



**May  
2023**

# Lawrence MLS Statistics



## City of Lawrence Housing Report



### Market Overview

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

Total home sales in the City of Lawrence fell last month to 115 units, compared to 132 units in May 2022. Total sales volume was \$41.8 million, down from a year earlier.

The median sale price in May was \$340,000, up from \$299,243 a year earlier. Homes that sold in May were typically on the market for 3 days and sold for 100.3% of their list prices.

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

The total number of active listings in the City of Lawrence at the end of May was 100 units, up from 86 at the same point in 2022. This represents a 1.2 months' supply of homes available for sale. The median list price of homes on the market at the end of May was \$396,100.

During May, a total of 99 contracts were written down from 133 in May 2022. At the end of the month, there were 139 contracts still pending.

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**May  
2023**

# Lawrence MLS Statistics



LAWRENCE  
Board of REALTORS®

## City of Lawrence Summary Statistics

May MLS Statistics Three-year History		Current Month			Year-to-Date		
		2023	2022	2021	2023	2022	2021
<b>Home Sales</b>		<b>115</b>	<b>132</b>	<b>145</b>	<b>327</b>	<b>443</b>	<b>468</b>
Change from prior year		-12.9%	-9.0%	26.1%	-26.2%	-5.3%	-0.2%
<b>Active Listings</b>		<b>100</b>	<b>86</b>	<b>80</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		16.3%	7.5%	-61.2%			
<b>Months' Supply</b>		<b>1.2</b>	<b>0.8</b>	<b>0.7</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		50.0%	14.3%	-65.0%			
<b>New Listings</b>		<b>109</b>	<b>162</b>	<b>132</b>	<b>478</b>	<b>597</b>	<b>667</b>
Change from prior year		-32.7%	22.7%	-14.3%	-19.9%	-10.5%	-4.7%
<b>Contracts Written</b>		<b>99</b>	<b>133</b>	<b>137</b>	<b>412</b>	<b>528</b>	<b>618</b>
Change from prior year		-25.6%	-2.9%	-9.3%	-22.0%	-14.6%	4.2%
<b>Pending Contracts</b>		<b>139</b>	<b>171</b>	<b>235</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
Change from prior year		-18.7%	-27.2%	21.1%			
<b>Sales Volume (1,000s)</b>		<b>41,809</b>	<b>46,876</b>	<b>46,490</b>	<b>110,542</b>	<b>145,141</b>	<b>138,112</b>
Change from prior year		-10.8%	0.8%	66.5%	-23.8%	5.1%	19.6%
Average	<b>Sale Price</b>	<b>363,555</b>	<b>355,125</b>	<b>320,621</b>	<b>338,050</b>	<b>327,632</b>	<b>295,111</b>
	Change from prior year	2.4%	10.8%	32.1%	3.2%	11.0%	19.8%
	<b>List Price of Actives</b>	<b>397,734</b>	<b>346,614</b>	<b>356,591</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	14.7%	-2.8%	4.5%			
	<b>Days on Market</b>	<b>10</b>	<b>11</b>	<b>6</b>	<b>19</b>	<b>15</b>	<b>22</b>
Change from prior year	-9.1%	83.3%	-77.8%	26.7%	-31.8%	-42.1%	
<b>Percent of List</b>	<b>102.2%</b>	<b>104.1%</b>	<b>102.9%</b>	<b>100.7%</b>	<b>102.6%</b>	<b>101.7%</b>	
Change from prior year	-1.8%	1.2%	3.6%	-1.9%	0.9%	2.7%	
<b>Percent of Original</b>	<b>102.1%</b>	<b>104.0%</b>	<b>102.6%</b>	<b>100.4%</b>	<b>102.2%</b>	<b>101.3%</b>	
Change from prior year	-1.8%	1.4%	4.4%	-1.8%	0.9%	3.6%	
Median	<b>Sale Price</b>	<b>340,000</b>	<b>299,243</b>	<b>285,000</b>	<b>300,000</b>	<b>300,000</b>	<b>263,500</b>
	Change from prior year	13.6%	5.0%	29.5%	0.0%	13.9%	17.1%
	<b>List Price of Actives</b>	<b>396,100</b>	<b>339,250</b>	<b>302,400</b>	<b>N/A</b>	<b>N/A</b>	<b>N/A</b>
	Change from prior year	16.8%	12.2%	0.0%			
	<b>Days on Market</b>	<b>3</b>	<b>3</b>	<b>3</b>	<b>4</b>	<b>3</b>	<b>3</b>
Change from prior year	0.0%	0.0%	-25.0%	33.3%	0.0%	-57.1%	
<b>Percent of List</b>	<b>100.3%</b>	<b>101.6%</b>	<b>101.3%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	-1.3%	0.3%	1.3%	0.0%	0.0%	0.0%	
<b>Percent of Original</b>	<b>100.3%</b>	<b>101.6%</b>	<b>101.2%</b>	<b>100.0%</b>	<b>100.0%</b>	<b>100.0%</b>	
Change from prior year	-1.3%	0.4%	1.2%	0.0%	0.0%	0.1%	

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



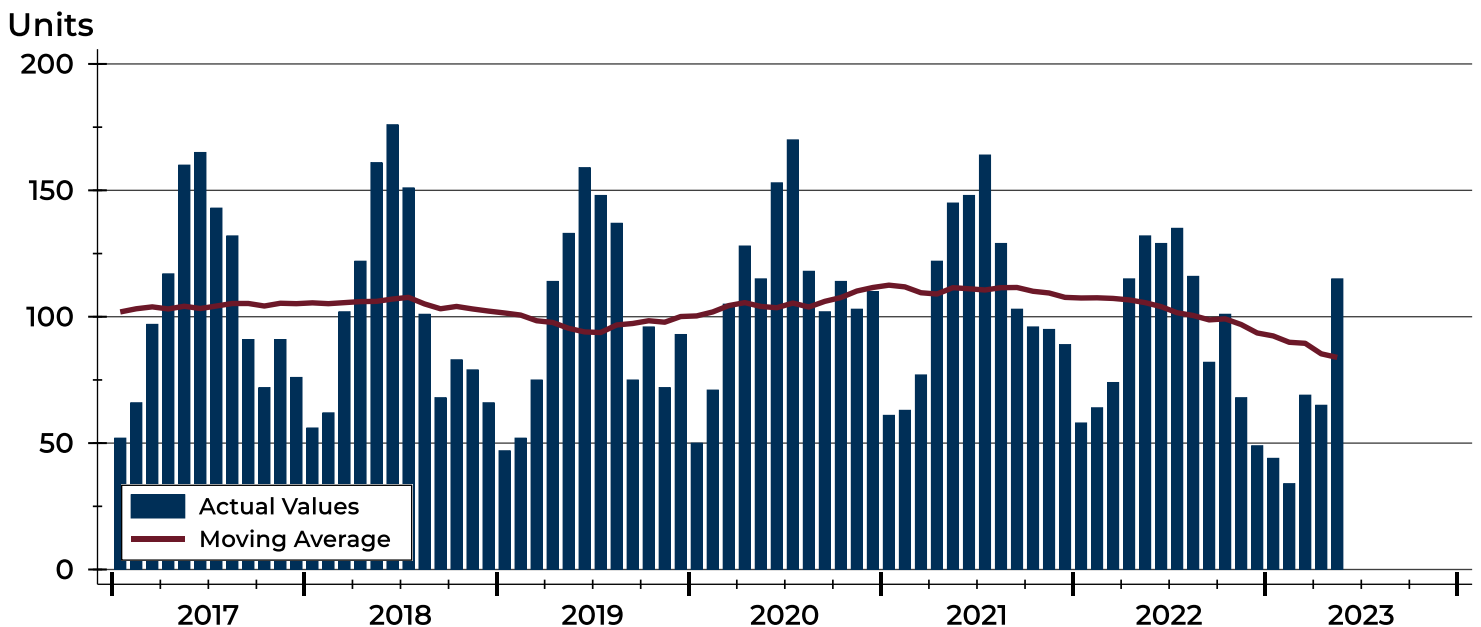
# City of Lawrence Closed Listings Analysis

Summary Statistics for Closed Listings		2023	May 2022	Change	2023	Year-to-Date 2022	Change
Closed Listings		115	132	-12.9%	327	443	-26.2%
Volume (1,000s)		41,809	46,876	-10.8%	110,542	145,141	-23.8%
Months' Supply		1.2	0.8	50.0%	N/A	N/A	N/A
Average	Sale Price	363,555	355,125	2.4%	338,050	327,632	3.2%
	Days on Market	10	11	-9.1%	19	15	26.7%
	Percent of List	102.2%	104.1%	-1.8%	100.7%	102.6%	-1.9%
	Percent of Original	102.1%	104.0%	-1.8%	100.4%	102.2%	-1.8%
Median	Sale Price	340,000	299,243	13.6%	300,000	300,000	0.0%
	Days on Market	3	3	0.0%	4	3	33.3%
	Percent of List	100.3%	101.6%	-1.3%	100.0%	100.0%	0.0%
	Percent of Original	100.3%	101.6%	-1.3%	100.0%	100.0%	0.0%

A total of 115 homes sold in the City of Lawrence in May, down from 132 units in May 2022. Total sales volume fell to \$41.8 million compared to \$46.9 million in the previous year.

The median sales price in May was \$340,000, up 13.6% compared to the prior year. Median days on market was 3 days, the same as April, and as May 2022.

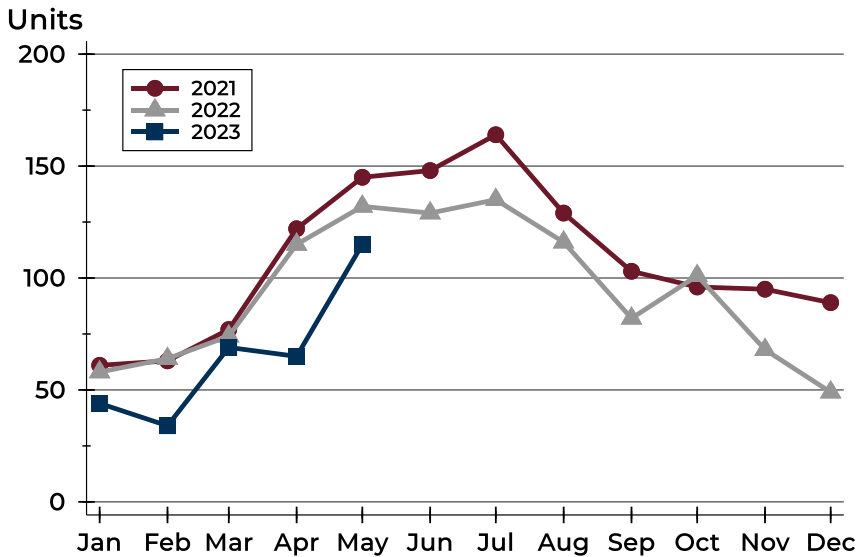
## History of Closed Listings





## City of Lawrence Closed Listings Analysis

### Closed Listings by Month



Month	2021	2022	2023
January	61	58	<b>44</b>
February	63	64	<b>34</b>
March	77	74	<b>69</b>
April	122	115	<b>65</b>
May	145	132	<b>115</b>
June	148	129	
July	164	135	
August	129	116	
September	103	82	
October	96	101	
November	95	68	
December	89	49	

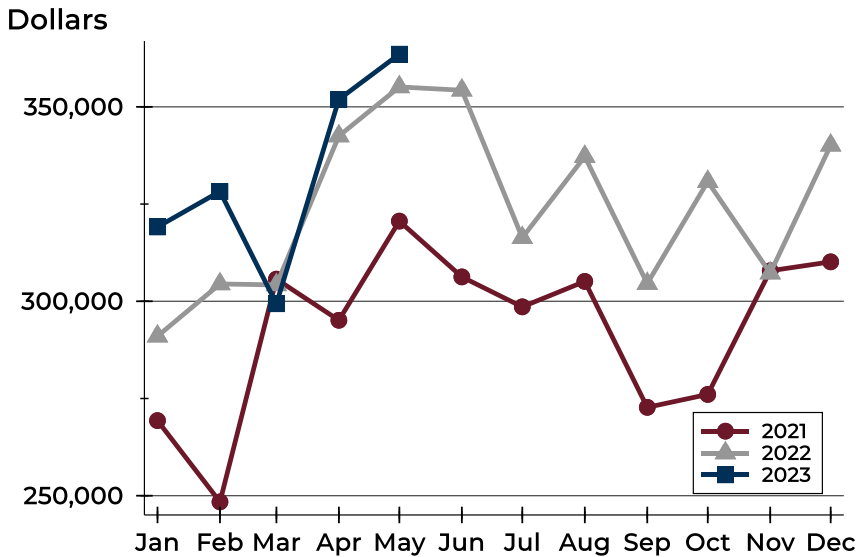
### Closed Listings by Price Range

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	1	0.9%	72.0	1,450	1,450	6	6	100.0%	100.0%	0.0%	0.0%
\$50,000-\$99,999	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
\$100,000-\$149,999	4	3.5%	2.5	126,000	129,500	4	2	102.1%	100.9%	102.1%	100.9%
\$150,000-\$199,999	6	5.2%	0.3	175,167	173,000	2	1	104.6%	101.0%	104.2%	101.0%
\$200,000-\$249,999	13	11.3%	0.4	227,423	230,000	3	3	104.5%	104.8%	104.5%	104.8%
\$250,000-\$299,999	16	13.9%	0.5	272,188	271,000	3	3	101.2%	101.4%	101.2%	101.4%
\$300,000-\$349,999	20	17.4%	0.6	324,331	327,610	10	4	104.0%	102.5%	104.0%	102.5%
\$350,000-\$399,999	19	16.5%	1.3	374,063	375,000	13	5	101.6%	101.3%	101.2%	101.3%
\$400,000-\$449,999	9	7.8%	1.5	420,444	410,000	5	2	102.9%	100.3%	102.9%	100.3%
\$450,000-\$499,999	10	8.7%	2.7	471,950	472,450	30	5	100.1%	100.0%	100.1%	100.0%
\$500,000-\$599,999	8	7.0%	3.3	543,250	533,000	9	5	100.3%	98.8%	99.8%	97.9%
\$600,000-\$749,999	7	6.1%	1.8	663,657	675,000	22	4	99.0%	100.0%	99.0%	100.0%
\$750,000-\$999,999	1	0.9%	1.5	800,000	800,000	11	11	100.0%	100.0%	100.0%	100.0%
\$1,000,000 and up	1	0.9%	3.4	1,052,000	1,052,000	8	8	105.7%	105.7%	105.7%	105.7%



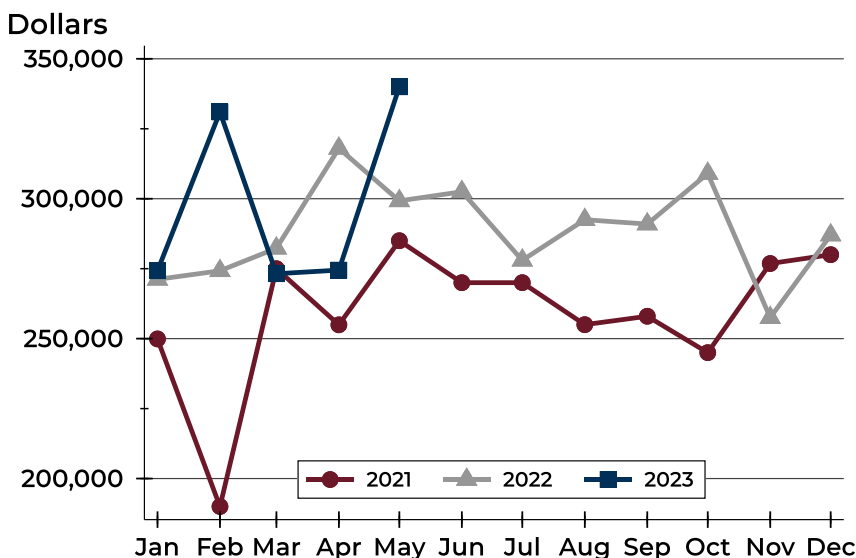
# City of Lawrence Closed Listings Analysis

## Average Price



Month	2021	2022	2023
January	269,320	291,023	<b>319,116</b>
February	248,417	304,454	<b>328,257</b>
March	305,705	304,215	<b>299,360</b>
April	295,115	342,504	<b>351,932</b>
May	320,621	355,125	<b>363,555</b>
June	306,274	354,276	
July	298,573	316,345	
August	305,107	337,220	
September	272,728	304,560	
October	276,053	330,782	
November	307,845	307,240	
December	310,146	340,120	

## Median Price

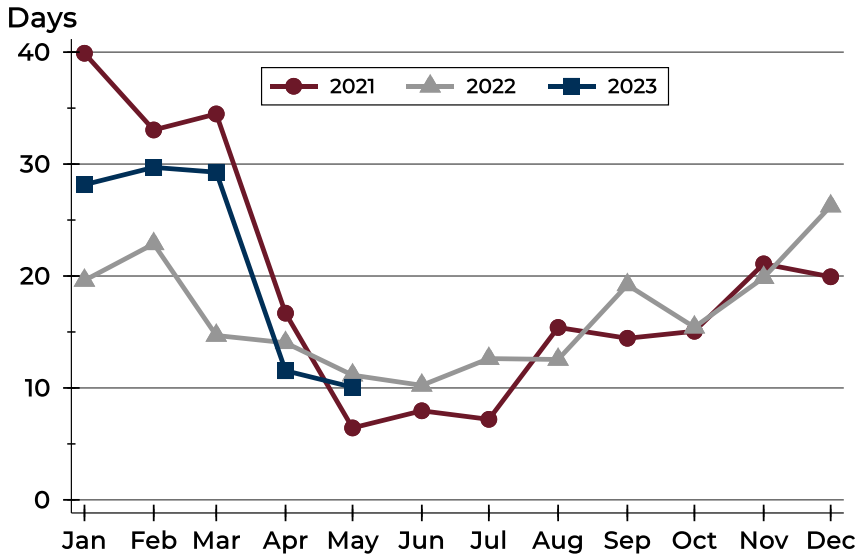


Month	2021	2022	2023
January	249,900	271,200	<b>274,250</b>
February	190,000	274,250	<b>331,000</b>
March	275,000	282,300	<b>273,200</b>
April	254,950	318,000	<b>274,500</b>
May	285,000	299,243	<b>340,000</b>
June	270,000	302,500	
July	270,000	278,000	
August	255,000	292,500	
September	258,000	290,950	
October	245,000	309,000	
November	276,850	257,500	
December	280,000	287,000	



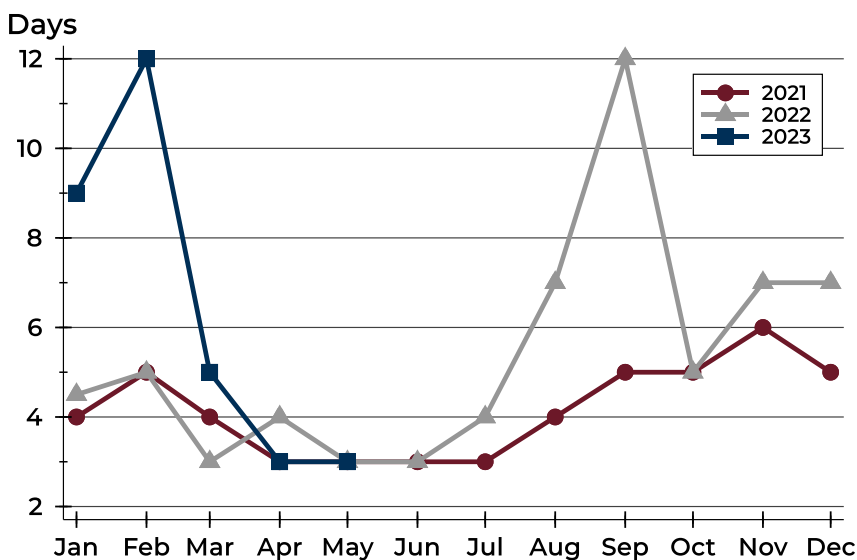
# City of Lawrence Closed Listings Analysis

## Average DOM



Month	2021	2022	2023
January	40	20	<b>28</b>
February	33	23	<b>30</b>
March	34	15	<b>29</b>
April	17	14	<b>12</b>
May	6	11	<b>10</b>
June	8	10	
July	7	13	
August	15	13	
September	14	19	
October	15	15	
November	21	20	
December	20	26	

## Median DOM



Month	2021	2022	2023
January	4	5	<b>9</b>
February	5	5	<b>12</b>
March	4	3	<b>5</b>
April	3	4	<b>3</b>
May	3	3	<b>3</b>
June	3	3	
July	3	4	
August	4	7	
September	5	12	
October	5	5	
November	6	7	
December	5	7	



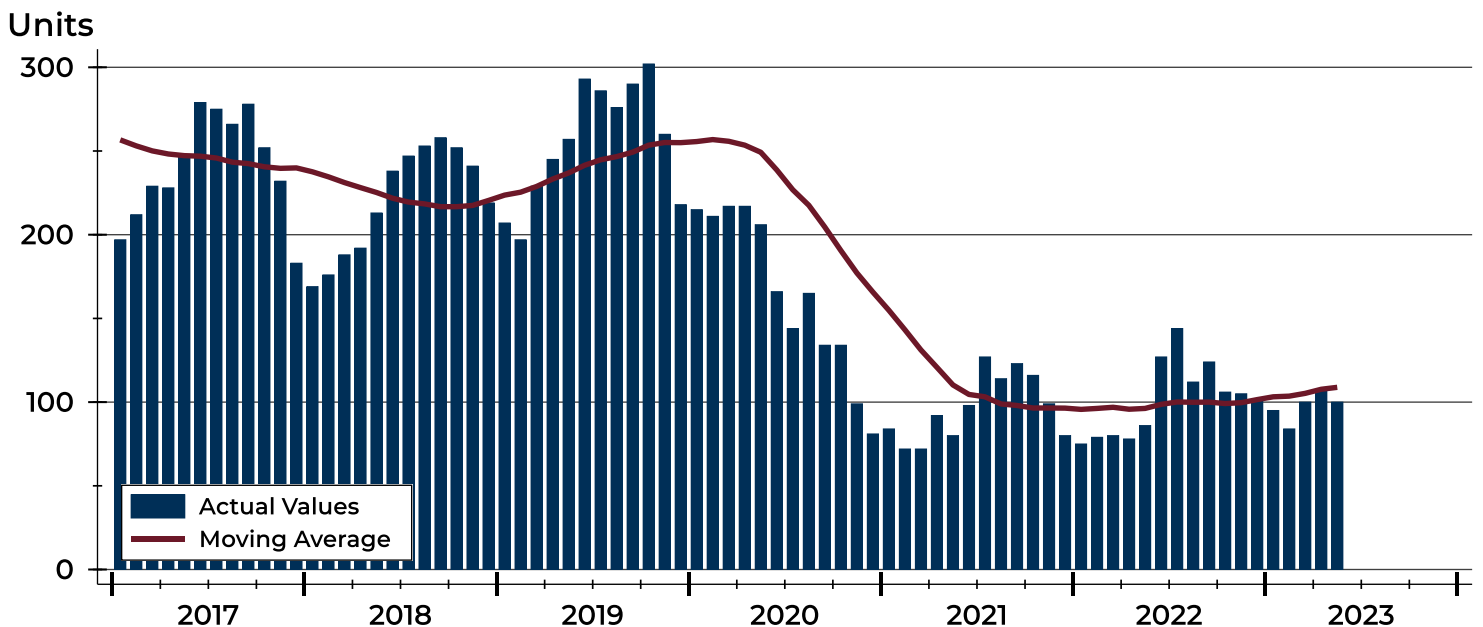
# City of Lawrence Active Listings Analysis

Summary Statistics for Active Listings		2023	End of May 2022	Change
Active Listings		100	86	16.3%
Volume (1,000s)		39,773	29,809	33.4%
Months' Supply		1.2	0.8	50.0%
Average	List Price	397,734	346,614	14.7%
	Days on Market	62	42	47.6%
	Percent of Original	98.1%	98.4%	-0.3%
Median	List Price	396,100	339,250	16.8%
	Days on Market	47	19	147.4%
	Percent of Original	100.0%	100.0%	0.0%

A total of 100 homes were available for sale in the City of Lawrence at the end of May. This represents a 1.2 months' supply of active listings.

The median list price of homes on the market at the end of May was \$396,100, up 16.8% from 2022. The typical time on market for active listings was 47 days, up from 19 days a year earlier.

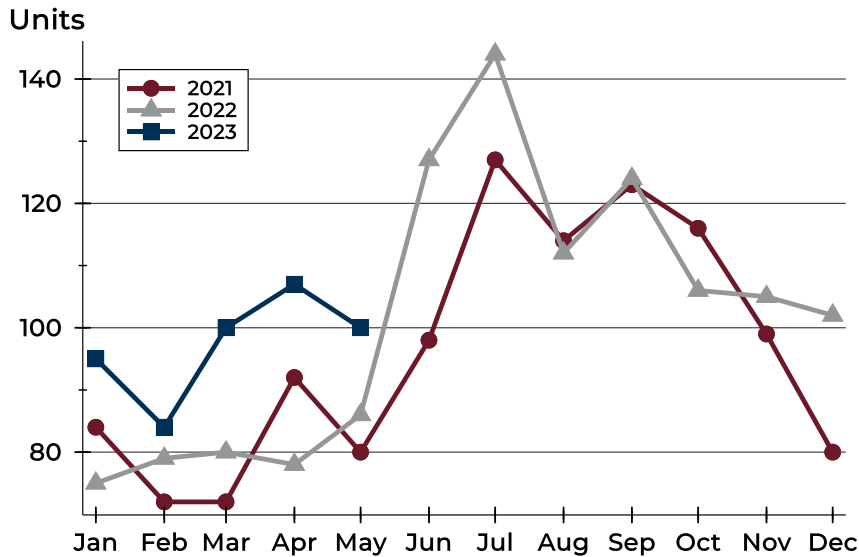
## History of Active Listings





## City of Lawrence Active Listings Analysis

### Active Listings by Month



Month	2021	2022	2023
January	84	75	95
February	72	79	84
March	72	80	100
April	92	78	107
May	80	86	100
June	98	127	
July	127	144	
August	114	112	
September	123	124	
October	116	106	
November	99	105	
December	80	102	

### Active Listings by Price Range

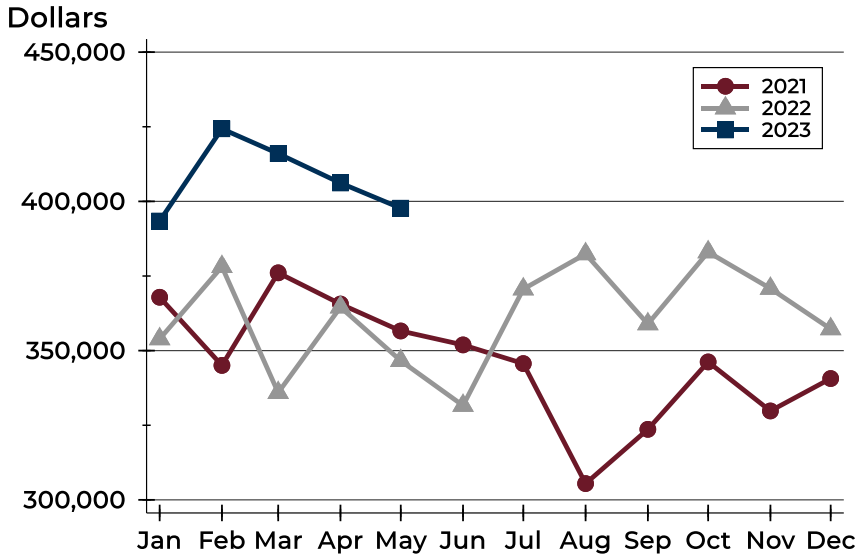
Price Range	Active Listings Number	Active Listings Percent	Months' Supply	List Price Average	List Price Median	Days on Market Avg.	Days on Market Med.	Price as % of Orig. Avg.	Price as % of Orig. Med.
Below \$50,000	6	6.0%	72.0	2,083	1,925	23	2	99.0%	100.0%
\$50,000-\$99,999	4	4.0%	N/A	84,905	86,725	60	46	92.8%	99.1%
\$100,000-\$149,999	9	9.0%	2.5	127,622	129,900	37	25	96.2%	100.0%
\$150,000-\$199,999	3	3.0%	0.3	172,933	159,900	29	13	98.0%	100.0%
\$200,000-\$249,999	6	6.0%	0.4	232,033	239,950	42	24	100.2%	100.0%
\$250,000-\$299,999	7	7.0%	0.5	271,757	269,900	11	3	99.5%	100.0%
\$300,000-\$349,999	7	7.0%	0.6	322,114	325,000	50	48	99.7%	100.0%
\$350,000-\$399,999	10	10.0%	1.3	378,580	382,450	28	31	99.5%	100.0%
\$400,000-\$449,999	8	8.0%	1.5	431,063	429,900	61	34	97.2%	99.4%
\$450,000-\$499,999	14	14.0%	2.7	476,663	475,000	66	47	98.8%	100.0%
\$500,000-\$599,999	16	16.0%	3.3	565,453	575,000	89	92	99.3%	100.0%
\$600,000-\$749,999	6	6.0%	1.8	675,800	665,000	151	132	97.4%	100.0%
\$750,000-\$999,999	2	2.0%	1.5	960,000	960,000	120	120	85.3%	85.3%
\$1,000,000 and up	2	2.0%	3.4	1,637,500	1,637,500	236	236	96.5%	96.5%





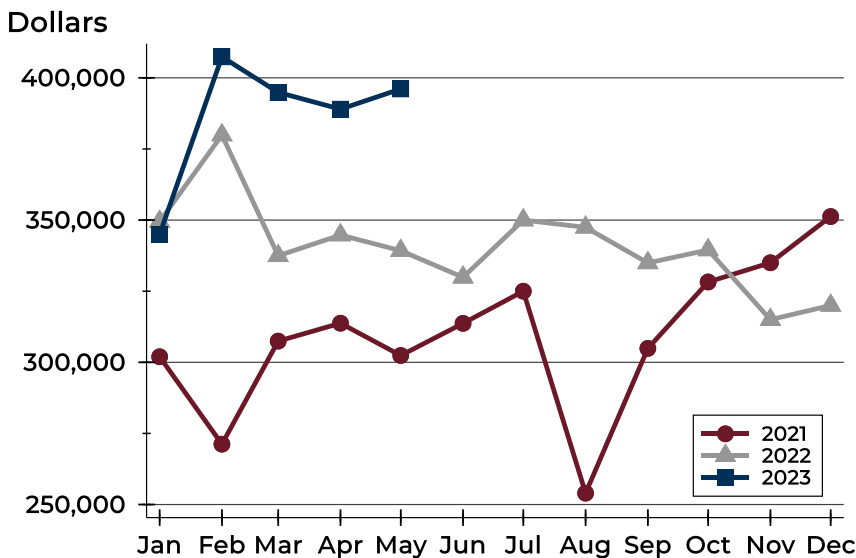
# City of Lawrence Active Listings Analysis

## Average Price



Month	2021	2022	2023
January	367,887	353,910	<b>393,434</b>
February	345,051	378,114	<b>424,319</b>
March	376,063	335,920	<b>416,016</b>
April	365,613	364,571	<b>406,161</b>
May	356,591	346,614	<b>397,734</b>
June	351,923	331,603	
July	345,664	370,614	
August	305,460	382,390	
September	323,634	358,932	
October	346,221	383,034	
November	329,796	370,811	
December	340,652	357,261	

## Median Price

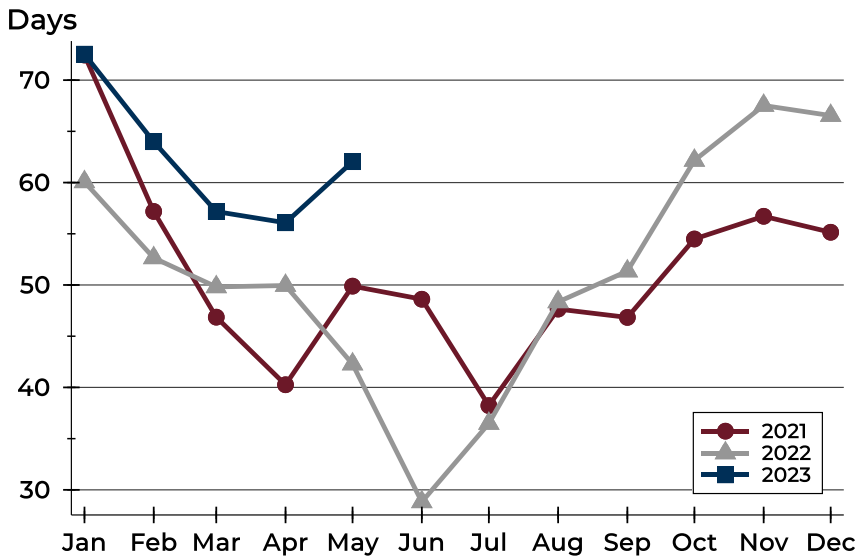


Month	2021	2022	2023
January	301,950	349,500	<b>345,000</b>
February	271,225	379,900	<b>407,400</b>
March	307,450	337,450	<b>394,900</b>
April	313,750	344,750	<b>389,000</b>
May	302,400	339,250	<b>396,100</b>
June	313,700	329,900	
July	325,000	350,000	
August	254,000	347,450	
September	304,900	334,950	
October	328,250	339,500	
November	335,000	315,000	
December	351,250	320,000	



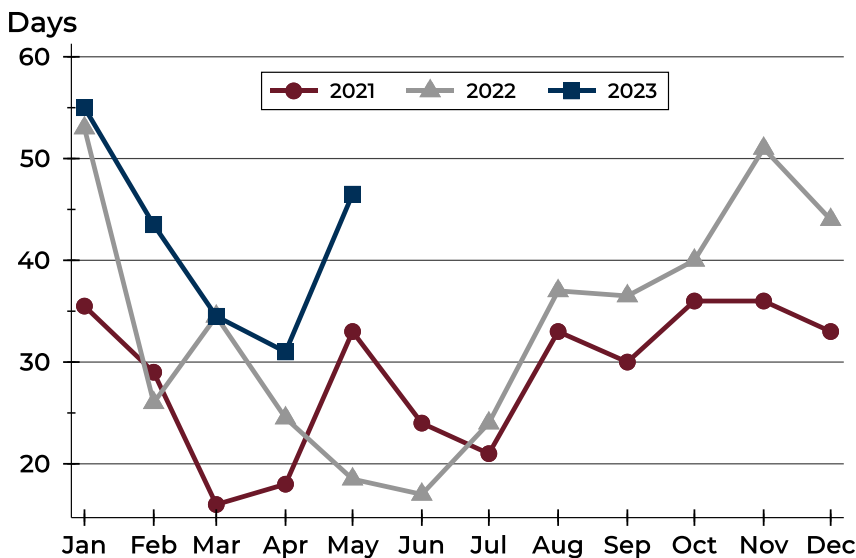
# City of Lawrence Active Listings Analysis

## Average DOM



Month	2021	2022	2023
January	72	60	<b>73</b>
February	57	53	<b>64</b>
March	47	50	<b>57</b>
April	40	50	<b>56</b>
May	50	42	<b>62</b>
June	49	29	
July	38	36	
August	48	48	
September	47	51	
October	54	62	
November	57	68	
December	55	67	

## Median DOM

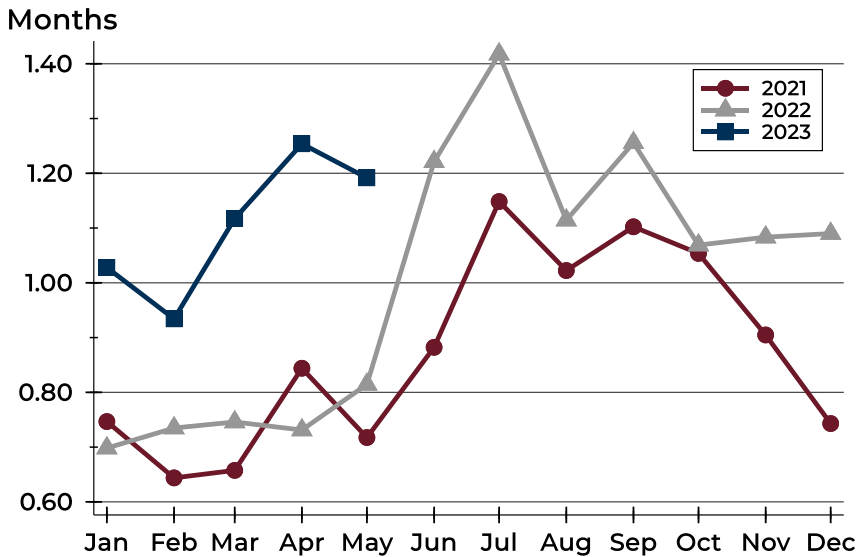


Month	2021	2022	2023
January	36	53	<b>55</b>
February	29	26	<b>44</b>
March	16	35	<b>35</b>
April	18	25	<b>31</b>
May	33	19	<b>47</b>
June	24	17	
July	21	24	
August	33	37	
September	30	37	
October	36	40	
November	36	51	
December	33	44	



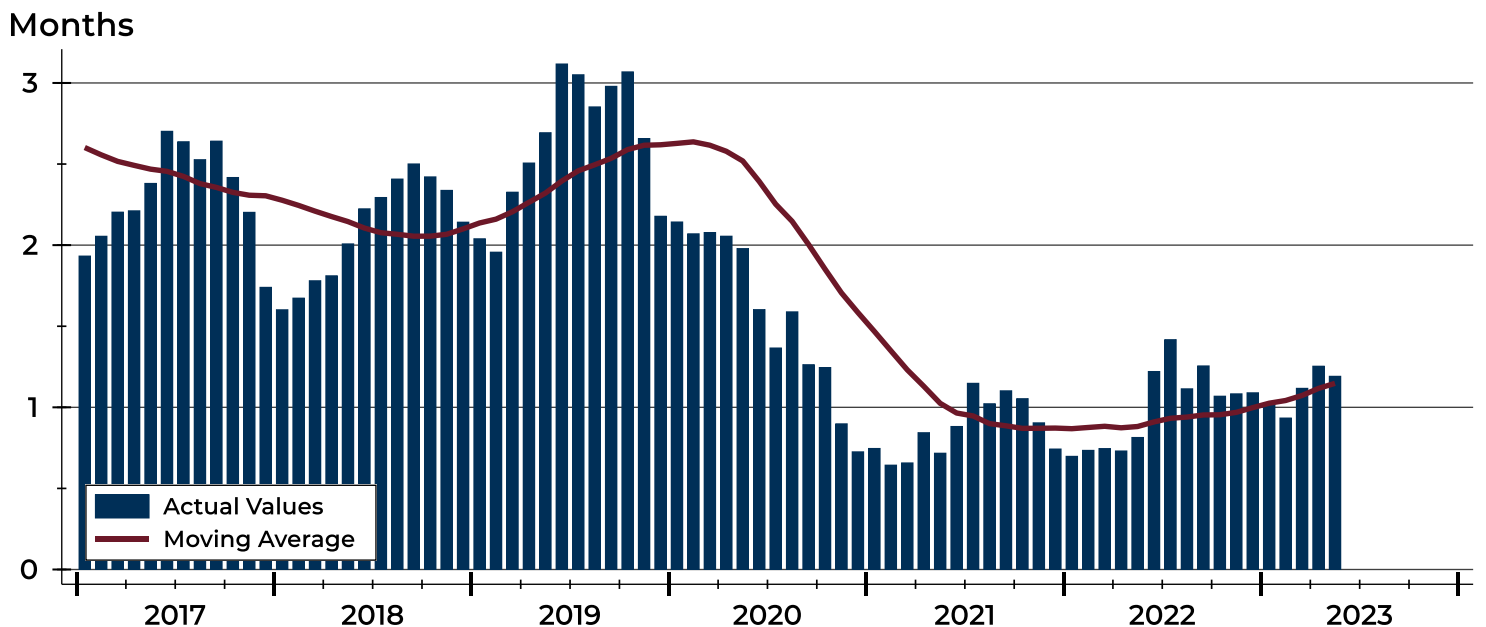
# City of Lawrence Months' Supply Analysis

## Months' Supply by Month



Month	2021	2022	2023
January	0.7	0.7	<b>1.0</b>
February	0.6	0.7	<b>0.9</b>
March	0.7	0.7	<b>1.1</b>
April	0.8	0.7	<b>1.3</b>
May	0.7	0.8	<b>1.2</b>
June	0.9	1.2	
July	1.1	1.4	
August	1.0	1.1	
September	1.1	1.3	
October	1.1	1.1	
November	0.9	1.1	
December	0.7	1.1	

## History of Month's Supply





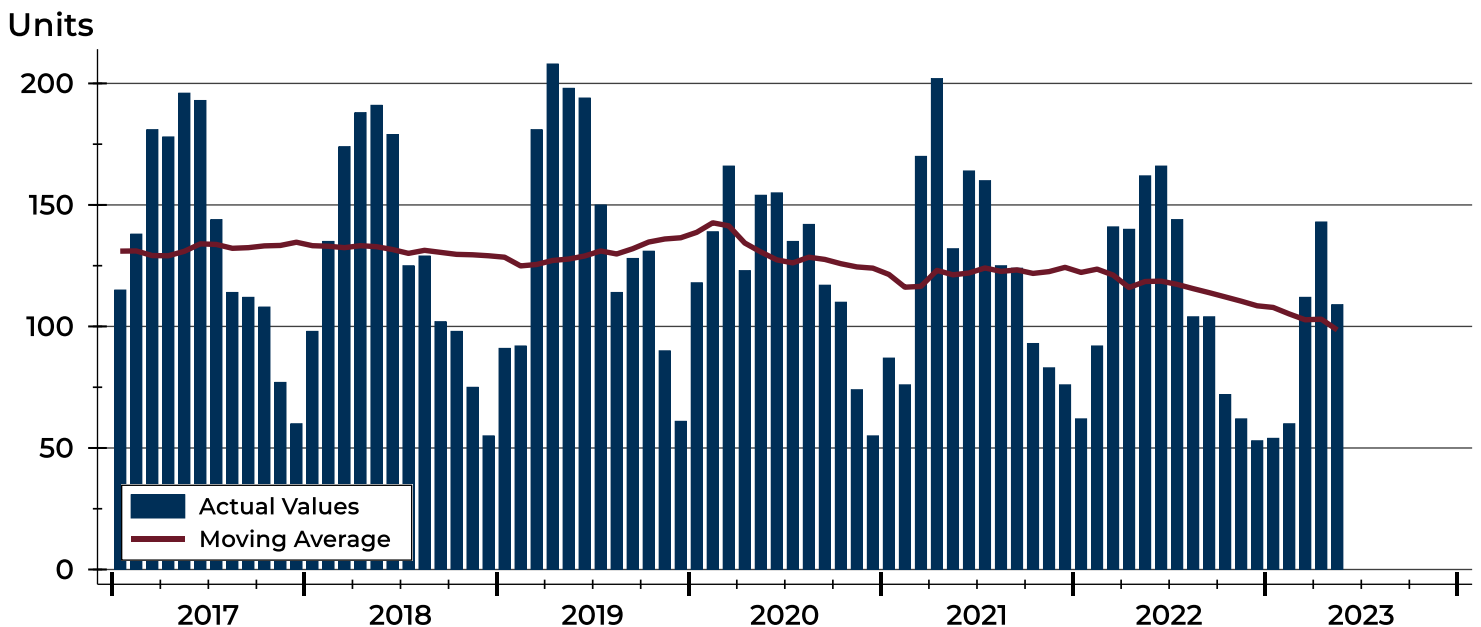
# City of Lawrence New Listings Analysis

Summary Statistics for New Listings		2023	May 2022	Change
Current Month	New Listings	109	162	-32.7%
	Volume (1,000s)	33,245	52,170	-36.3%
	Average List Price	304,997	322,036	-5.3%
	Median List Price	289,000	298,000	-3.0%
Year-to-Date	New Listings	478	597	-19.9%
	Volume (1,000s)	159,902	195,215	-18.1%
	Average List Price	334,523	326,993	2.3%
	Median List Price	304,500	299,000	1.8%

A total of 109 new listings were added in the City of Lawrence during May, down 32.7% from the same month in 2022. Year-to-date the City of Lawrence has seen 478 new listings.

The median list price of these homes was \$289,000 down from \$298,000 in 2022.

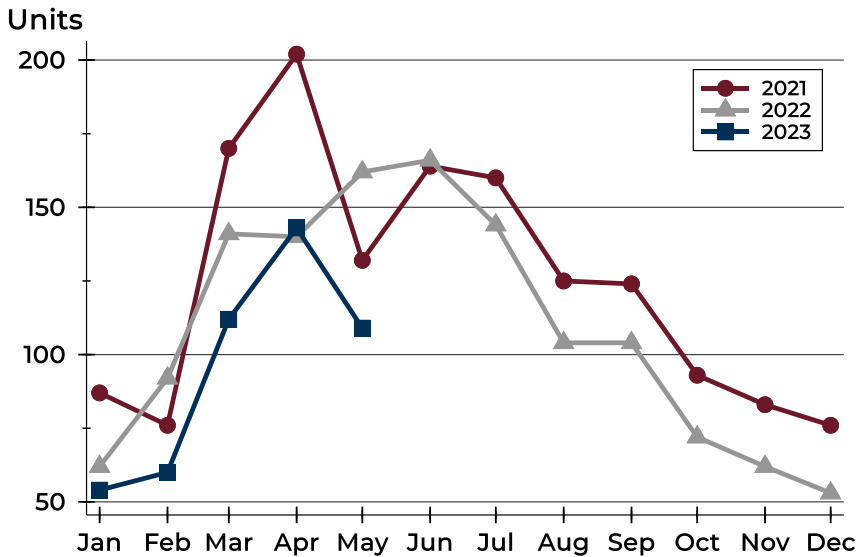
## History of New Listings





## City of Lawrence New Listings Analysis

### New Listings by Month



Month	2021	2022	2023
January	87	62	<b>54</b>
February	76	92	<b>60</b>
March	170	141	<b>112</b>
April	202	140	<b>143</b>
May	132	162	<b>109</b>
June	164	166	
July	160	144	
August	125	104	
September	124	104	
October	93	72	
November	83	62	
December	76	53	

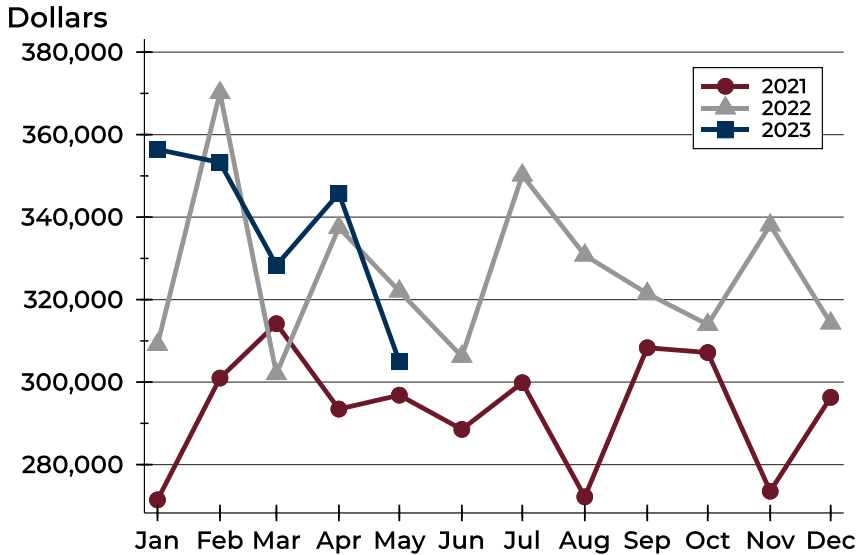
### New Listings by Price Range

Price Range	New Listings		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$50,000	8	7.3%	1,718	1,823	8	8	100.0%	100.0%
\$50,000-\$99,999	1	0.9%	97,500	97,500	2	2	102.6%	102.6%
\$100,000-\$149,999	4	3.7%	132,225	139,950	11	4	99.3%	100.0%
\$150,000-\$199,999	9	8.3%	184,200	189,900	5	4	99.5%	100.0%
\$200,000-\$249,999	17	15.6%	223,494	225,000	7	2	102.8%	100.0%
\$250,000-\$299,999	22	20.2%	275,168	279,900	6	4	100.4%	100.0%
\$300,000-\$349,999	8	7.3%	329,625	327,450	4	4	101.0%	100.0%
\$350,000-\$399,999	15	13.8%	378,240	375,000	10	4	99.7%	100.0%
\$400,000-\$449,999	7	6.4%	435,729	443,900	14	14	100.1%	100.0%
\$450,000-\$499,999	10	9.2%	479,438	477,450	13	13	99.8%	100.0%
\$500,000-\$599,999	4	3.7%	567,200	561,950	14	10	98.5%	100.0%
\$600,000-\$749,999	4	3.7%	667,450	667,500	11	8	100.0%	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	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



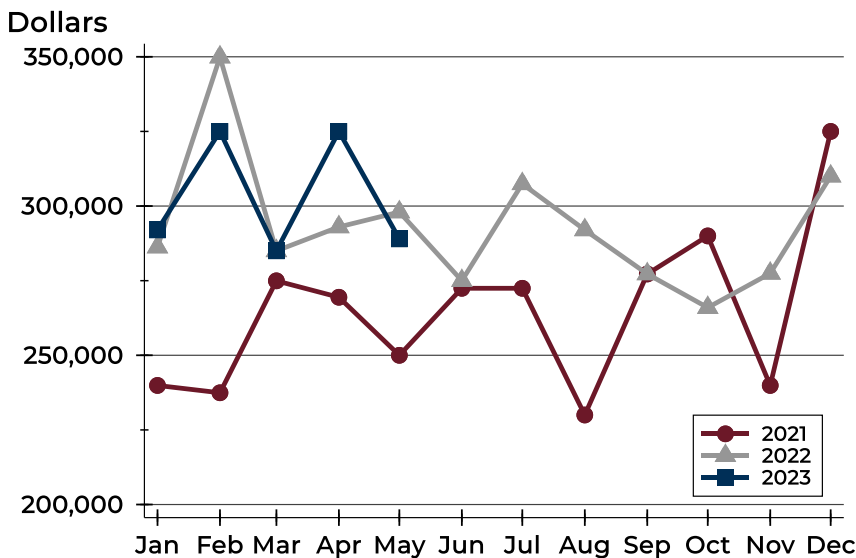
# City of Lawrence New Listings Analysis

## Average Price



Month	2021	2022	2023
January	271,450	309,069	<b>356,419</b>
February	300,975	370,146	<b>353,236</b>
March	314,158	302,005	<b>328,320</b>
April	293,463	337,476	<b>345,766</b>
May	296,834	322,036	<b>304,997</b>
June	288,542	306,220	
July	299,860	350,165	
August	272,188	330,760	
September	308,336	321,463	
October	307,168	313,962	
November	273,545	338,067	
December	296,310	314,283	

## Median Price



Month	2021	2022	2023
January	239,900	286,250	<b>292,000</b>
February	237,450	349,900	<b>325,000</b>
March	274,950	285,000	<b>285,000</b>
April	269,450	293,000	<b>325,000</b>
May	250,000	298,000	<b>289,000</b>
June	272,450	275,000	
July	272,450	307,450	
August	230,000	292,000	
September	277,250	277,250	
October	290,000	265,975	
November	239,900	277,450	
December	325,000	310,000	



**May  
2023**

# Lawrence MLS Statistics



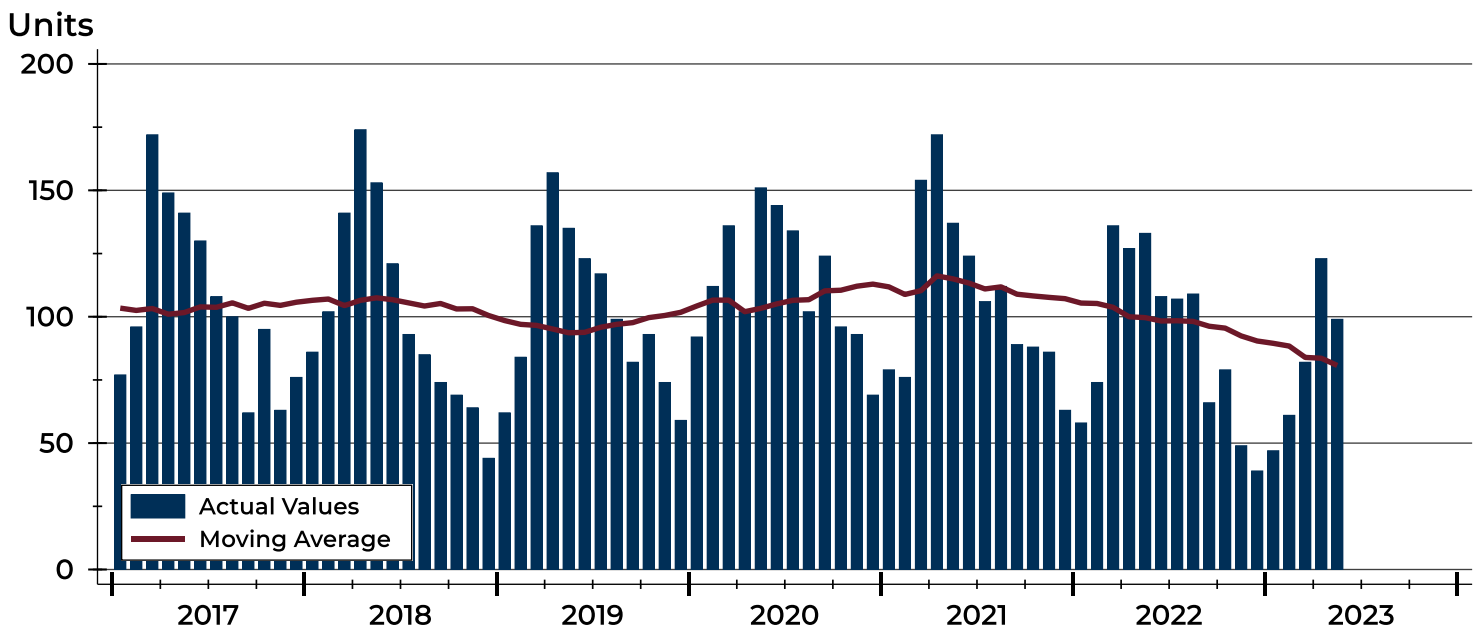
## City of Lawrence Contracts Written Analysis

Summary Statistics for Contracts Written		2023	May 2022	Change	2023	Year-to-Date 2022	Change
Contracts Written		<b>99</b>	133	-25.6%	<b>412</b>	528	-22.0%
Volume (1,000s)		<b>32,180</b>	43,366	-25.8%	<b>138,799</b>	174,214	-20.3%
Average	Sale Price	<b>325,047</b>	326,059	-0.3%	<b>336,890</b>	329,951	2.1%
	Days on Market	<b>14</b>	8	75.0%	<b>17</b>	13	30.8%
	Percent of Original	<b>99.9%</b>	102.9%	-2.9%	<b>100.5%</b>	103.2%	-2.6%
Median	Sale Price	<b>299,900</b>	289,900	3.4%	<b>299,950</b>	294,450	1.9%
	Days on Market	<b>4</b>	3	33.3%	<b>4</b>	3	33.3%
	Percent of Original	<b>100.0%</b>	102.2%	-2.2%	<b>100.0%</b>	101.4%	-1.4%

A total of 99 contracts for sale were written in the City of Lawrence during the month of May, down from 133 in 2022. The median list price of these homes was \$299,900, up from \$289,900 the prior year.

Half of the homes that went under contract in May were on the market less than 4 days, compared to 3 days in May 2022.

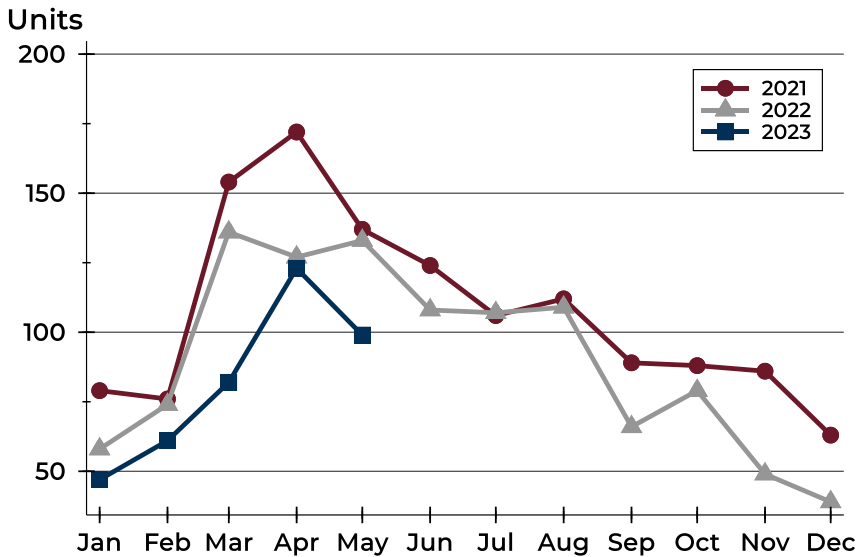
## History of Contracts Written





## City of Lawrence Contracts Written Analysis

### Contracts Written by Month



Month	2021	2022	2023
January	79	58	<b>47</b>
February	76	74	<b>61</b>
March	154	136	<b>82</b>
April	172	127	<b>123</b>
May	137	133	<b>99</b>
June	124	108	
July	106	107	
August	112	109	
September	89	66	
October	88	79	
November	86	49	
December	63	39	

### Contracts Written by Price Range

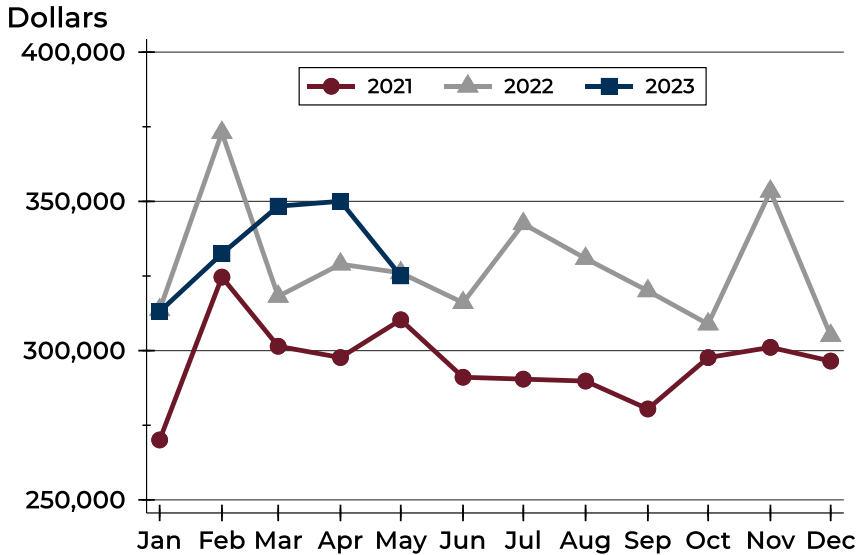
Price Range	Contracts Written		List Price		Days on Market		Price as % of Orig.	
	Number	Percent	Average	Median	Avg.	Med.	Avg.	Med.
Below \$50,000	1	1.0%	1,450	1,450	6	6	0.0%	0.0%
\$50,000-\$99,999	3	3.0%	87,467	95,000	14	4	98.6%	100.0%
\$100,000-\$149,999	2	2.0%	143,450	143,450	3	3	100.0%	100.0%
\$150,000-\$199,999	9	9.1%	183,744	185,000	17	4	98.2%	100.0%
\$200,000-\$249,999	15	15.2%	223,627	220,000	7	2	103.2%	100.0%
\$250,000-\$299,999	20	20.2%	274,560	274,450	7	3	100.4%	100.0%
\$300,000-\$349,999	13	13.1%	330,915	335,000	12	5	99.5%	100.0%
\$350,000-\$399,999	15	15.2%	382,413	380,000	17	4	99.5%	100.0%
\$400,000-\$449,999	6	6.1%	434,517	435,400	29	14	99.7%	100.0%
\$450,000-\$499,999	7	7.1%	481,686	475,000	19	9	97.7%	100.0%
\$500,000-\$599,999	4	4.0%	570,950	567,000	54	15	98.0%	100.0%
\$600,000-\$749,999	3	3.0%	676,600	695,000	6	6	100.0%	100.0%
\$750,000-\$999,999	1	1.0%	799,000	799,000	6	6	98.7%	98.7%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A





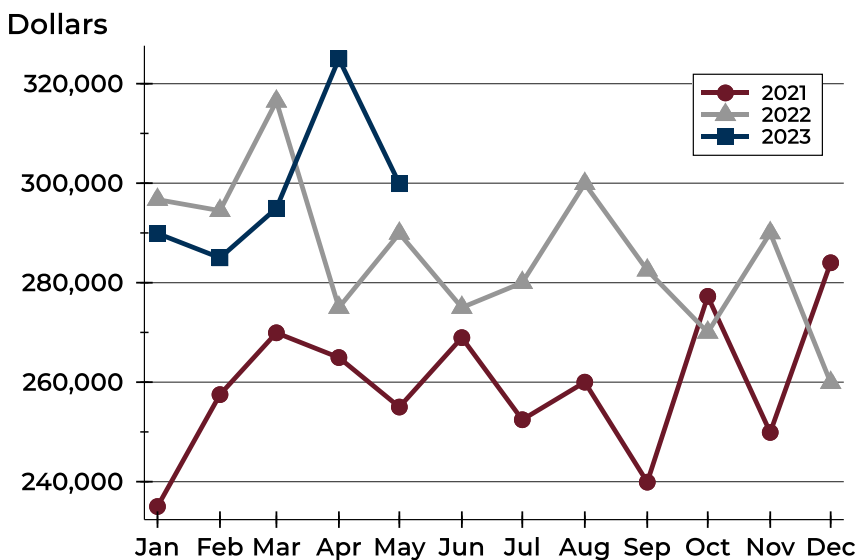
# City of Lawrence Contracts Written Analysis

## Average Price



Month	2021	2022	2023
January	270,075	313,674	<b>313,083</b>
February	324,637	373,052	<b>332,484</b>
March	301,464	318,167	<b>348,394</b>
April	297,692	328,966	<b>350,036</b>
May	310,322	326,059	<b>325,047</b>
June	291,092	316,044	
July	290,450	342,488	
August	289,806	330,861	
September	280,458	320,001	
October	297,672	308,888	
November	301,109	353,371	
December	296,505	305,041	

## Median Price

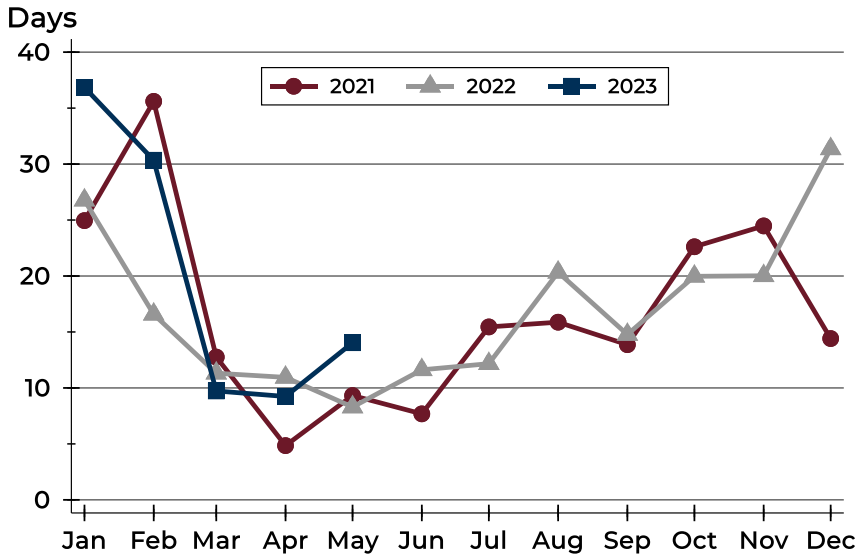


Month	2021	2022	2023
January	235,000	296,700	<b>289,900</b>
February	257,500	294,475	<b>285,000</b>
March	269,925	316,450	<b>294,950</b>
April	264,950	275,000	<b>325,000</b>
May	255,000	289,900	<b>299,900</b>
June	268,950	275,000	
July	252,450	280,000	
August	260,000	299,900	
September	239,900	282,500	
October	277,250	270,000	
November	249,900	290,000	
December	284,000	259,900	



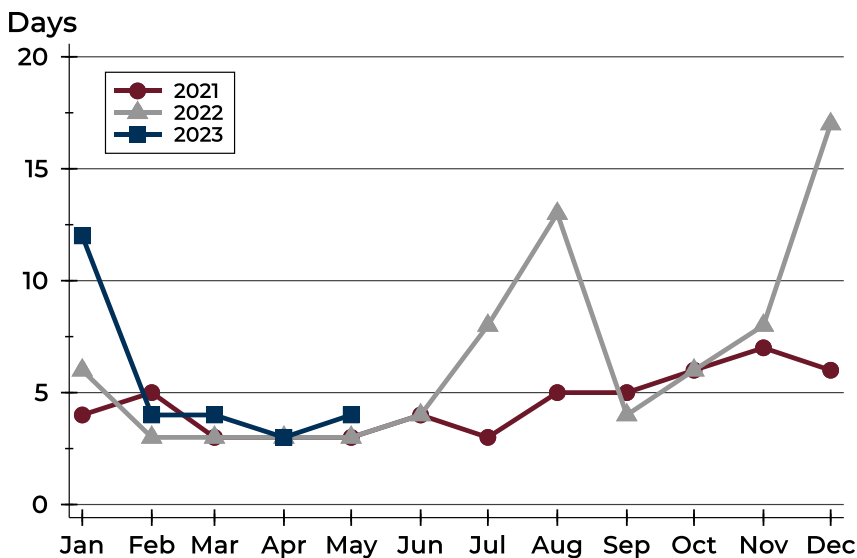
# City of Lawrence Contracts Written Analysis

## Average DOM



Month	2021	2022	2023
January	25	27	<b>37</b>
February	36	17	<b>30</b>
March	13	11	<b>10</b>
April	5	11	<b>9</b>
May	9	8	<b>14</b>
June	8	12	
July	15	12	
August	16	20	
September	14	15	
October	23	20	
November	24	20	
December	14	31	

## Median DOM



Month	2021	2022	2023
January	4	6	<b>12</b>
February	5	3	<b>4</b>
March	3	3	<b>4</b>
April	3	3	<b>3</b>
May	3	3	<b>4</b>
June	4	4	
July	3	8	
August	5	13	
September	5	4	
October	6	6	
November	7	8	
December	6	17	



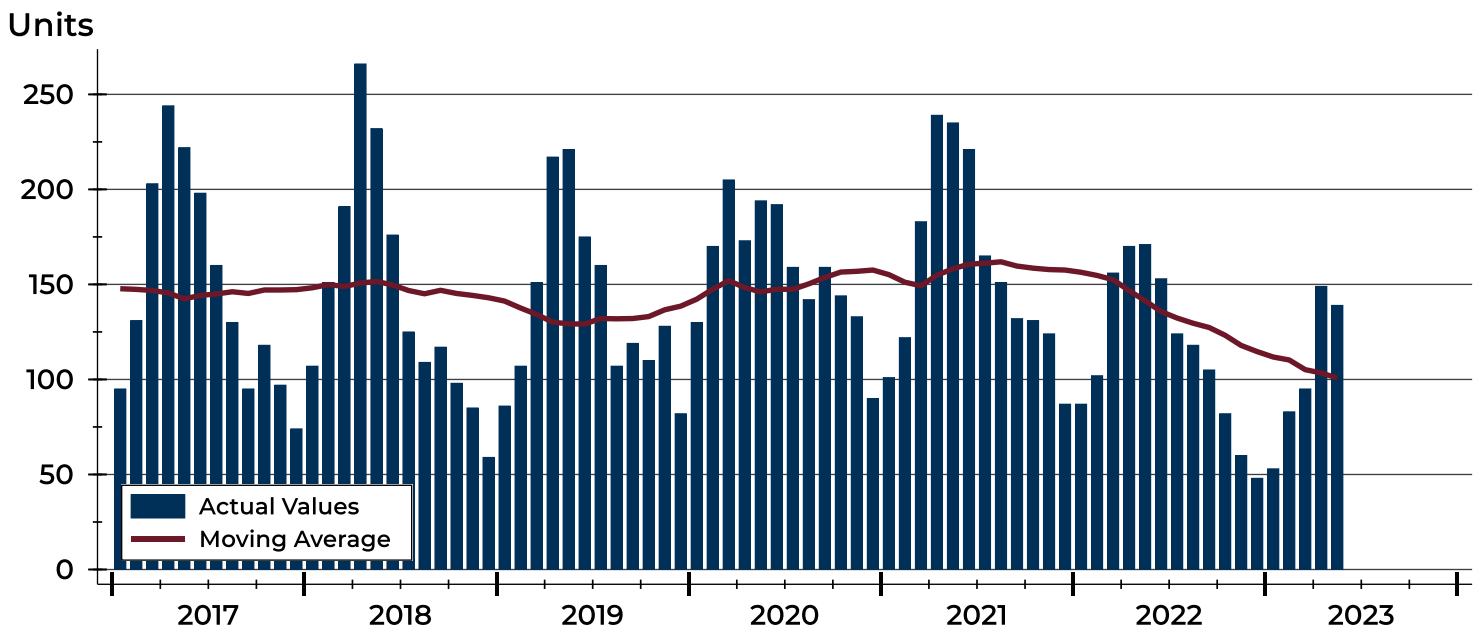
# City of Lawrence Pending Contracts Analysis

Summary Statistics for Pending Contracts		2023	End of May 2022	Change
Pending Contracts		139	171	-18.7%
Volume (1,000s)		48,169	58,913	-18.2%
Average	List Price	346,540	344,523	0.6%
	Days on Market	14	12	16.7%
	Percent of Original	99.1%	99.7%	-0.6%
Median	List Price	319,900	300,000	6.6%
	Days on Market	4	3	33.3%
	Percent of Original	100.0%	100.0%	0.0%

A total of 139 listings in the City of Lawrence had contracts pending at the end of May, down from 171 contracts pending at the end of May 2022.

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.

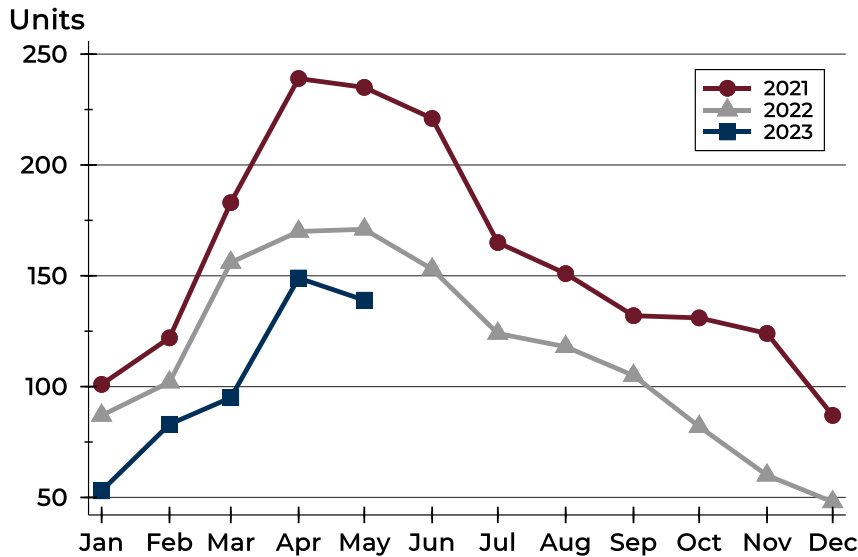
## History of Pending Contracts





## City of Lawrence Pending Contracts Analysis

### Pending Contracts by Month



Month	2021	2022	2023
January	101	87	<b>53</b>
February	122	102	<b>83</b>
March	183	156	<b>95</b>
April	239	170	<b>149</b>
May	235	171	<b>139</b>
June	221	153	
July	165	124	
August	151	118	
September	132	105	
October	131	82	
November	124	60	
December	87	48	

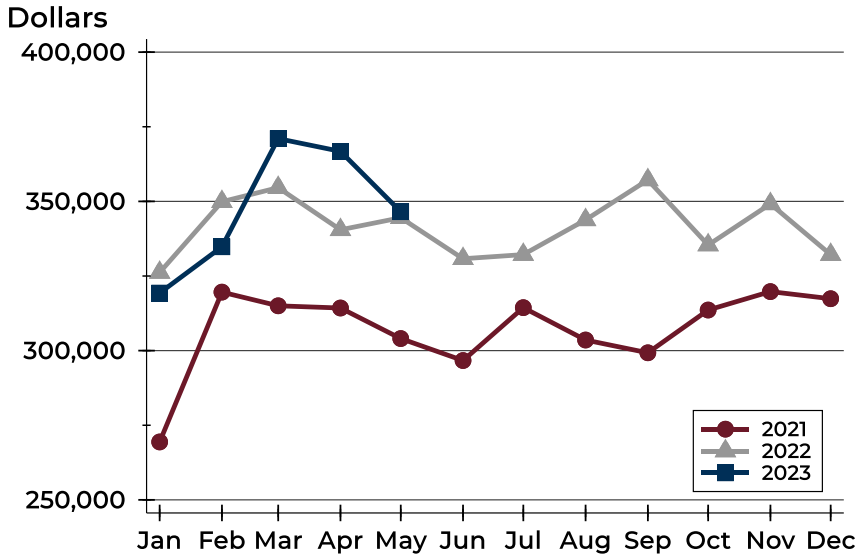
### Pending Contracts by Price Range

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	2	1.4%	82,450	82,450	21	21	96.6%	96.6%
\$100,000-\$149,999	6	4.3%	133,975	142,950	21	3	97.9%	100.0%
\$150,000-\$199,999	10	7.2%	181,350	182,400	26	5	98.2%	100.0%
\$200,000-\$249,999	21	15.1%	228,976	229,900	6	2	99.7%	100.0%
\$250,000-\$299,999	28	20.1%	276,929	279,900	10	4	99.2%	100.0%
\$300,000-\$349,999	14	10.1%	331,214	335,000	11	4	99.6%	100.0%
\$350,000-\$399,999	20	14.4%	380,120	379,950	7	3	98.9%	100.0%
\$400,000-\$449,999	9	6.5%	428,000	425,000	25	6	99.5%	100.0%
\$450,000-\$499,999	10	7.2%	482,065	482,450	17	11	98.8%	100.0%
\$500,000-\$599,999	9	6.5%	555,956	549,900	28	6	98.8%	100.0%
\$600,000-\$749,999	8	5.8%	661,825	649,900	18	5	100.4%	100.0%
\$750,000-\$999,999	2	1.4%	807,000	807,000	39	39	97.9%	97.9%
\$1,000,000 and up	0	0.0%	N/A	N/A	N/A	N/A	N/A	N/A



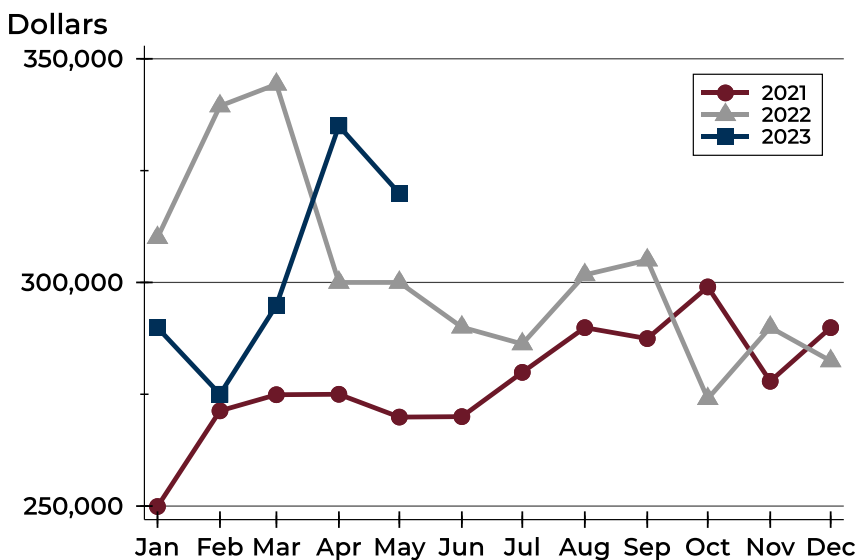
# City of Lawrence Pending Contracts Analysis

## Average Price



Month	2021	2022	2023
January	269,413	326,176	<b>319,303</b>
February	319,605	349,894	<b>334,790</b>
March	315,023	354,598	<b>371,024</b>
April	314,285	340,485	<b>366,757</b>
May	304,048	344,523	<b>346,540</b>
June	296,684	330,793	
July	314,396	332,179	
August	303,562	343,818	
September	299,276	357,188	
October	313,606	335,385	
November	319,781	349,171	
December	317,398	332,166	

## Median Price

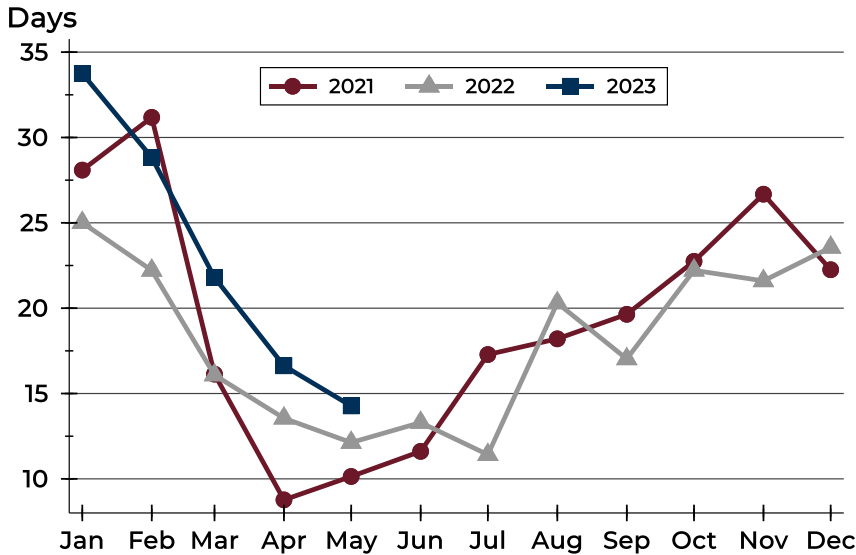


Month	2021	2022	2023
January	249,900	310,000	<b>289,900</b>
February	271,300	339,450	<b>275,000</b>
March	274,900	344,300	<b>294,900</b>
April	275,000	300,000	<b>335,000</b>
May	269,900	300,000	<b>319,900</b>
June	270,000	290,000	
July	279,900	286,250	
August	289,900	301,700	
September	287,450	305,000	
October	299,000	274,000	
November	277,900	289,950	
December	289,900	282,450	



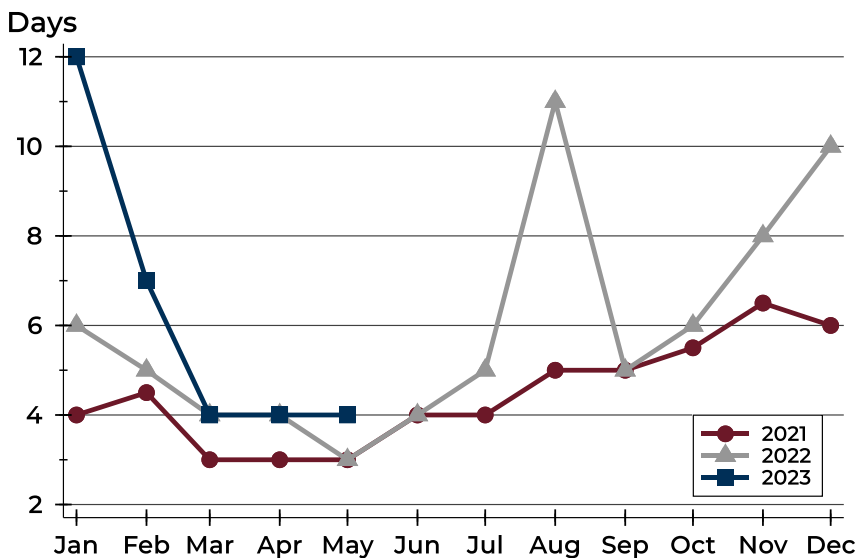
# City of Lawrence Pending Contracts Analysis

## Average DOM



Month	2021	2022	2023
January	28	25	34
February	31	22	29
March	16	16	22
April	9	14	17
May	10	12	14
June	12	13	
July	17	11	
August	18	20	
September	20	17	
October	23	22	
November	27	22	
December	22	24	

## Median DOM



Month	2021	2022	2023
January	4	6	12
February	5	5	7
March	3	4	4
April	3	4	4
May	3	3	4
June	4	4	
July	4	5	
August	5	11	
September	5	5	
October	6	6	
November	7	8	
December	6	10	