Local Market Update – August 2026

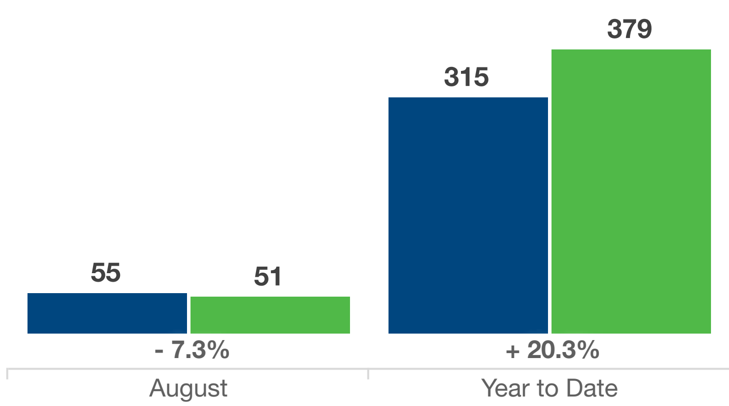
KANSAS CITY REGIONAL ASSOCIATION OF REALTORS®
Heartland MLS
Property Data That Moves You.℠

Miami, KS

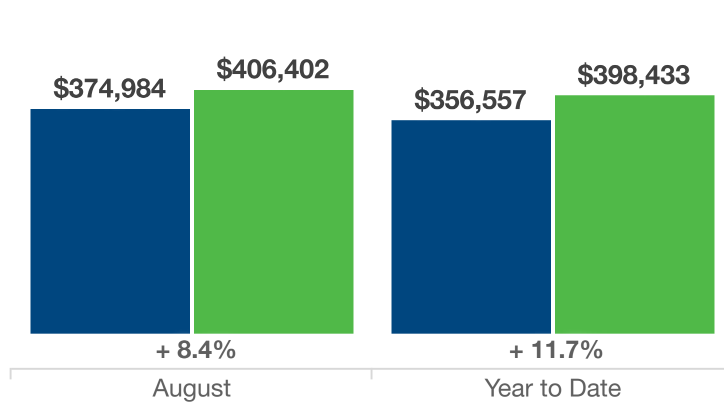
Key Metrics	August			Year to Date		
	2025	**2026**	**% Change**	**Thru 8-2025**	**Thru 8-2026**	**% Change**
Closed Sales	55	**51**	- 7.3%	315	**379**	+ 20.3%
Average Sales Price*	$374,984	**$406,402**	+ 8.4%	$356,557	**$398,433**	+ 11.7%
Median Sales Price*	$365,000	**$355,000**	- 2.7%	$326,013	**$350,000**	+ 7.4%
Days on Market Until Sale	50	**50**	0.0%	47	**57**	+ 21.3%
Percentage of Original List Price Received	94.1%	**94.9%**	+ 0.9%	96.0%	**95.7%**	- 0.3%
Pending Sales	48	**42**	- 12.5%	342	**400**	+ 17.0%
Inventory	126	**130**	+ 3.2%	—	**—**	—
Supply	3.2	**3.0**	- 6.3%	—	**—**	—

* Does not account for sale concessions and/or downpayment assistance. | Percent changes are calculated using rounded figures and can sometimes look extreme due to small sample size.

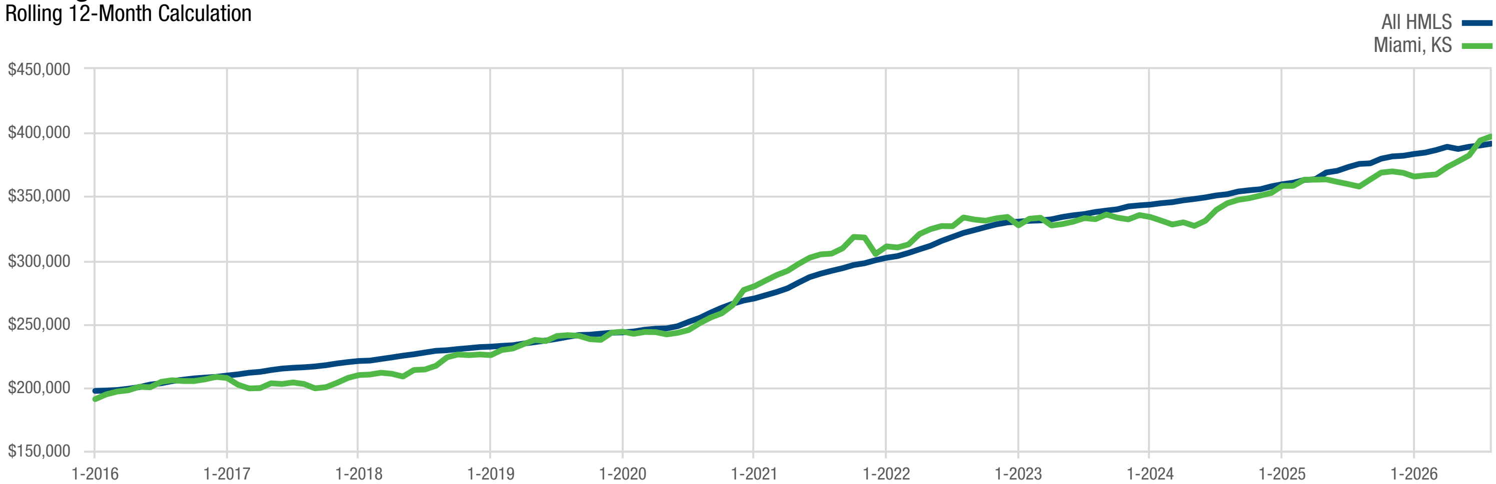
Closed Sales



Average Sales Price



Average Sales Price
Rolling 12-Month Calculation



A rolling 12-month calculation represents the current month and the 11 months prior in a single data point. If no activity occurred during a month, the line extends to the next available data point.