

Butler County, KS

County · KS · Kansas

BUYER'S MARKET

\$251K

MEDIAN SALE PRICE

383

SALES (12 MO)

\$246K

MEDIAN VALUE (AVM)

Market temperature

Buyer's market · 37 / 100



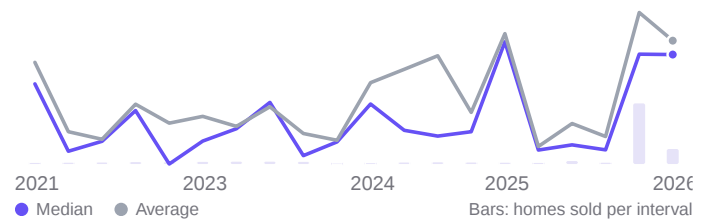
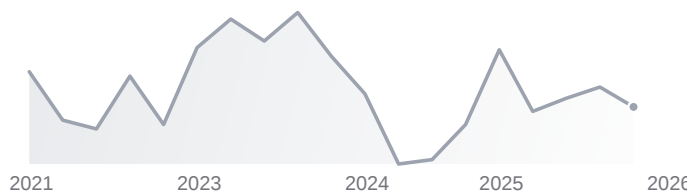
MARKET TRENDS (5 YEARS)

Market temperature (0-100)

37 / 100

Sale prices

Median \$251K · Average \$275K

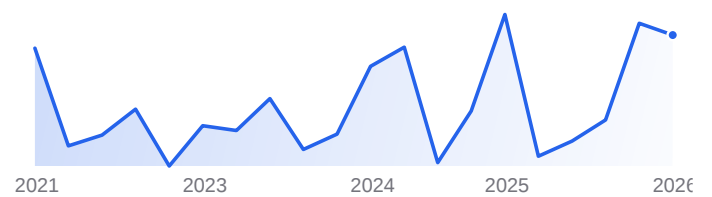
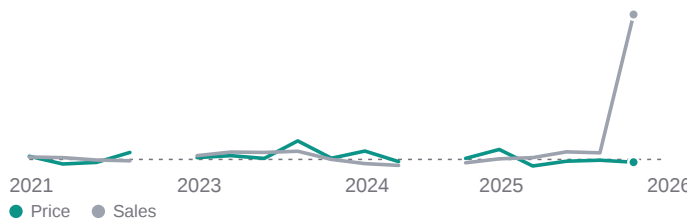


Growth (year over year)

Price -19.5% · Sales +1014.3%

Price per square foot

\$171/ft²

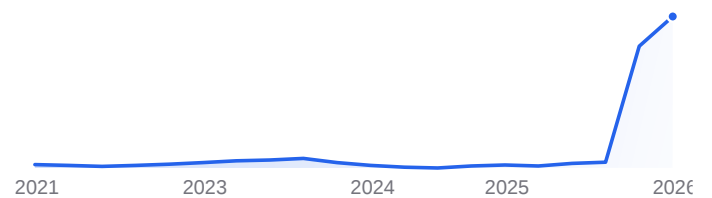


Sale premium vs estimated value

-7.8%

Annual turnover (share of homes sold)

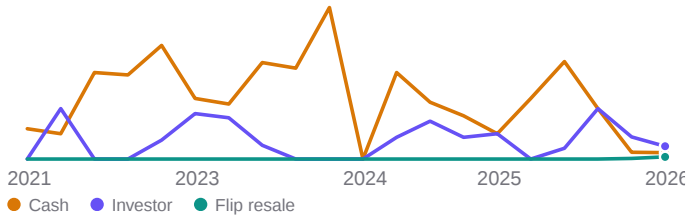
1.6%



BUYERS & OUTCOMES

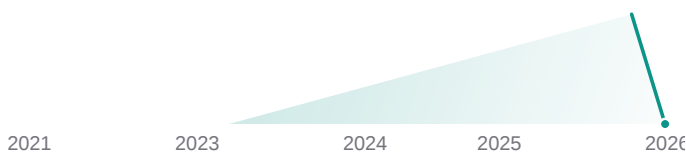
Buyer mix

Cash 4.2% · Investor 8.5% · Flip resale 1.4%



Sellers who sold at a gain

50%

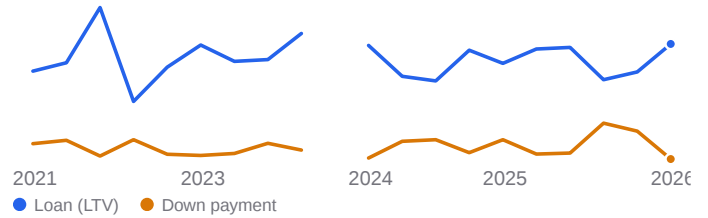


Median annualized return at resale

+4.9%

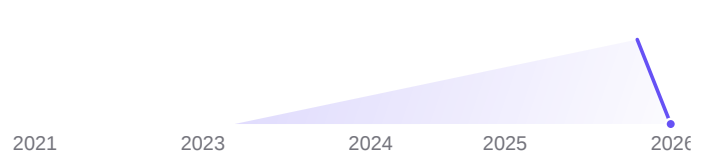


Financing (share of purchase price) Loan (LTV) 99% · Down payment 1.0%



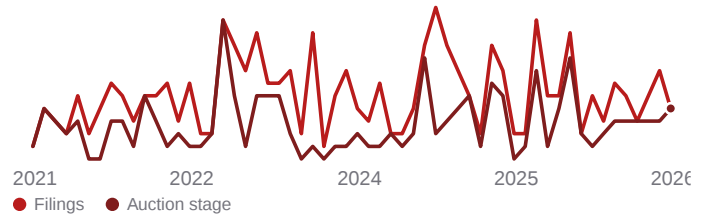
Typical hold before selling

0.3 yrs



Preforeclosure filings

Filings 4 · Auction stage 4



HOUSING STOCK

Homes	24,459
Median value (AVM)	\$246K
Median size	1,452 ft²
Median bedrooms	3
Median year built	1980
Single family	90%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	50%
Underwater (LTV 125% or more)	2.7%
Owner occupied	68%
Company owned	21%
Median loan-to-value	50%
Typical ownership tenure	12.9 yrs

COMMUNITY

Population	69,590
Density	49 / mi²
Median household income	\$79K
Average household income	\$97K
Crime index (US avg 100)	99
Air pollution index (US avg 100)	82
Earthquake index (US avg 100)	28
Homes occupied	92%
Bachelor's or higher	20%
Poverty rate	6.7%
Unemployment	1.1%
Average temp	57°F
Annual precip	35 in
Sunshine	65%

Market metrics are derived from recorded arms-length deeds through July 2026, aggregated quarterly (lower sales volume). Temperature blends price momentum, sales velocity, turnover and resale outcomes, ranked nationally against geographies of the same type.