KANSAS HOUSING MARKETS FORECAST 2021

The WSU Center for Real Estate:
Laying a Foundation for Real Estate in Kansas

The Center for Real Estate was created to help deepen the connections between the region's professional real estate community and the academic programs at Wichita State University. Whether you want to better understand the area's real estate markets or engage our students as interns or full-time employees, the WSU Center for Real Estate is your go-to resource.

FOR THE LATEST DATA AND ANALYSIS ON REAL ESTATE MARKETS IN KANSAS, VISIT WICHITA.EDU/REALESTATE.

WICHITA.EDU/REALESTATE | CENTER FOR REAL ESTATE | W. FRANK BARTON SCHOOL OF BUSINESS | WICHITA STATE UNIVERSITY

CRE CENTER FOR REAL ESTATE RESEARCH • EDUCATION • OUTREACH

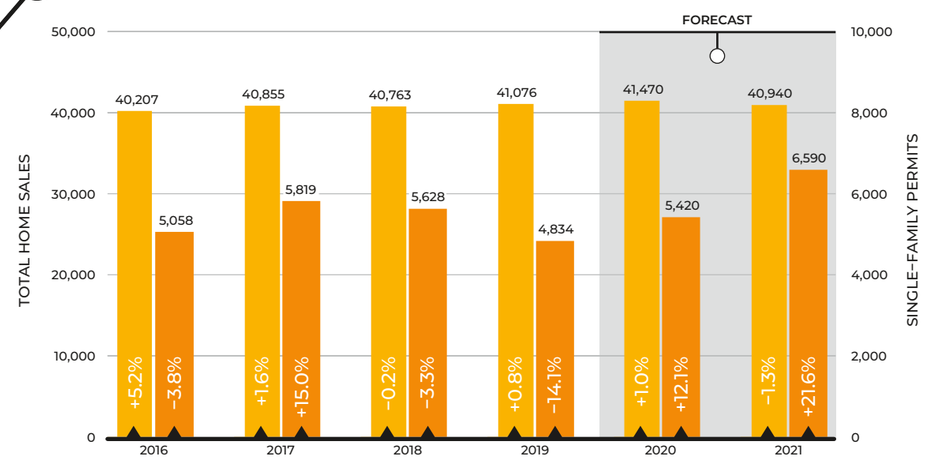
WICHITA STATE UNIVERSITY W. FRANK BARTON SCHOOL OF BUSINESS

EST. 1895 WICHITA STATE 125 YEARS WSU

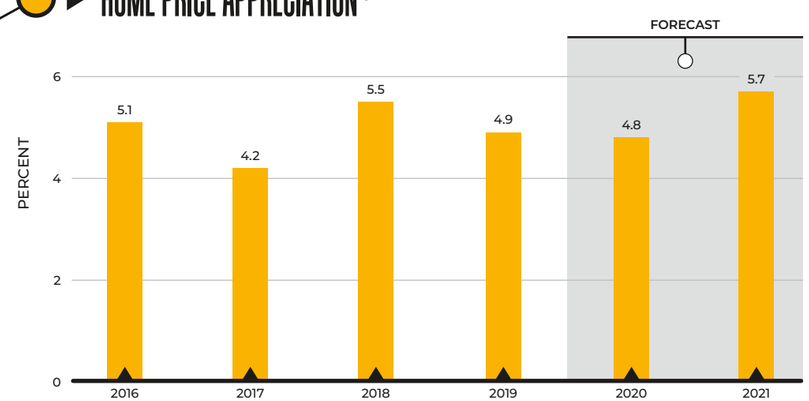
KANSAS HOUSING MARKETS FORECAST 2021 GEARY COUNTY HOUSING OUTLOOK

KANSAS STATEWIDE HOUSING FORECAST

KANSAS HOUSING MARKET ACTIVITY



HOME PRICE APPRECIATION [C]



SOURCES:
Federal Housing Finance Agency
National Association of REALTORS®
Participating REALTOR® multiple listing services across Kansas
U.S. Bureau of the Census
WSU Center for Real Estate

NOTES:
- (A) Total home sales in Kansas as reported by participating REATOR® multiple listing services across the state
- (B) Single-family building permits issued in Kansas as reported by the U.S. Bureau of the Census
- (C) Year-over-year percentage change in the Federal Housing Finance Agency all-transactions housing price index for Kansas, as measured using 4th quarter values

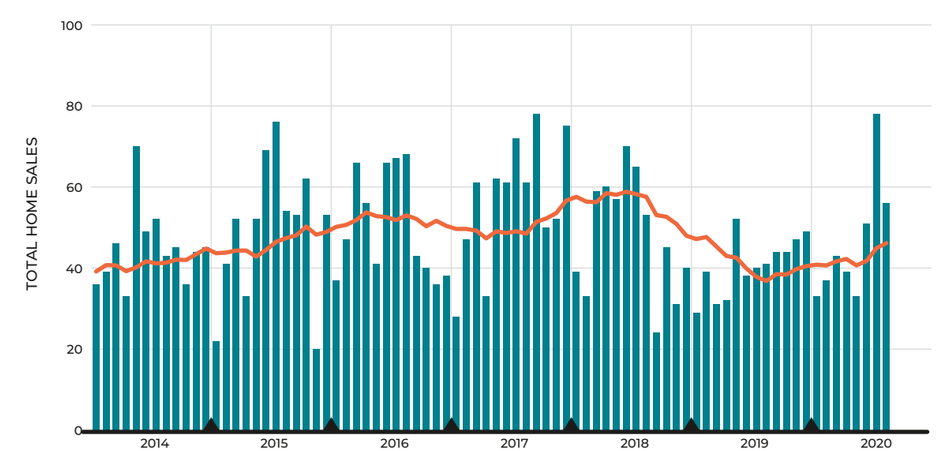
CONNECTIONS. If there's one thing we've learned so far this year, it's how deeply connected we are – physically, electronically, economically, socially. Even while it remains true that "all real estate markets are local," these connections bind us together across the state.

As we work our way through the effects of the pandemic in the coming year, it is my hope that we are able to restore and enrich the connections that will always matter most, those with our colleagues, friends and loved ones across the community.

Stan Longhofer

Dr. Stanley D. Longhofer
DIRECTOR, WSU CENTER FOR REAL ESTATE
WICHITA.EDU/REALESTATE

GEARY COUNTY HOME SALES



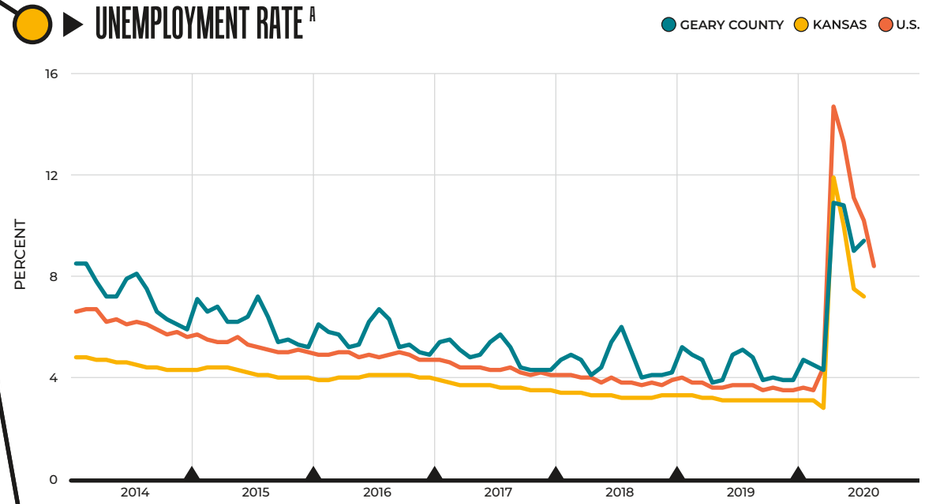
SOURCES:
Flint Hills Association of REALTORS® and participating Kansas REALTOR® MLS systems

THE GEARY COUNTY HOUSING OUTLOOK IS MADE POSSIBLE BY

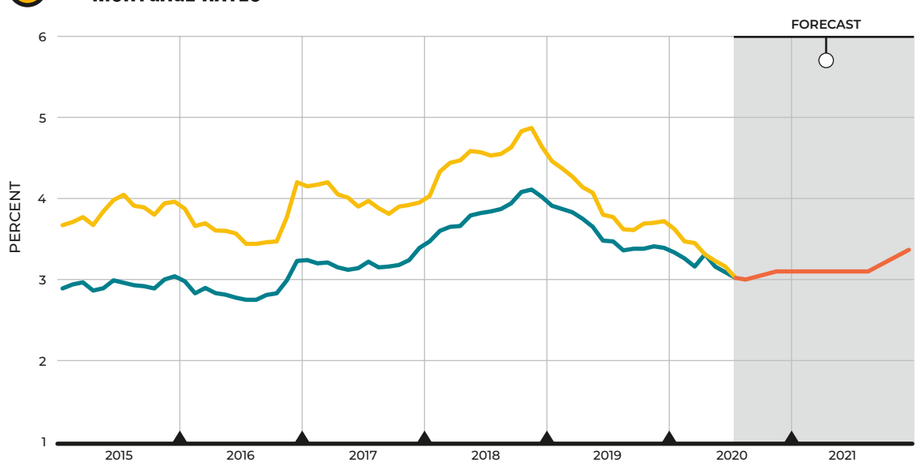
Meritrust HOME LOANS

ECONOMIC OVERVIEW

UNEMPLOYMENT RATE [A]



MORTGAGE RATES

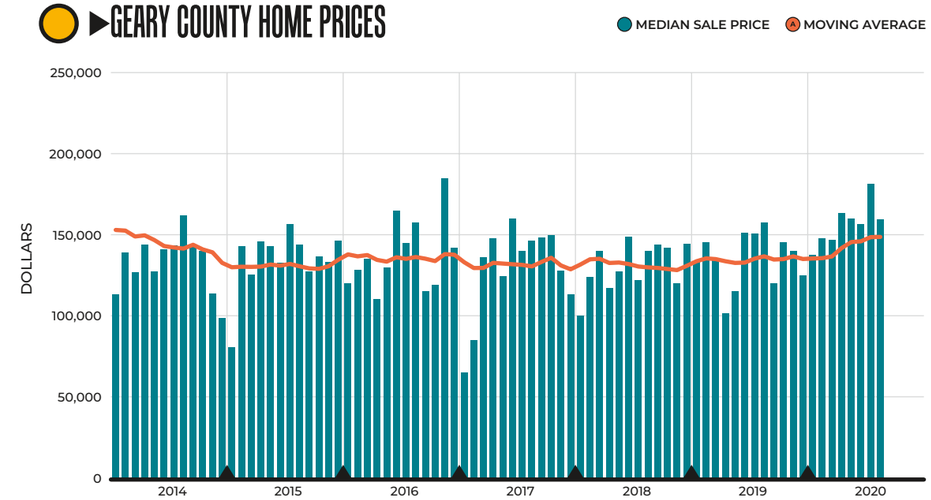


SOURCES:
Freddie Mac
Mortgage Bankers Association
U.S. Bureau of Labor Statistics

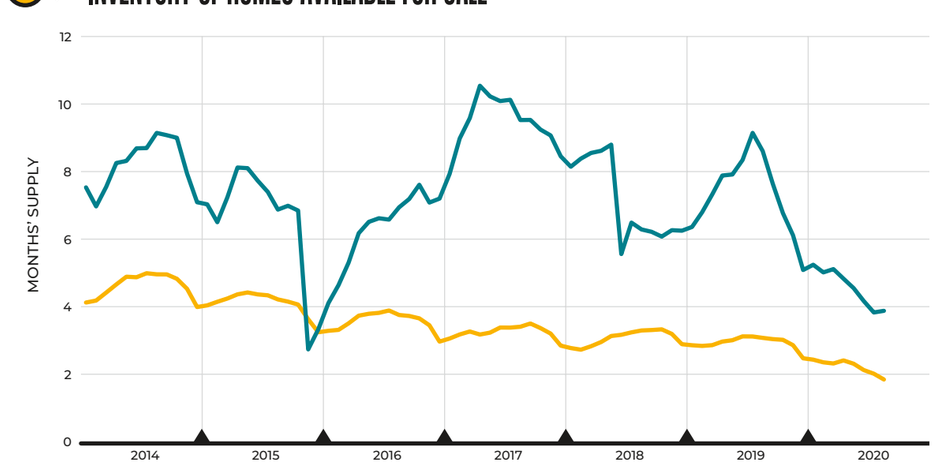
NOTES:
Ⓐ Kansas and U.S. unemployment rate figures are seasonally adjusted
Ⓑ Mortgage Bankers Association August 2020 forecast of the 30-year conventional mortgage rate

GEARY COUNTY HOUSING STATISTICS

GEARY COUNTY HOME PRICES



INVENTORY OF HOMES AVAILABLE FOR SALE [B]



SOURCES:
Flint Hills Association of REALTORS® and participating Kansas REALTOR® MLS systems

NOTES:
Ⓐ Twelve-month trailing moving average of the median sale price of all homes in Geary County
Ⓑ Active listings divided by the 12-month trailing moving average of sales