Leavenworth County, KS

SELLER'S MARKET

County · KS · Kansas

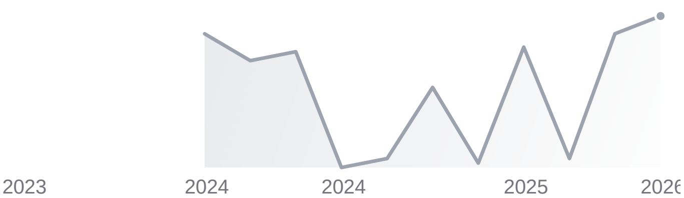
$316K	+54.0%	380	$344K
MEDIAN SALE PRICE	1-YR CHANGE	SALES (12 MO)	MEDIAN VALUE (AVM)

Market temperature

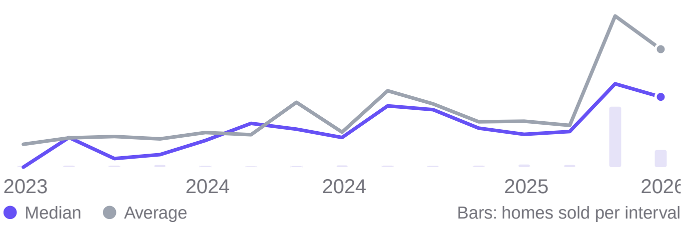
Seller's market · 77 / 100

MARKET TRENDS (5 YEARS)

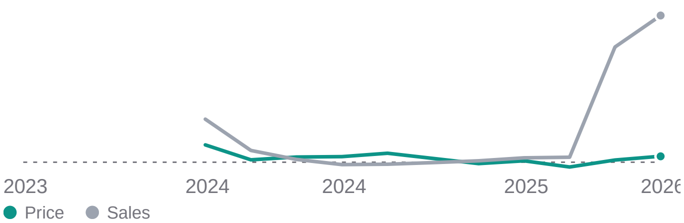
Market temperature (0–100) — 77 / 100



Sale prices — Median $299K · Average $459K



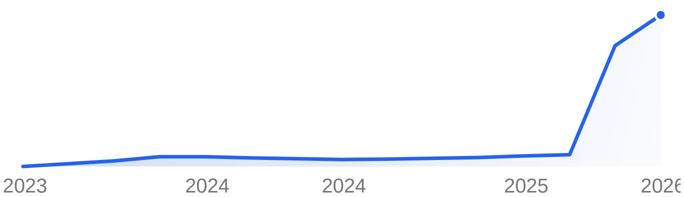
Growth (year over year) — Price +54.0% · Sales +1361.5%



Price per square foot — $155/ft²

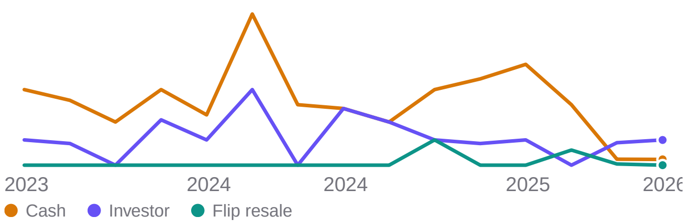
Sale premium vs estimated value — -0.8%

Annual turnover (share of homes sold) — 1.5%



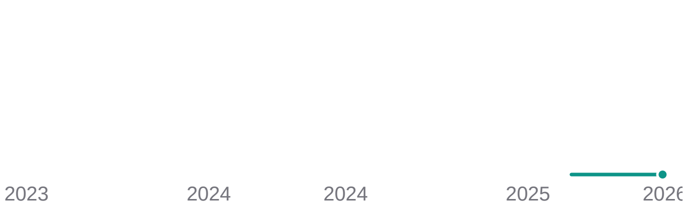
BUYERS & OUTCOMES

Buyer mix — Cash 3.8% · Investor 17% · Flip resale 0%

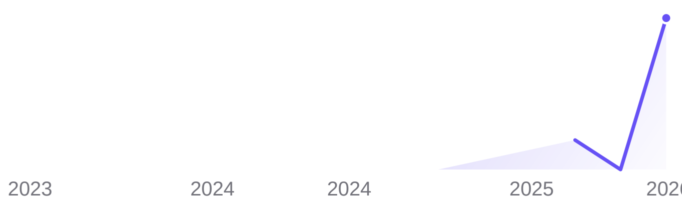


Financing (share of purchase price) — Loan (LTV) 99% · Down payment 1.0%

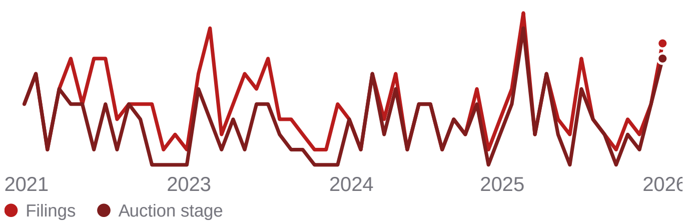
Sellers who sold at a gain — 100%



Typical hold before selling — 2.8 yrs



Preforeclosure filings — Filings 8 · Auction stage 7



HOUSING STOCK

Homes	25,909
Median value (AVM)	$344K
Median size	1,551 ft²
Median bedrooms	3
Median year built	1985
Single family	81%

EQUITY & OWNERSHIP

Equity rich (LTV 50% or less)	58%
Underwater (LTV 125% or more)	3.1%
Owner occupied	79%
Company owned	19%
Median loan-to-value	25%
Typical ownership tenure	2.4 yrs

COMMUNITY

Population	85,122
Density	184 / mi²
Median household income	$88K
Average household income	$106K
Crime index (US avg 100)	88
Air pollution index (US avg 100)	89
Earthquake index (US avg 100)	30
Homes occupied	94%
Bachelor's or higher	23%
Poverty rate	10.4%
Unemployment	0.9%
Average temp	54°F
Annual precip	39 in
Sunshine	61%

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.