



South Central Kansas MLS



South Central Kansas MLS®

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FOR IMMEDIATE RELEASE
October 15, 2009

The Wichita Area Association of REALTORS® and the South Central Kansas MLS releases the September Wichita-area home sales figures.

Existing home sales decreased 10% last month according to the September figures released by the South Central Kansas MLS. Existing homes sales in September totaled 672, down from 750 units in August 2009. The median sales price of existing homes in September decreased 2% on a year over year basis.

New home sales decreased in September to 87 units, which represents a 13.9% decrease compared to August 2009. The September median sale price of new homes decreased to \$168,000 from \$200,000 in August 2009.

Existing home inventory this month was down 1.5% with 3,446 homes in inventory compared to 3,499 last month. The existing home inventory this month is 5.0% higher than it was a year ago when the existing home inventory was 3,281.

New home inventory decreased this month with 601 homes in inventory compared to 606 new homes on the market last month. The new home inventory is 23.7% lower than it was a year ago at this time when there were 788 new homes on the market.

New and existing home inventory combined was 4,047 homes this month compared to 4,105 last month representing a 1.4% decrease in the past month. One year ago the combined inventory was 4,069, which represents 0.5% decrease in total inventory over the past year.

Months of inventory is determined by taking the inventory and dividing it by the number of sales. A “balanced market” is considered to be a 5-6 month supply. If the supply exceeds 6 months, the market begins to favor buyers. When the supply is less than 5 months, the market tends to favor sellers. Months of inventory for existing homes increased from 4.7 to 5.3 in September. This number continues to indicate a slight edge for sellers of existing homes. Months of inventory for new homes increased this month to 6.9 months of inventory compared to 6.0 last month.

Zone Locations

Zone 100: North West to West Wichita

Zone 200: South West Wichita (west of Broadway, East of Ridge Road)

Zone 300: Midtown area to North Wichita (Bordered by Kellogg on the south, Broadway on the east, I-235 on the west)

Zone 400: Northeast Wichita (Bordered by Kellogg on the south, Broadway on the west, 159th on the east)

Zone 500: Southeast Wichita (Bordered by Kellogg on the north, Broadway on the west)

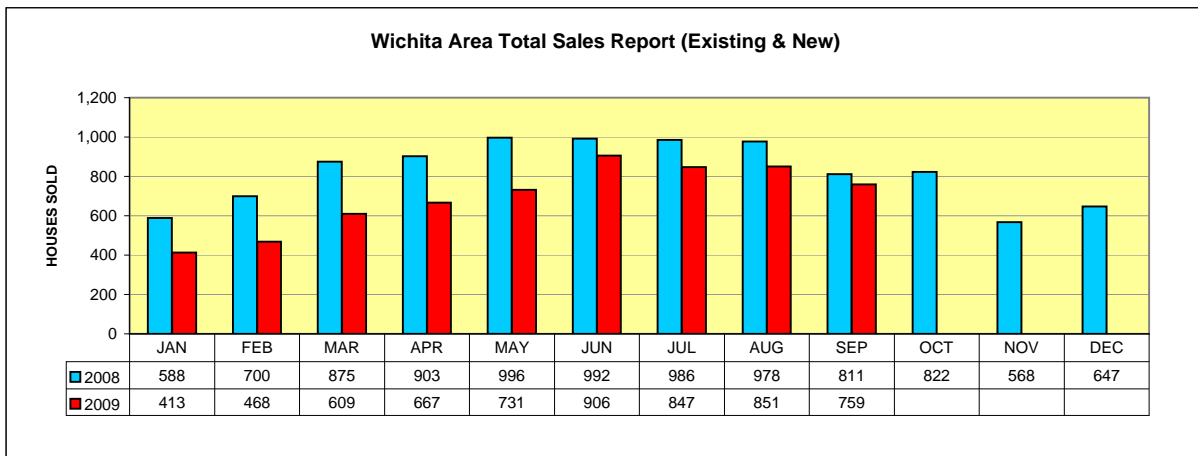
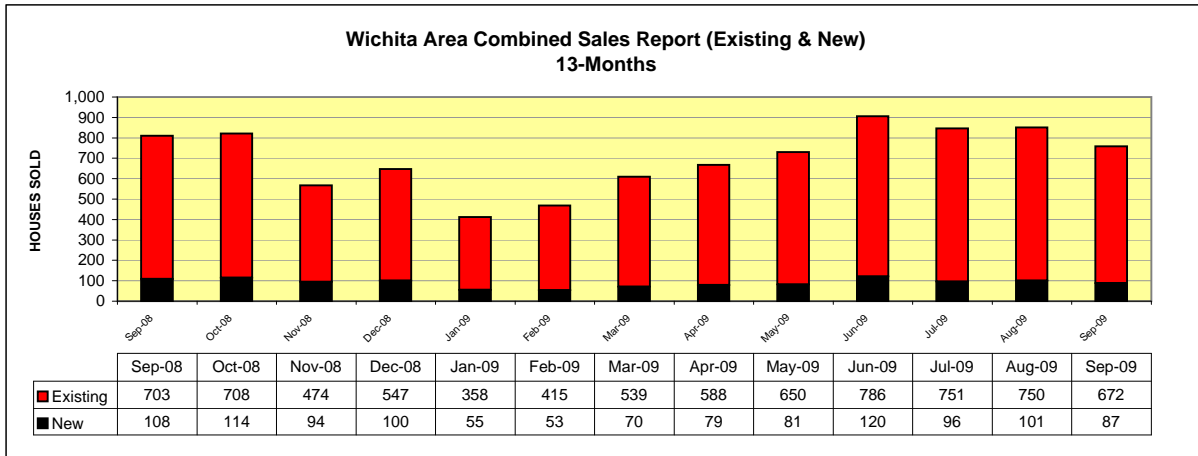
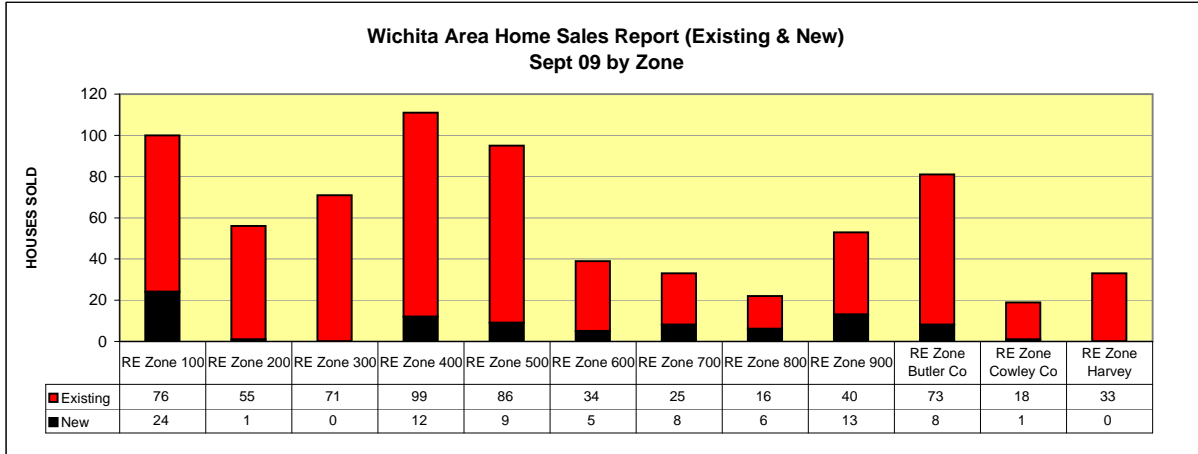
Zone 600: Southwest Sedgwick County (South of Kellogg, West of Broadway)

Zone 700: Northwest Sedgwick County (North of Kellogg, West of Broadway)

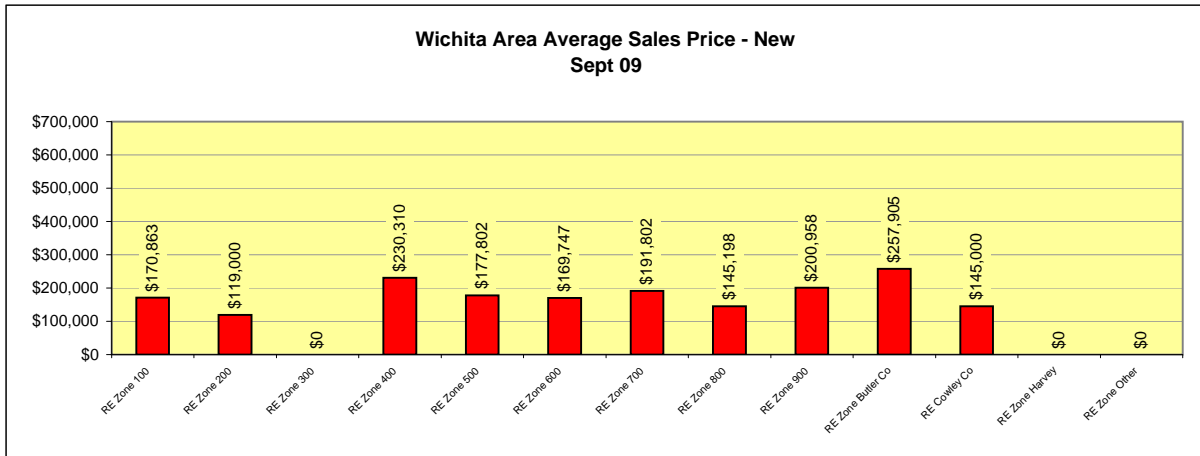
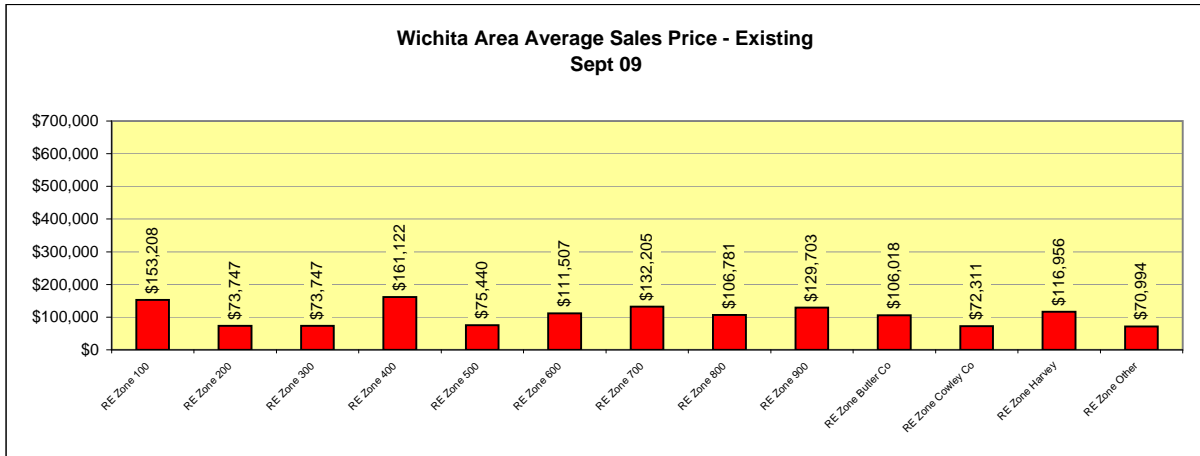
Zone 800: Northeast Sedgwick County (North of Kellogg, East of Broadway)

Zone 900: Southeast Sedgwick County (South of Kellogg, East of Broadway)

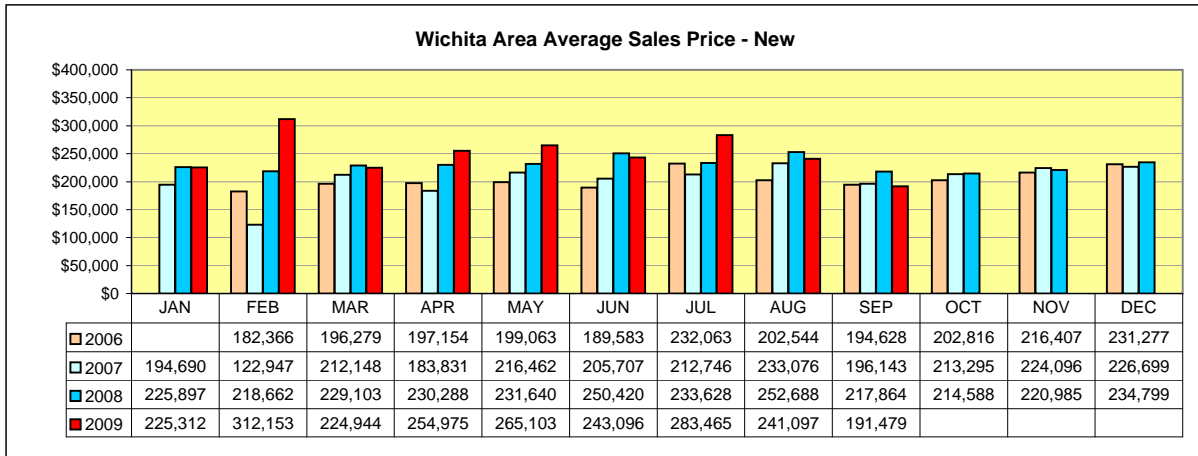
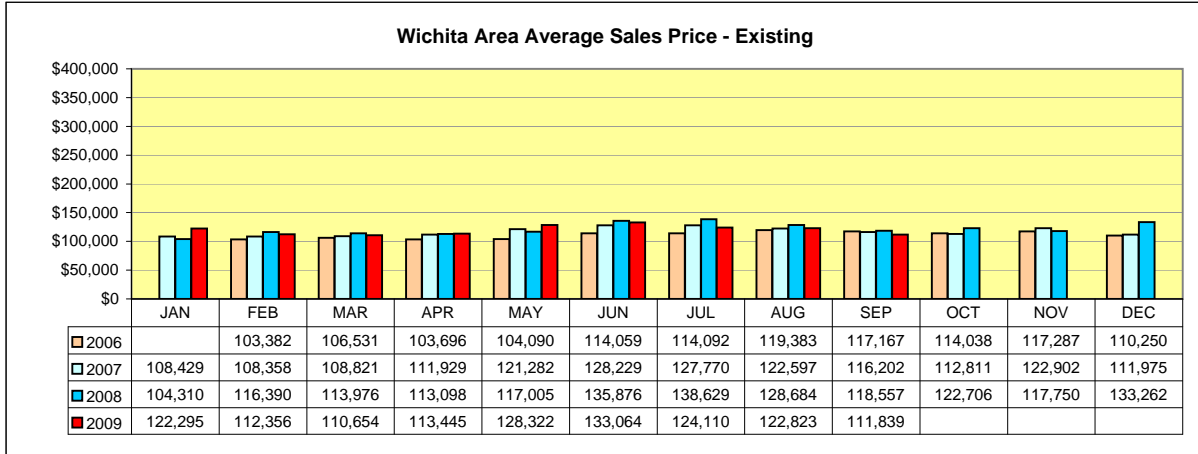
Wichita Area Home Sales Report - Sept 2009



Wichita Area Home Sales Report - Sept 2009



Wichita Area Home Sales Report - Sept 2009



September 2009

From 9/01/09 to 9/30/09 as of 10/14/09

Existing Homes

Area/Type	New	Total Sold	Sold Volume	Avg Sale Amount	Median Sale Amount	Avg DOM	% of List	Co-Op Sales	Under Contract ¹	Off Mkt	Exp
RE Zone 100	134	76	\$11,643,775	\$153,208	\$135,700	51	97.12	63	86	41	27
RE Zone 200	95	55	\$4,056,066	\$73,747	\$73,000	63	95.71	45	56	17	10
RE Zone 300	106	71	\$6,858,039	\$96,592	\$87,500	39	97.57	57	57	29	16
RE Zone 400	173	99	\$15,951,100	\$161,122	\$144,000	55	96.64	76	81	45	32
RE Zone 500	164	86	\$6,487,866	\$75,440	\$72,200	64	96.90	67	84	42	24
RE Zone 600	59	34	\$3,791,253	\$111,507	\$107,500	51	97.42	27	19	21	15
RE Zone 700	31	25	\$3,305,125	\$132,205	\$113,700	76	94.00	17	20	11	5
RE Zone 800	14	16	\$1,708,500	\$106,781	\$118,450	71	97.43	9	11	3	2
RE Zone 900	69	40	\$5,188,110	\$129,703	\$126,250	44	98.42	33	46	22	16
RE Zone Butler Co	93	73	\$7,739,280	\$106,018	\$94,000	58	98.07	54	69	27	19
RE Zone Cowley Co	30	18	\$1,301,600	\$72,311	\$56,500	60	94.06	9	10	11	8
RE Zone Harvey	40	33	\$3,859,560	\$116,956	\$99,100	94	97.90	17	20	5	4
RE Zone Other	77	46	\$3,265,716	\$70,994	\$52,500	86	94.43	27	32	16	18
Area Subtotals*	1085	672	\$75,155,990	\$111,839	\$99,500	59	96.89	501	591	290	196

¹ Reflects number of listings which were placed under contract during the month.

September 2009

From 9/01/09 to 9/30/09 as of 10/14/09

New Homes

(Including Under Construction)

Area/Type	New	Total Sold	Sold Volume	Avg Sale Amount	Median Sale Amount	Co-Op Sales	Under Contract ¹	Off Mkt	Exp
RE Zone 100	25	24	\$4,100,704	\$170,863	\$144,077	14	7	8	2
RE Zone 200	0	1	\$119,000	\$119,000	\$119,000	1	0	1	1
RE Zone 300	0	0	\$0	\$0	\$0	0	0	0	0
RE Zone 400	25	12	\$2,763,722	\$230,310	\$199,131	9	17	13	3
RE Zone 500	15	9	\$1,600,220	\$177,802	\$174,000	7	12	6	1
RE Zone 600	7	5	\$848,736	\$169,747	\$163,000	1	5	2	3
RE Zone 700	8	8	\$1,534,418	\$191,802	\$192,500	5	3	5	0
RE Zone 800	7	6	\$871,190	\$145,198	\$141,612	3	8	1	0
RE Zone 900	21	13	\$2,612,459	\$200,958	\$192,406	9	7	14	1
RE Zone Butler Co	23	8	\$2,063,243	\$257,905	\$237,000	4	5	2	2
RE Cowley Co	1	1	\$145,000	\$145,000	\$145,000	0	0	0	1
RE Zone Harvey	2	0	\$0	\$0	\$0	0	4	1	0
RE Zone Other	0	0	\$0	\$0	\$0	0	0	0	0
Area Subtotals*	134	87	\$16,658,692	\$191,479	\$168,000	53	68	53	14

¹ Reflects number of listings which were placed under contract during the month.

YEAR-TO-DATE

From 1/01/09 to 9/30/09 as of 10/14/09

Existing Homes

Area/Type	New	Total Sold	Sold Volume	Avg Sale Amount	Median Sale Amount	Avg DOM	% of List	Co-Op Sales	Under Contract ¹	Off Mkt	Exp
RE Zone 100	1,507	806	\$127,620,610	\$158,338	\$142,250	50	97.73	706	94	318	230
RE Zone 200	680	407	\$28,645,099	\$70,381	\$67,500	61	96.43	335	49	178	99
RE Zone 300	936	537	\$51,404,072	\$95,725	\$86,900	54	96.81	450	62	206	130
RE Zone 400	1,669	888	\$150,792,686	\$169,812	\$145,000	62	95.95	720	95	403	317
RE Zone 500	1,424	756	\$66,360,157	\$87,778	\$79,470	66	97.03	634	90	386	266
RE Zone 600	524	243	\$28,815,334	\$118,582	\$115,000	67	97.17	203	25	132	95
RE Zone 700	337	174	\$22,439,003	\$128,960	\$119,000	64	96.97	133	21	84	61
RE Zone 800	176	97	\$13,101,280	\$135,065	\$122,500	65	96.34	76	12	40	32
RE Zone 900	645	368	\$49,751,798	\$135,195	\$133,450	56	97.94	312	46	150	87
RE Zone Butler Co	1,007	505	\$63,296,653	\$125,340	\$112,000	69	97.00	414	70	234	163
RE Zone Cowley Co	285	142	\$12,363,305	\$87,066	\$71,250	93	95.02	89	17	75	51
RE Zone Harvey	431	251	\$26,040,080	\$103,745	\$96,000	85	96.87	168	24	113	50
RE Zone Other	730	377	\$27,729,551	\$73,553	\$56,000	97	92.28	176	39	155	176
Area Subtotals*	10,351	5,551	\$668,359,628	\$120,403	\$108,000	65	96.68	4416	644	2474	1757

¹ Reflects listings which were placed under contract during the current year which still have a status of under contract.

YEAR-TO-DATE

From 1/01/09 to 9/30/09 as of 10/14/09

New Homes

(Including Under Construction)

Area/Type	New	Total Sold	Sold Volume	Avg Sale Amount	Median Sale Amount	Co-Op Sales	Under Contract ¹	Off Mkt	Exp
RE Zone 100	213	190	\$43,760,896	\$230,321	\$201,833	149	12	57	23
RE Zone 200	19	9	\$1,140,732	\$126,748	\$125,594	7	2	12	4
RE Zone 300	6	9	\$3,082,424	\$342,492	\$176,400	5	1	2	2
RE Zone 400	226	126	\$46,908,409	\$372,289	\$262,500	108	28	112	40
RE Zone 500	144	102	\$21,662,843	\$212,381	\$193,276	77	28	65	29
RE Zone 600	107	53	\$9,148,603	\$172,615	\$155,000	42	8	46	17
RE Zone 700	54	46	\$10,935,923	\$237,737	\$192,500	33	2	30	3
RE Zone 800	69	56	\$10,916,033	\$194,929	\$164,974	46	10	10	24
RE Zone 900	121	80	\$16,886,583	\$211,082	\$195,000	60	15	52	16
RE Zone Butler Co	128	76	\$21,758,148	\$286,291	\$244,950	61	11	39	39
RE Zone Cowley Co	6	5	\$855,029	\$171,006	\$151,000	3	0	2	1
RE Zone Harvey	42	27	\$5,222,886	\$193,440	\$171,900	15	5	22	4
RE Zone Other	2	4	\$763,062	\$190,766	\$173,000	3	0	4	2
Area Subtotals*	1137	783	\$193,041,571	\$246,541	\$196,000	609	122	453	204

¹ Reflects listings which were placed under contract during the current year which still have a status of under contract.

Existing Single Family Home Sales Report from '9/1/2009' To '9/30/2009'

County/Area: N/A

Board/Association: South Central Kansas MLS, Inc.

State: KS

Date Generated: September, 2009

Price Category	Sold Single Family Units				Sold Condo Units				Active Listings		Sales Pending	
	Number of Bedrooms				Number of Bedrooms				End of Month		End of Month	
	2 or less	3	4 or more	Total	2 or less	3	4 or more	Total	S/Fam	CD/CO	S/Fam	CD/CO
Under 29999	26	23	6	55	1	2	0	3	102	9	13	1
30000-39999	16	15	2	33	0	0	0	0	116	7	11	0
40000-49999	14	12	2	28	1	0	0	1	154	4	11	0
50000-59999	12	11	6	29	0	0	0	0	188	5	24	1
60000-69999	19	18	5	42	1	2	0	3	216	14	31	1
70000-79999	14	29	2	45	1	1	0	2	207	15	40	4
80000-89999	13	33	7	53	1	4	0	5	191	19	46	2
90000-99999	4	25	6	35	2	3	0	5	135	22	29	2
100000-119999	16	42	15	73	3	3	1	7	260	27	62	4
120000-139999	9	55	36	100	1	1	0	2	377	12	78	1
140000-159999	6	26	30	62	2	1	0	3	332	13	65	0
160000-179999	2	13	31	46	0	2	0	2	256	16	40	0
180000-199999	2	14	20	36	1	0	1	2	211	10	19	2
200000-249999	3	13	23	39	0	2	0	2	347	16	26	2
250000-299999	0	2	16	18	0	1	0	1	265	16	6	2
300000-399999	0	2	17	19	0	0	1	1	251	19	14	1
400000-499999	0	0	5	5	0	0	1	1	94	9	5	0
500000-549999	0	0	1	1	0	0	0	0	21	1	2	0
550000-749999	0	0	0	0	0	0	0	0	46	2	1	0
750000-999999	0	0	0	0	0	0	0	0	37	5	0	0
1000000-1249999	0	0	0	0	0	0	0	0	7	1	0	0
1250000-1499999	0	0	0	0	0	0	0	0	9	1	0	0
1500000-1999999	0	0	0	0	0	0	0	0	5	0	0	0
2000000-2999999	0	0	0	0	0	0	0	0	4	0	0	0
3000000 and over	0	0	0	0	0	0	0	0	1	0	0	0
Total:	156	333	230	719	14	22	4	40	3832	243	523	23
Average Price:	72,302	106,276	174,866	120,846	99,484	113,464	259,318	123,156	181,273	184,516	129,855	137,378

Time On Market Of Units Sold	
Days On Market	All Units
0 - 30	43
31 - 60	245
61 - 90	161
91 - 120	95
120+	215

Type Of Financing Of Units Sold	
Type of Financing	All Units
FHA	293
Conv	246
Cash	146
VA	50
Other	19
Owner	2
CFD	2
L/P	1
Assum	0
Bond	0

Existing Single Family Home Sales Report from '8/1/2009' To '8/31/2009'

County/Area: N/A

Board/Association: South Central Kansas MLS, Inc.

State: KS

Date Generated: August, 2009

Price Category	Sold Single Family Units				Sold Condo Units				Active Listings		Sales Pending	
	Number of Bedrooms				Number of Bedrooms				End of Month		End of Month	
	2 or less	3	4 or more	Total	2 or less	3	4 or more	Total	S/Fam	CD/CO	S/Fam	CD/CO
Under 29999	31	15	4	50	0	0	0	0	102	9	3	0
30000-39999	12	13	0	25	1	0	0	1	116	7	1	0
40000-49999	15	14	1	30	1	0	0	1	154	4	6	0
50000-59999	12	16	0	28	2	0	0	2	188	5	2	0
60000-69999	14	26	2	42	2	0	0	2	216	14	10	1
70000-79999	9	21	9	39	3	0	0	3	207	15	14	0
80000-89999	17	29	3	49	1	0	0	1	191	19	8	0
90000-99999	10	23	3	36	0	3	1	4	135	22	7	0
100000-119999	12	52	20	84	2	4	2	8	260	27	17	0
120000-139999	17	82	23	122	2	5	0	7	377	12	13	0
140000-159999	5	34	40	79	0	0	0	0	332	13	10	0
160000-179999	2	21	34	57	2	1	0	3	256	16	6	0
180000-199999	3	13	23	39	0	0	0	0	211	10	4	1
200000-249999	0	25	34	59	1	1	2	4	347	16	8	0
250000-299999	0	10	31	41	1	5	0	6	265	16	2	0
300000-399999	0	8	14	22	0	0	0	0	251	19	1	0
400000-499999	0	0	7	7	0	0	0	0	94	9	1	0
500000-549999	0	0	1	1	0	0	0	0	21	1	1	0
550000-749999	0	0	3	3	0	0	0	0	46	2	1	0
750000-999999	0	0	2	2	0	0	0	0	37	5	1	0
1000000-1249999	0	0	1	1	0	0	0	0	7	1	0	0
1250000-1499999	0	0	0	0	0	0	0	0	9	1	0	0
1500000-1999999	0	0	0	0	0	0	0	0	5	0	0	0
2000000-2999999	0	0	0	0	0	0	0	0	4	0	0	0
3000000 and over	0	0	0	0	0	0	0	0	1	0	0	0
Total:	159	402	255	816	18	19	5	42	3832	243	116	2
Average Price:	72,064	120,973	202,834	137,025	105,279	159,216	159,606	136,147	181,273	184,516	135,801	131,200

Time On Market Of Units Sold	
Days On Market	All Units
0 - 30	68
31 - 60	264
61 - 90	174
91 - 120	111
120+	241

Type Of Financing Of Units Sold	
Type of Financing	All Units
Conv	338
FHA	269
Cash	149
VA	66
Other	28
Owner	3
CFD	3
Assum	1
L/P	1
Bond	0

Existing Single Family Home Sales Report from '7/1/2009' To '7/31/2009'

County/Area: N/A
 Board/Association: South Central Kansas MLS, Inc.
 State: KS
 Date Generated: July, 2009

Price Category	Sold Single Family Units				Sold Condo Units				Active Listings		Sales Pending	
	Number of Bedrooms				Number of Bedrooms				End of Month		End of Month	
	2 or less	3	4 or more	Total	2 or less	3	4 or more	Total	S/Fam	CD/CO	S/Fam	CD/CO
Under 29999	25	18	6	49	4	0	0	4	102	9	0	0
30000-39999	16	5	1	22	1	0	0	1	116	7	0	0
40000-49999	16	7	4	27	0	0	0	0	154	4	0	0
50000-59999	11	12	2	25	4	0	0	4	188	5	1	0
60000-69999	11	20	3	34	3	0	0	3	216	14	4	0
70000-79999	19	19	4	42	0	1	0	1	207	15	1	0
80000-89999	15	28	11	54	2	3	0	5	191	19	1	0
90000-99999	17	29	8	54	2	0	0	2	135	22	3	0
100000-119999	20	47	19	86	3	4	1	8	260	27	1	0
120000-139999	10	62	37	109	1	1	0	2	377	12	2	0
140000-159999	2	43	39	84	0	1	0	1	332	13	0	0
160000-179999	0	25	31	56	1	3	0	4	256	16	3	0
180000-199999	1	17	19	37	1	0	1	2	211	10	3	0
200000-249999	0	26	32	58	1	0	0	1	347	16	3	1
250000-299999	2	13	16	31	1	0	0	1	265	16	1	0
300000-399999	0	1	25	26	0	0	2	2	251	19	1	0
400000-499999	1	1	9	11	0	0	0	0	94	9	1	0
500000-549999	0	0	1	1	0	0	0	0	21	1	0	0
550000-749999	0	0	4	4	0	0	0	0	46	2	1	0
750000-999999	0	0	4	4	0	0	0	0	37	5	0	0
1000000-1249999	0	0	1	1	0	0	0	0	7	1	0	0
1250000-1499999	0	0	1	1	0	0	1	1	9	1	0	0
1500000-1999999	0	0	0	0	0	0	0	0	5	0	0	0
2000000-2999999	0	0	0	0	0	0	0	0	4	0	0	0
3000000 and over	0	0	0	0	0	0	0	0	1	0	0	0
Total:	166	373	277	816	24	13	5	42	3832	243	26	1
Average Price:	74,530	124,524	205,762	141,931	90,824	117,658	469,288	144,185	181,273	184,516	177,733	205,000

Time On Market Of Units Sold	
Days On Market	All Units
0 - 30	63
31 - 60	249
61 - 90	162
91 - 120	102
120+	282

Type Of Financing Of Units Sold	
Type of Financing	All Units
Conv	316
FHA	313
Cash	123
VA	70
Other	32
Owner	3
Bond	1
Assum	0
CFD	0
L/P	0

Existing Single Family Home Sales Report from '6/1/2009' To '6/30/2009'

County/Area: N/A
 Board/Association: South Central Kansas MLS, Inc.
 State: KS
 Date Generated: June, 2009

Price Category	Sold Single Family Units				Sold Condo Units				Active Listings		Sales Pending	
	Number of Bedrooms				Number of Bedrooms				End of Month		End of Month	
	2 or less	3	4 or more	Total	2 or less	3	4 or more	Total	S/Fam	CD/CO	S/Fam	CD/CO
Under 29999	28	18	4	50	7	0	0	7	102	9	0	0
30000-39999	10	12	0	22	1	0	0	1	116	7	0	0
40000-49999	7	10	2	19	1	0	0	1	154	4	0	0
50000-59999	11	12	2	25	1	0	0	1	188	5	2	0
60000-69999	8	19	4	31	3	2	0	5	216	14	1	0
70000-79999	18	25	4	47	2	0	0	2	207	15	1	0
80000-89999	12	37	7	56	3	0	0	3	191	19	3	0
90000-99999	6	19	5	30	3	3	0	6	135	22	2	0
100000-119999	11	49	17	77	4	3	2	9	260	27	5	0
120000-139999	14	82	34	130	1	0	0	1	377	12	3	0
140000-159999	9	43	46	98	0	3	0	3	332	13	2	0
160000-179999	0	36	36	72	0	2	0	2	256	16	2	0
180000-199999	0	17	29	46	2	0	0	2	211	10	2	0
200000-249999	2	15	43	60	4	0	0	4	347	16	2	0
250000-299999	2	12	18	32	1	3	0	4	265	16	1	0
300000-399999	0	10	32	42	0	0	1	1	251	19	0	0
400000-499999	0	2	9	11	0	0	2	2	94	9	1	0
500000-549999	0	0	2	2	0	0	0	0	21	1	1	0
550000-749999	0	1	5	6	0	0	0	0	46	2	1	0
750000-999999	0	0	3	3	0	0	0	0	37	5	1	0
1000000-1249999	0	0	0	0	0	0	0	0	7	1	0	0
1250000-1499999	0	0	0	0	0	0	0	0	9	1	0	0
1500000-1999999	0	0	0	0	0	0	1	1	5	0	1	0
2000000-2999999	0	0	0	0	0	0	0	0	4	0	0	0
3000000 and over	0	0	0	0	0	0	0	0	1	0	0	0
Total:	138	419	302	859	33	16	6	55	3832	243	31	0
Average Price:	77,405	126,189	207,755	147,028	99,127	145,128	522,891	158,738	181,273	184,516	245,221	0

Time On Market Of Units Sold	
Days On Market	All Units
0 - 30	51
31 - 60	268
61 - 90	183
91 - 120	124
120+	288

Type Of Financing Of Units Sold	
Type of Financing	All Units
Conv	381
FHA	288
Cash	144
VA	64
Other	35
Owner	2
L/P	0
CFD	0
Assum	0
Bond	0

Existing Single Family Home Sales Report from '5/1/2009' To '5/31/2009'

County/Area: N/A
 Board/Association: South Central Kansas MLS, Inc.
 State: KS
 Date Generated: May, 2009

Price Category	Sold Single Family Units				Sold Condo Units				Active Listings		Sales Pending	
	Number of Bedrooms				Number of Bedrooms				End of Month		End of Month	
	2 or less	3	4 or more	Total	2 or less	3	4 or more	Total	S/Fam	CD/CO	S/Fam	CD/CO
Under 29999	24	15	3	42	1	0	0	1	102	9	0	0
30000-39999	23	5	2	30	0	0	0	0	116	7	2	0
40000-49999	4	6	3	13	0	0	0	0	154	4	0	0
50000-59999	10	13	4	27	1	0	0	1	188	5	2	0
60000-69999	14	24	2	40	2	1	0	3	216	14	0	0
70000-79999	14	32	4	50	2	1	0	3	207	15	0	0
80000-89999	8	24	6	38	1	0	0	1	191	19	0	0
90000-99999	7	14	7	28	1	2	0	3	135	22	0	0
100000-119999	14	35	19	68	1	5	0	6	260	27	1	0
120000-139999	18	60	28	106	1	0	0	1	377	12	3	0
140000-159999	7	25	42	74	0	2	0	2	332	13	2	0
160000-179999	3	22	23	48	0	1	0	1	256	16	3	0
180000-199999	0	13	22	35	0	1	0	1	211	10	2	0
200000-249999	0	12	30	42	0	1	1	2	347	16	2	0
250000-299999	0	8	27	35	0	2	0	2	265	16	0	0
300000-399999	1	3	18	22	0	1	0	1	251	19	0	0
400000-499999	0	2	14	16	1	0	0	1	94	9	2	0
500000-549999	0	0	0	0	0	0	0	0	21	1	0	0
550000-749999	0	0	6	6	0	0	1	1	46	2	1	0
750000-999999	0	0	0	0	0	0	0	0	37	5	0	0
1000000-1249999	0	0	2	2	0	0	0	0	7	1	0	0
1250000-1499999	0	0	0	0	0	0	0	0	9	1	0	0
1500000-1999999	0	0	0	0	0	0	0	0	5	0	0	0
2000000-2999999	0	0	1	1	0	0	0	0	4	0	0	0
3000000 and over	0	0	0	0	0	0	0	0	1	0	0	0
Total:	147	313	263	723	11	17	2	30	3832	243	20	0
Average Price:	74,394	118,733	216,061	145,122	107,968	150,179	434,000	153,623	181,273	184,516	192,680	0

Time On Market Of Units Sold	
Days On Market	All Units
0 - 30	39
31 - 60	205
61 - 90	151
91 - 120	118
120+	240

Type Of Financing Of Units Sold	
Type of Financing	All Units
Conv	327
FHA	238
Cash	121
VA	39
Other	23
Owner	3
L/P	1
CFD	1
Assum	0
Bond	0