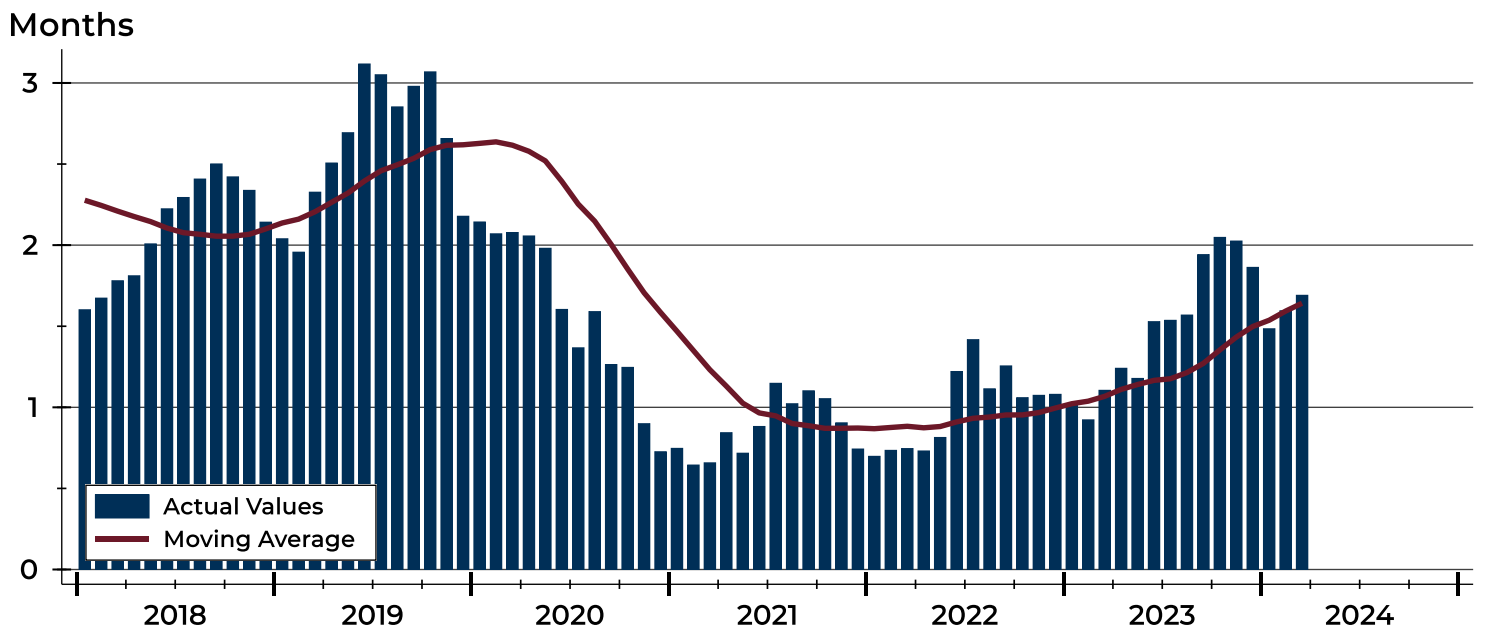
# City of Lawrence Months' Supply Analysis

## Months' Supply by Month



Month	2022	2023	2024
January	0.7	1.0	1.5
February	0.7	0.9	1.6
March	0.7	1.1	1.7
April	0.7	1.2	
May	0.8	1.2	
June	1.2	1.5	
July	1.4	1.5	
August	1.1	1.6	
September	1.3	1.9	
October	1.1	2.0	
November	1.1	2.0	
December	1.1	1.9	

## History of Month's Supply





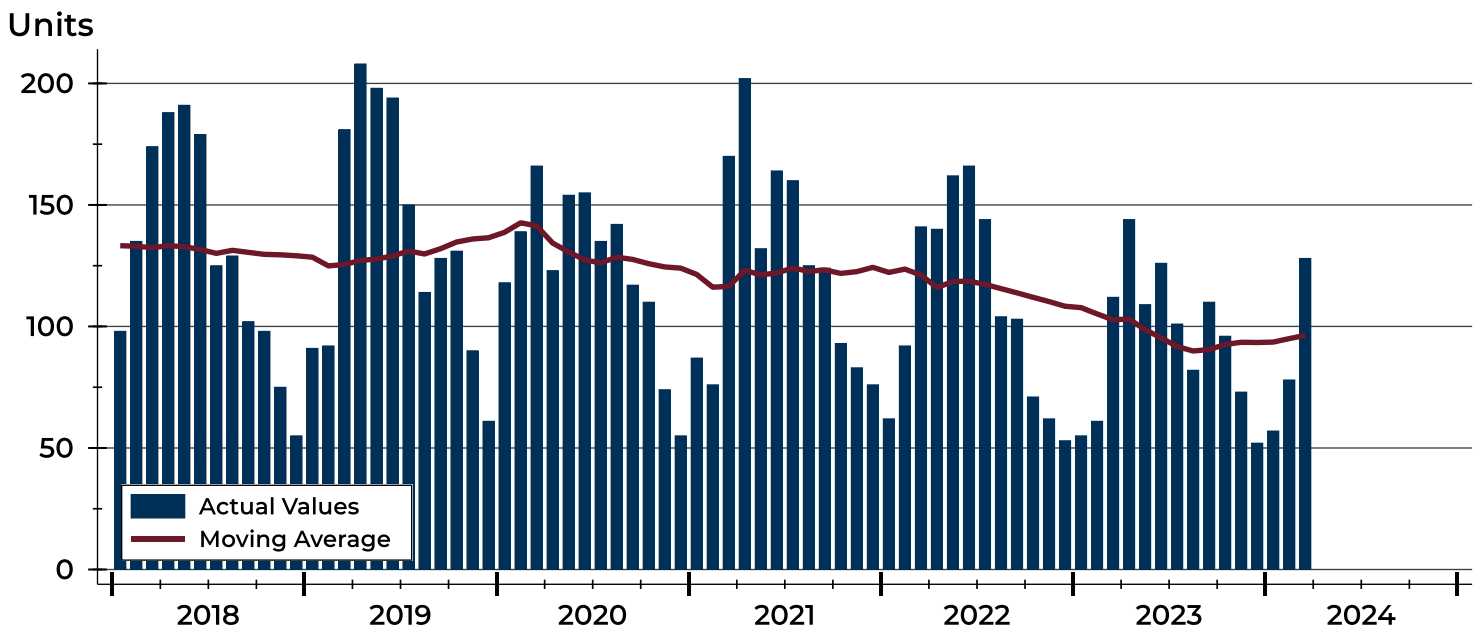
# City of Lawrence New Listings Analysis

Summary Statistics for New Listings		2024	March 2023	Change
Current Month	New Listings	128	112	14.3%
	Volume (1,000s)	44,027	36,701	20.0%
	Average List Price	343,962	327,690	5.0%
	Median List Price	313,950	285,000	10.2%
Year-to-Date	New Listings	263	228	15.4%
	Volume (1,000s)	96,008	77,601	23.7%
	Average List Price	365,051	340,354	7.3%
	Median List Price	319,900	294,950	8.5%

A total of 128 new listings were added in the City of Lawrence during March, up 14.3% from the same month in 2023. Year-to-date the City of Lawrence has seen 263 new listings.

The median list price of these homes was \$313,950 up from \$285,000 in 2023.

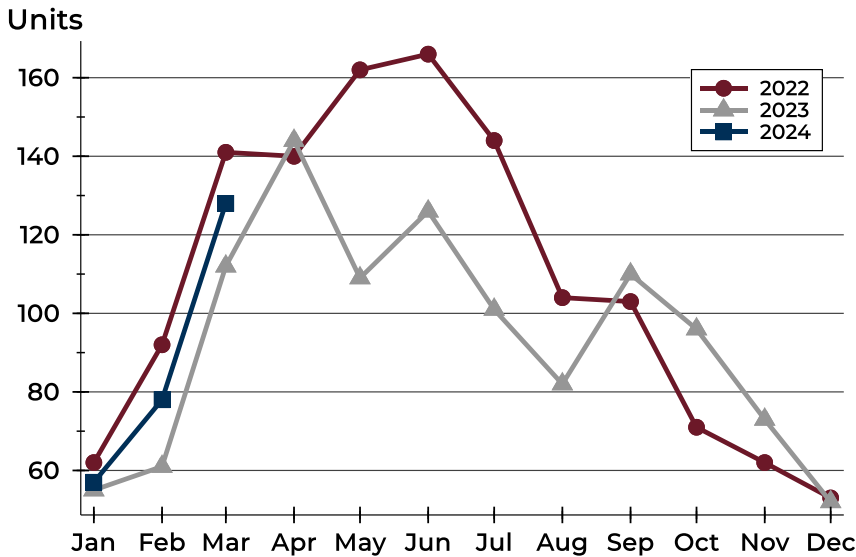
## History of New Listings





## City of Lawrence New Listings Analysis

### New Listings by Month



Month	2022	2023	2024
January	62	55	<b>57</b>
February	92	61	<b>78</b>
March	141	112	<b>128</b>
April	140	144	
May	162	109	
June	166	126	
July	144	101	
August	104	82	
September	103	110	
October	71	96	
November	62	73	
December	53	52	

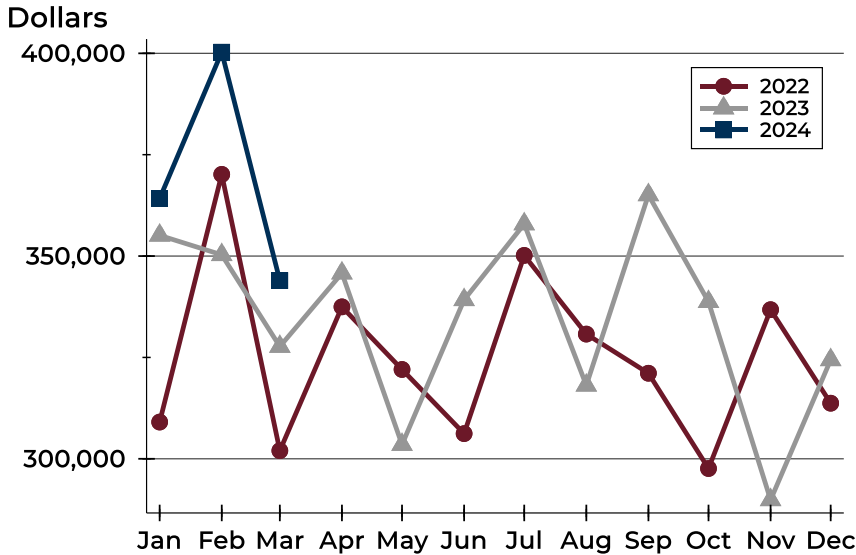
### New Listings by Price Range

Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$50,000	2	1.6%	2,650	2,650	9	9	100.0%	100.0%
\$50,000-\$99,999	1	0.8%	81,900	81,900	1	1	100.0%	100.0%
\$100,000-\$149,999	3	2.3%	124,000	129,500	9	2	106.7%	100.0%
\$150,000-\$199,999	12	9.4%	173,867	175,000	6	3	100.2%	100.0%
\$200,000-\$249,999	14	10.9%	223,521	222,450	6	6	99.2%	100.0%
\$250,000-\$299,999	24	18.8%	273,021	275,000	8	5	99.2%	100.0%
\$300,000-\$349,999	26	20.3%	323,223	322,450	10	7	99.6%	100.0%
\$350,000-\$399,999	13	10.2%	371,877	375,000	8	3	99.9%	100.0%
\$400,000-\$449,999	5	3.9%	431,560	424,900	8	8	100.0%	100.0%
\$450,000-\$499,999	7	5.5%	480,529	479,900	14	7	99.9%	100.0%
\$500,000-\$599,999	11	8.6%	559,745	569,000	21	20	101.1%	100.0%
\$600,000-\$749,999	8	6.3%	654,112	629,500	13	9	99.2%	100.0%
\$750,000-\$999,999	2	1.6%	825,000	825,000	18	18	100.0%	100.0%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



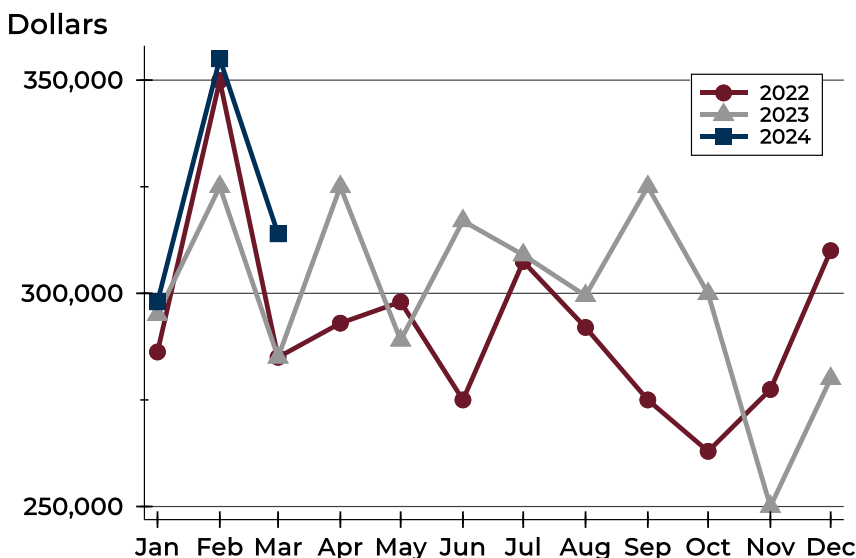
# City of Lawrence New Listings Analysis

## Average Price



Month	2022	2023	2024
January	309,069	355,103	<b>364,190</b>
February	370,146	350,309	<b>400,288</b>
March	302,005	327,690	<b>343,962</b>
April	337,476	345,785	
May	322,036	303,520	
June	306,220	339,209	
July	350,165	357,904	
August	330,760	318,123	
September	321,108	365,085	
October	297,609	338,733	
November	336,777	289,876	
December	313,717	324,400	

## Median Price



Month	2022	2023	2024
January	286,250	295,000	<b>298,000</b>
February	349,900	325,000	<b>355,000</b>
March	285,000	285,000	<b>313,950</b>
April	293,000	325,000	
May	298,000	289,000	
June	275,000	317,000	
July	307,450	309,000	
August	292,000	299,450	
September	275,000	325,000	
October	262,950	299,900	
November	277,450	250,000	
December	310,000	280,000	

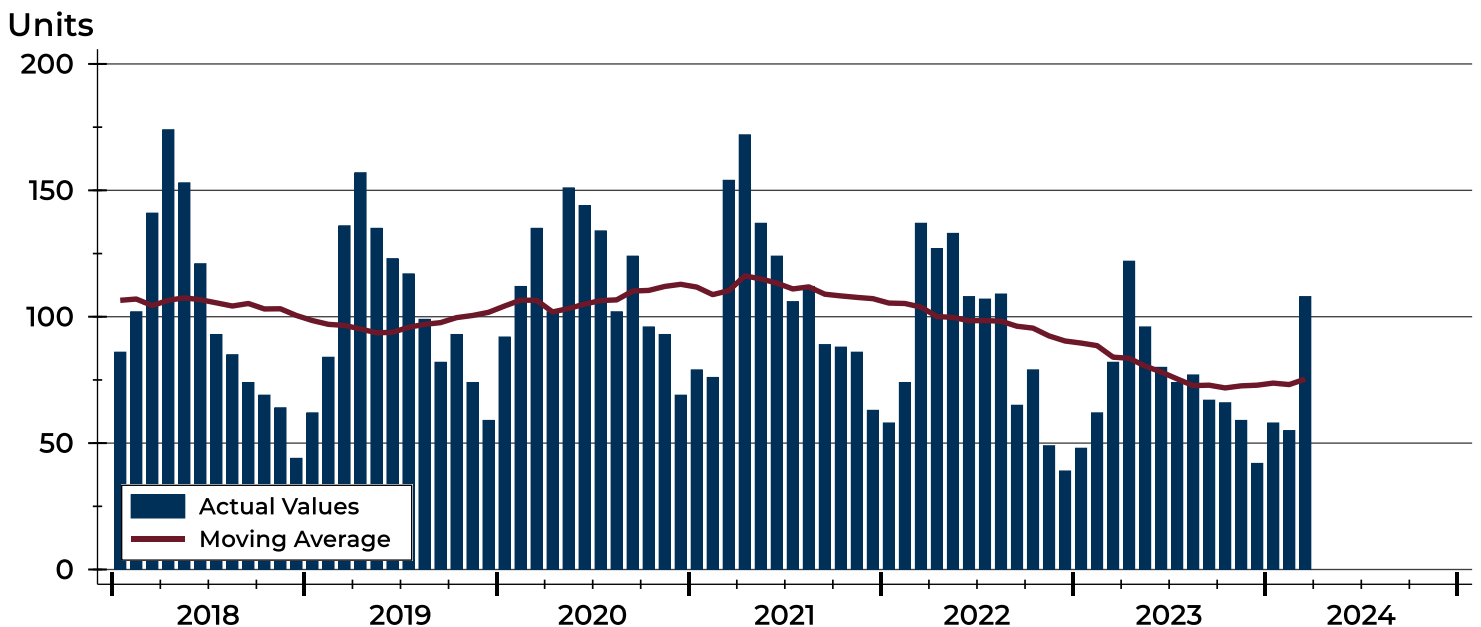


# City of Lawrence Contracts Written Analysis

Summary Statistics for Contracts Written		2024	March 2023	Change	Year-to-Date		
		2024	2023		2024	2023	Change
Contracts Written		108	82	31.7%	221	192	15.1%
Volume (1,000s)		38,389	28,568	34.4%	81,298	64,119	26.8%
Average	Sale Price	355,456	348,394	2.0%	367,864	333,952	10.2%
	Days on Market	17	10	70.0%	25	23	8.7%
	Percent of Original	99.9%	101.9%	-2.0%	99.0%	99.7%	-0.7%
Median	Sale Price	319,900	294,950	8.5%	314,950	289,900	8.6%
	Days on Market	4	4	0.0%	6	5	20.0%
	Percent of Original	100.0%	101.1%	-1.1%	100.0%	100.0%	0.0%

A total of 108 contracts for sale were written in the City of Lawrence during the month of March, up from 82 in 2023. The median list price of these homes was \$319,900, up from \$294,950 the prior year. Half of the homes that went under contract in March were on the market less than 4 days, compared to 4 days in March 2023.

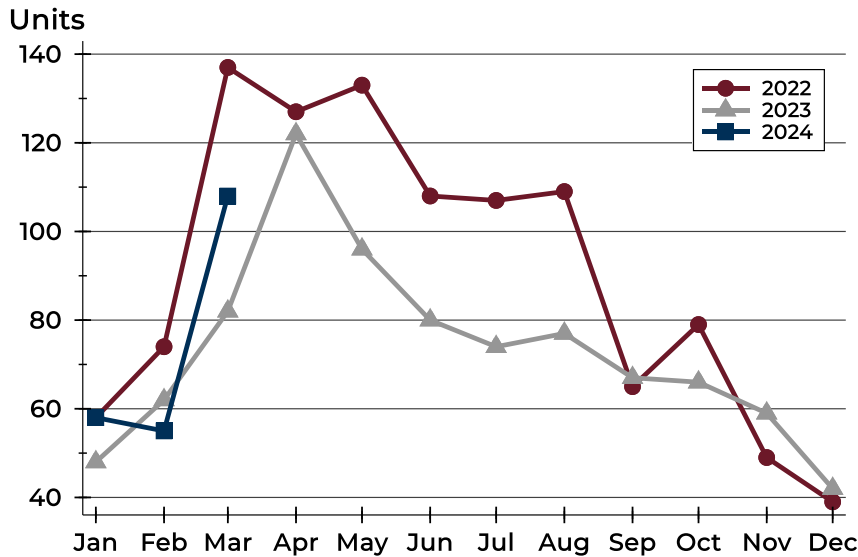
## History of Contracts Written





## City of Lawrence Contracts Written Analysis

### Contracts Written by Month



Month	2022	2023	2024
January	58	48	<b>58</b>
February	74	62	<b>55</b>
March	137	82	<b>108</b>
April	127	122	
May	133	96	
June	108	80	
July	107	74	
August	109	77	
September	65	67	
October	79	66	
November	49	59	
December	39	42	

### Contracts Written by Price Range

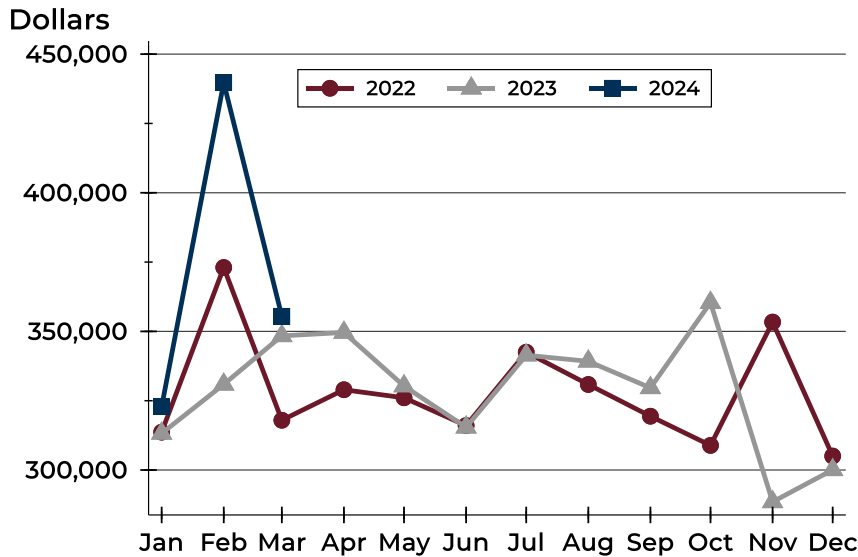
Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$50,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	1	0.9%	81,900	81,900	1	1	100.0%	100.0%
\$100,000-\$149,999	5	4.6%	118,800	119,000	14	14	102.4%	100.0%
\$150,000-\$199,999	12	11.1%	177,283	180,000	15	3	100.2%	100.0%
\$200,000-\$249,999	12	11.1%	224,842	222,500	27	6	99.1%	100.0%
\$250,000-\$299,999	16	14.8%	276,406	275,000	5	3	100.0%	100.0%
\$300,000-\$349,999	19	17.6%	323,400	325,000	16	4	99.5%	100.0%
\$350,000-\$399,999	13	12.0%	369,500	374,900	7	4	99.7%	100.0%
\$400,000-\$449,999	7	6.5%	436,729	439,900	20	7	100.1%	100.0%
\$450,000-\$499,999	8	7.4%	482,438	487,450	33	18	101.4%	100.0%
\$500,000-\$599,999	5	4.6%	551,580	559,000	46	11	99.4%	100.0%
\$600,000-\$749,999	6	5.6%	682,150	684,950	18	3	100.0%	100.0%
\$750,000-\$999,999	4	3.7%	937,475	937,450	14	13	98.7%	98.7%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A





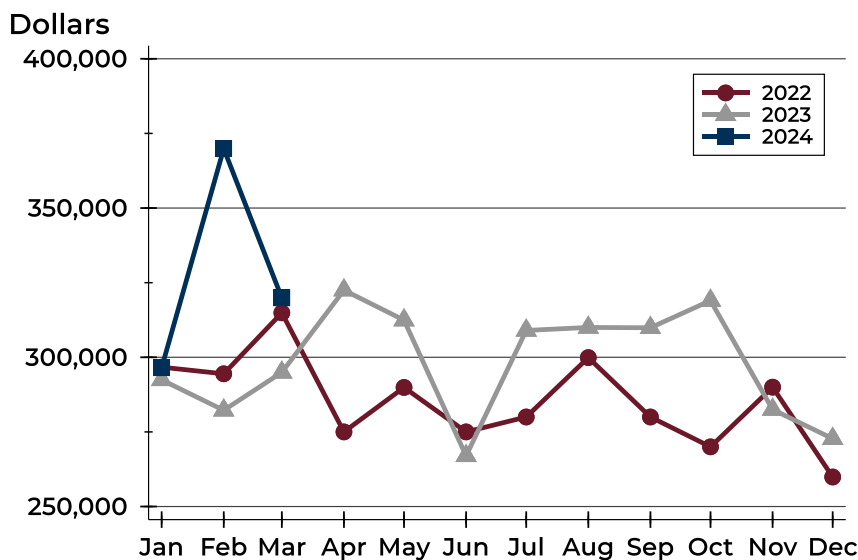
# City of Lawrence Contracts Written Analysis

## Average Price



Month	2022	2023	2024
January	313,674	313,207	<b>322,851</b>
February	373,052	330,911	<b>439,695</b>
March	317,961	348,394	<b>355,456</b>
April	328,966	349,615	
May	326,059	330,296	
June	316,044	315,423	
July	342,488	341,411	
August	330,861	339,212	
September	319,416	329,643	
October	308,888	360,391	
November	353,371	288,514	
December	305,041	300,068	

## Median Price

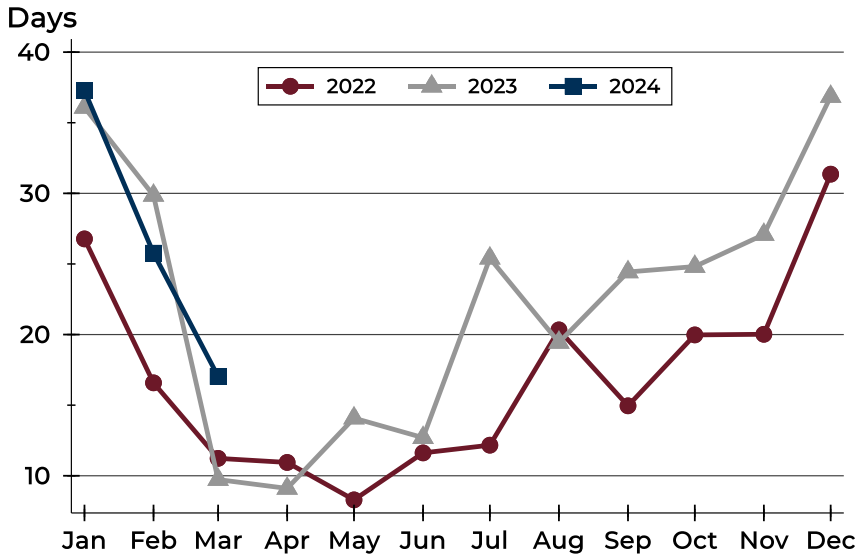


Month	2022	2023	2024
January	296,700	292,450	<b>296,500</b>
February	294,475	282,250	<b>369,900</b>
March	314,900	294,950	<b>319,900</b>
April	275,000	322,500	
May	289,900	312,450	
June	275,000	267,000	
July	280,000	309,000	
August	299,900	310,000	
September	280,000	309,900	
October	270,000	319,000	
November	290,000	282,500	
December	259,900	272,750	



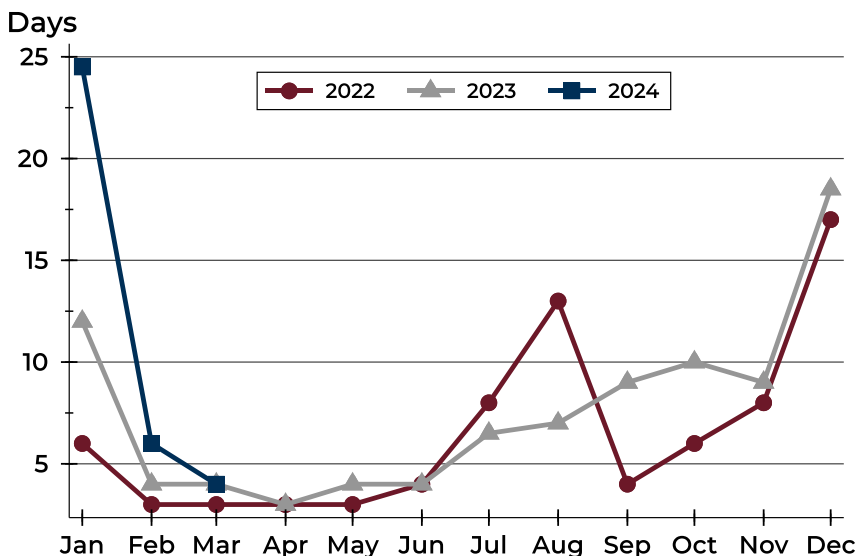
# City of Lawrence Contracts Written Analysis

## Average DOM



Month	2022	2023	2024
January	27	36	37
February	17	30	26
March	11	10	17
April	11	9	
May	8	14	
June	12	13	
July	12	25	
August	20	19	
September	15	24	
October	20	25	
November	20	27	
December	31	37	

## Median DOM



Month	2022	2023	2024
January	6	12	25
February	3	4	6
March	3	4	4
April	3	3	
May	3	4	
June	4	4	
July	8	7	
August	13	7	
September	4	9	
October	6	10	
November	8	9	
December	17	19	



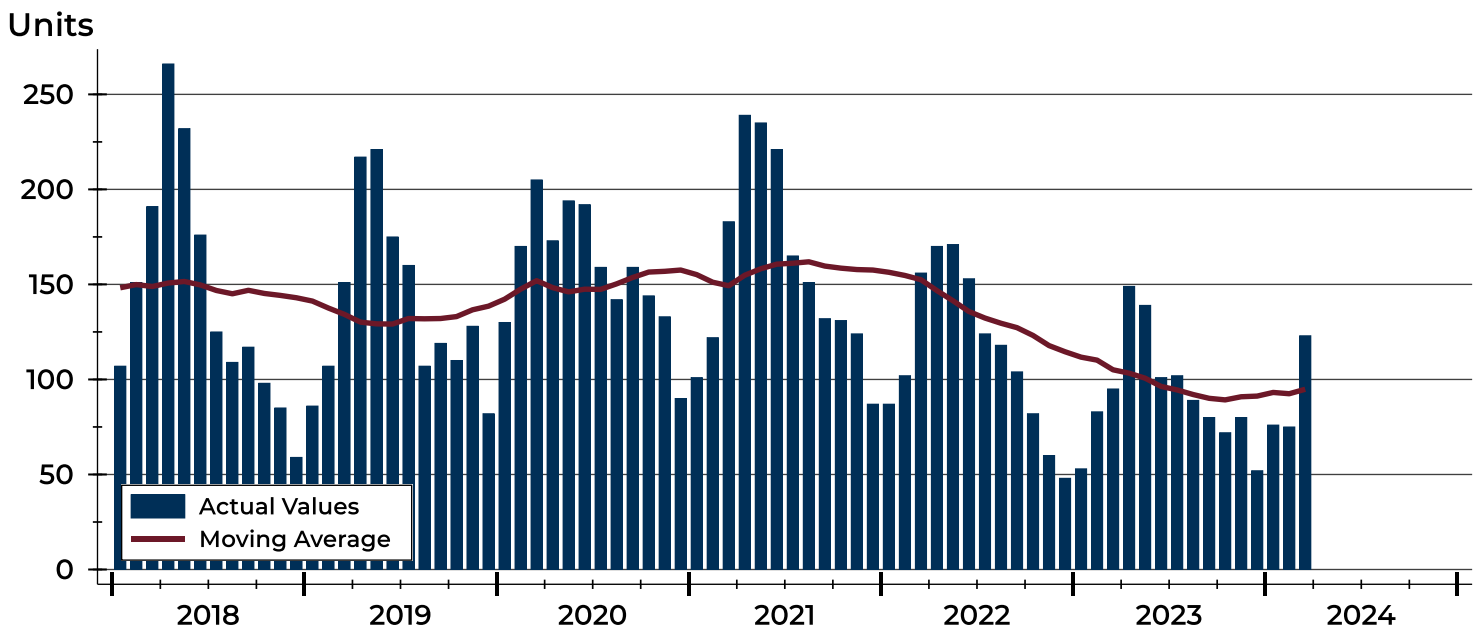
# City of Lawrence Pending Contracts Analysis

Summary Statistics for Pending Contracts		2024	End of March 2023	Change
Pending Contracts		123	95	29.5%
Volume (1,000s)		45,274	35,247	28.4%
Average	List Price	368,083	371,024	-0.8%
	Days on Market	20	22	-9.1%
	Percent of Original	99.2%	99.6%	-0.4%
Median	List Price	314,900	294,900	6.8%
	Days on Market	5	4	25.0%
	Percent of Original	100.0%	100.0%	0.0%

A total of 123 listings in the City of Lawrence had contracts pending at the end of March, up from 95 contracts pending at the end of March 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.

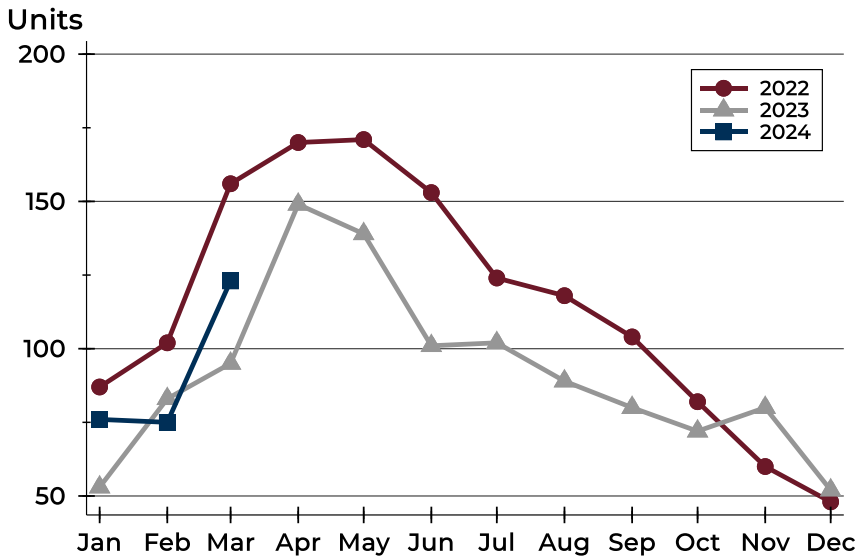
## History of Pending Contracts





## City of Lawrence Pending Contracts Analysis

### Pending Contracts by Month



Month	2022	2023	2024
January	87	53	<b>76</b>
February	102	83	<b>75</b>
March	156	95	<b>123</b>
April	170	149	
May	171	139	
June	153	101	
July	124	102	
August	118	89	
September	104	80	
October	82	72	
November	60	80	
December	48	52	

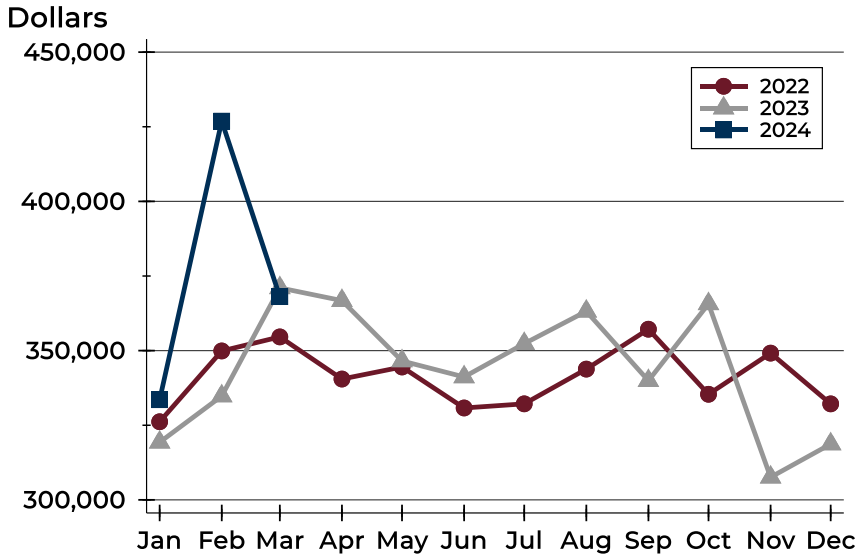
### Pending Contracts by Price Range

Price Range	Pending Contracts		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$50,000	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A
\$50,000-\$99,999	1	0.8%	81,900	81,900	1	1	100.0%	100.0%
\$100,000-\$149,999	6	4.9%	125,492	124,250	30	18	96.6%	100.0%
\$150,000-\$199,999	13	10.6%	177,092	180,000	22	4	98.9%	100.0%
\$200,000-\$249,999	16	13.0%	228,063	228,700	26	5	98.8%	100.0%
\$250,000-\$299,999	18	14.6%	279,350	278,450	5	2	99.6%	100.0%
\$300,000-\$349,999	19	15.4%	323,132	324,900	24	5	99.7%	100.0%
\$350,000-\$399,999	14	11.4%	373,514	374,950	6	3	100.0%	100.0%
\$400,000-\$449,999	7	5.7%	438,029	449,000	24	8	99.4%	100.0%
\$450,000-\$499,999	9	7.3%	479,267	479,900	26	7	99.8%	100.0%
\$500,000-\$599,999	9	7.3%	555,644	559,000	35	18	99.6%	100.0%
\$600,000-\$749,999	5	4.1%	692,580	700,000	21	3	100.0%	100.0%
\$750,000-\$999,999	5	4.1%	949,580	950,000	14	13	99.0%	100.0%
\$1,000,000 and up	1	0.8%	1,500,000	1,500,000	74	74	83.3%	83.3%



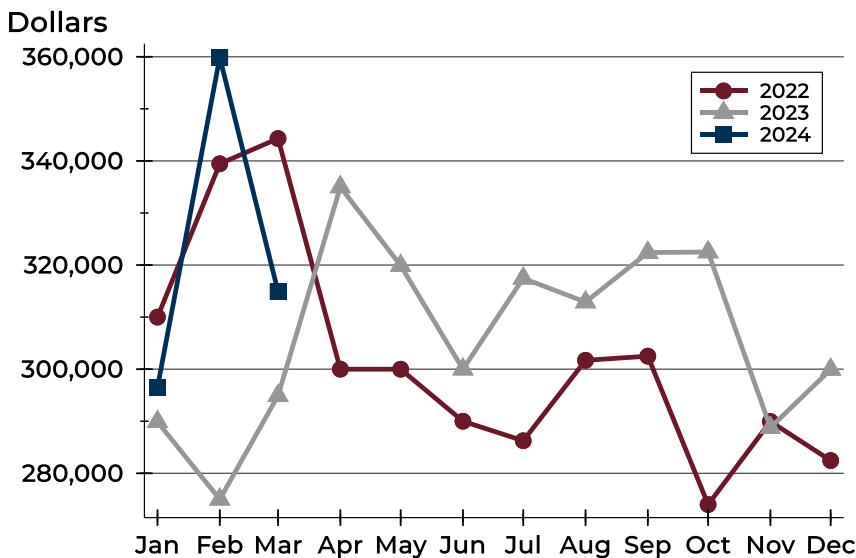
# City of Lawrence Pending Contracts Analysis

## Average Price



Month	2022	2023	2024
January	326,176	319,303	<b>333,556</b>
February	349,894	334,790	<b>426,894</b>
March	354,598	371,024	<b>368,083</b>
April	340,485	366,757	
May	344,523	346,540	
June	330,793	341,180	
July	332,179	352,339	
August	343,818	363,178	
September	357,180	339,931	
October	335,385	365,678	
November	349,171	307,588	
December	332,166	318,710	

## Median Price

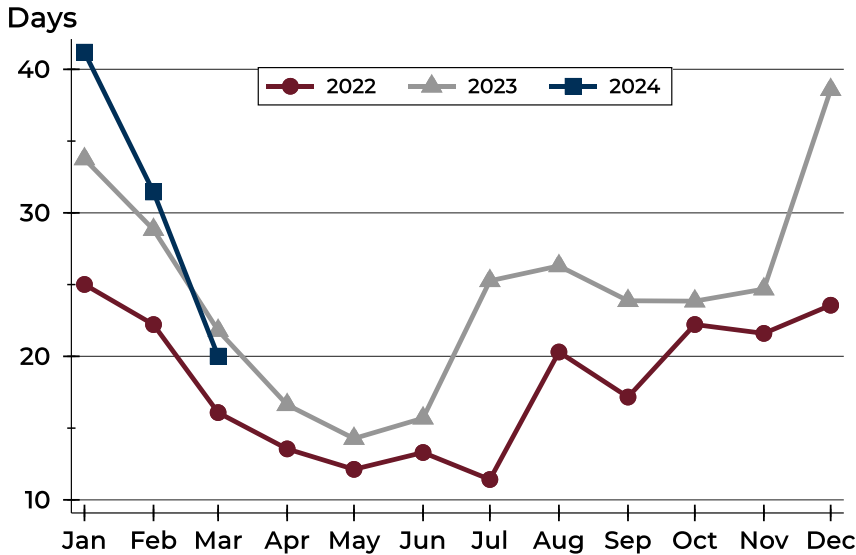


Month	2022	2023	2024
January	310,000	289,900	<b>296,500</b>
February	339,450	275,000	<b>359,900</b>
March	344,300	294,900	<b>314,900</b>
April	300,000	335,000	
May	300,000	319,900	
June	290,000	300,000	
July	286,250	317,450	
August	301,700	312,900	
September	302,500	322,400	
October	274,000	322,500	
November	289,950	288,775	
December	282,450	299,950	



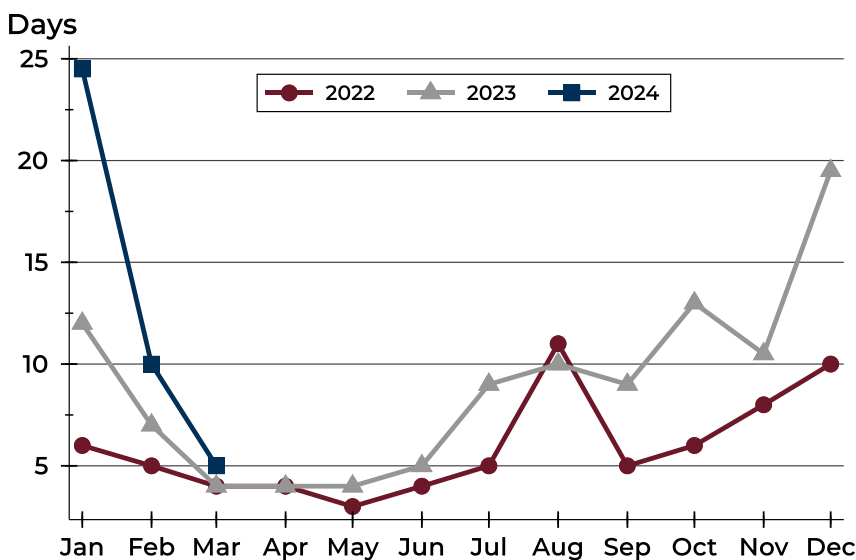
# City of Lawrence Pending Contracts Analysis

## Average DOM



Month	2022	2023	2024
January	25	34	41
February	22	29	31
March	16	22	20
April	14	17	
May	12	14	
June	13	16	
July	11	25	
August	20	26	
September	17	24	
October	22	24	
November	22	25	
December	24	39	

## Median DOM



Month	2022	2023	2024
January	6	12	25
February	5	7	10
March	4	4	5
April	4	4	
May	3	4	
June	4	5	
July	5	9	
August	11	10	
September	5	9	
October	6	13	
November	8	11	
December	10	20	