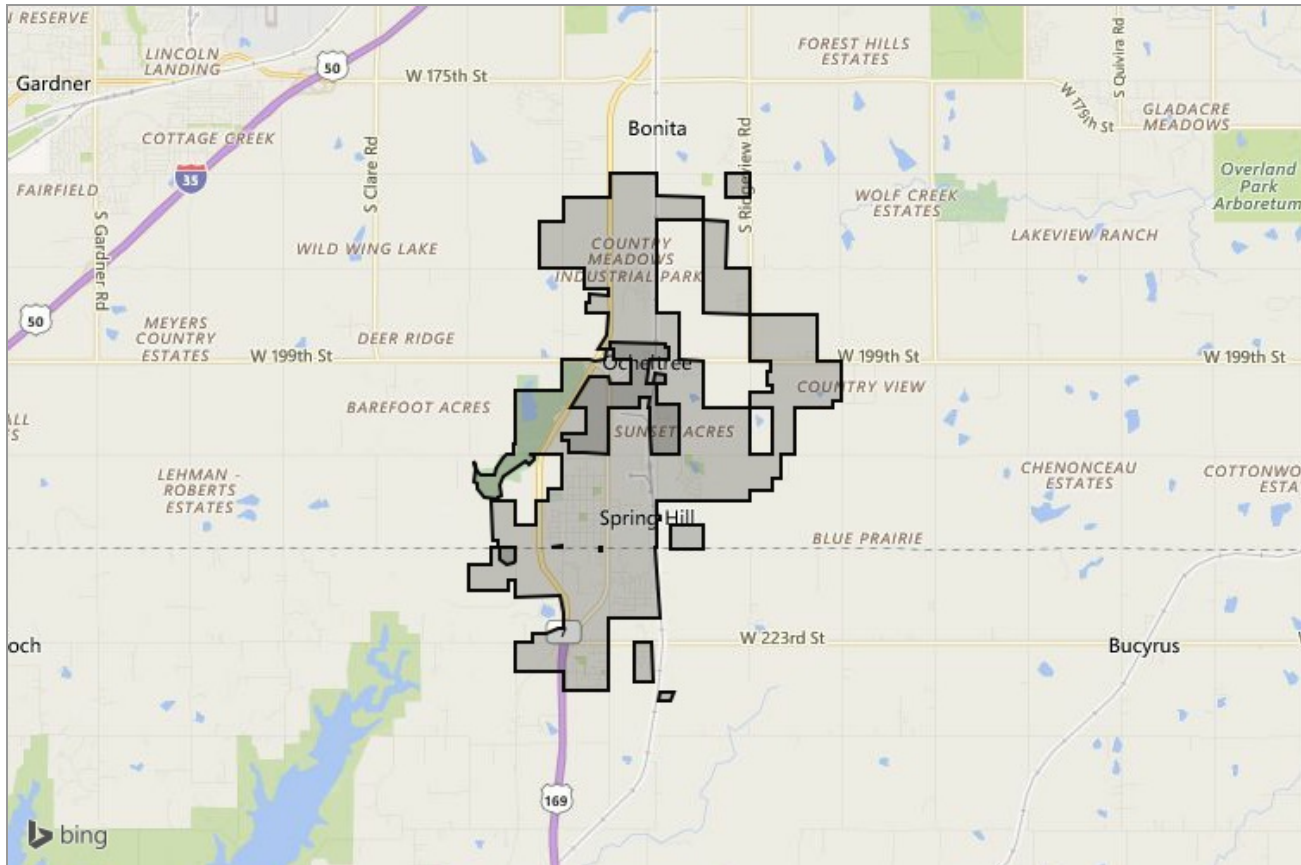




**ReeceNichols**  
REAL ESTATE

NEIGHBORHOOD REPORT

# Spring Hill, Kansas



Presented by

**Chris Dowell**

Kansas Real Estate License: SP00043224



ReeceNichols  
REAL ESTATE

Mobile: (913) 712-9313 | Office: (913) 254-2470 | Fax: (913) 905-4980

[Chris@ReeceNichols.com](mailto:Chris@ReeceNichols.com)  
<http://Chris.ReeceNichols.com>

ReeceNichols Real Estate  
2140 E. Santa Fe Street  
Olathe, KS 66062

## Neighborhood: Housing Stats and Charts

	Spring Hill	Johnson County	Kansas	USA
Median Estimated Home Value	\$192K	\$237K	\$127K	\$319K
Estimated Home Value 12-Month Change	+4%	+8.6%	+5%	—
Median List Price	\$300K	\$348K	\$160K	\$89.9K
List Price 1-Month Change	-3.3%	+2.4%	0%	-5.3%
List Price 12-Month Change	+5.4%	+8.8%	+7%	-1.2%
Median Home Age	30	36	53	—
Own	74%	70%	67%	64%
Rent	26%	30%	33%	36%
\$ Value of All Buildings for which Permits Were Issued	—	\$257M	\$812M	\$102B
% Change in Permits for All Buildings	—	+25%	-8%	+2%
% Change in \$ Value for All Buildings	—	+14%	-8%	+7%

### Median Sales Price vs. Sales Volume

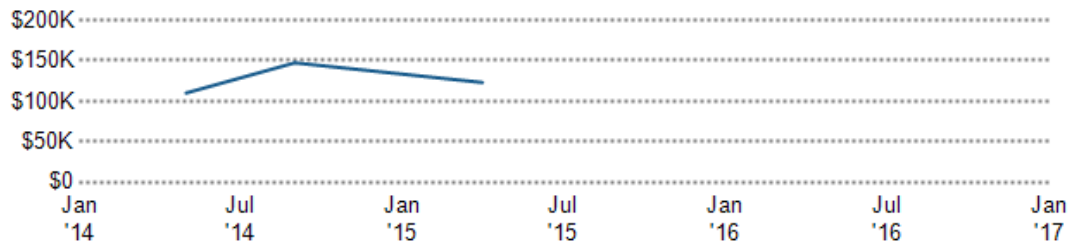
This chart compares the price trend and sales volume for homes in an area. Home prices typically follow sales volume, with a time lag, since sales activity is the driver behind price movements.

Data Source: Public records data

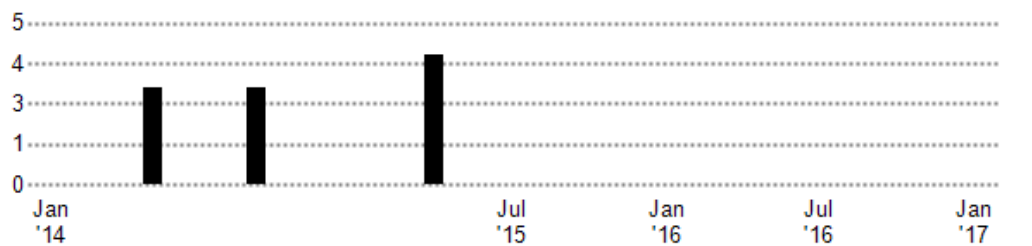
Update Frequency: Monthly

■ Median Sales Price  
■ Sales Volume

Median Sales Price



Sales Volume



### Median Listing Price vs. Listing Volume

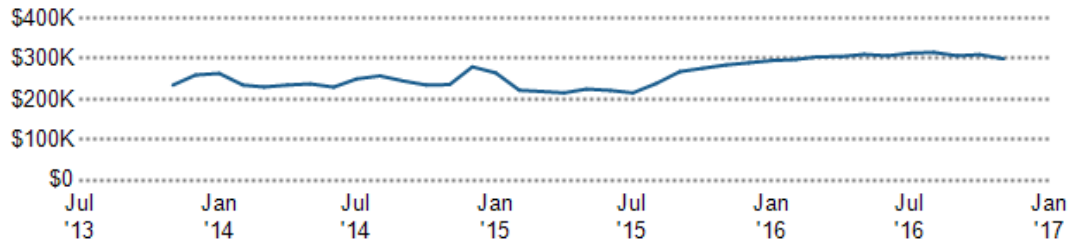
This chart compares the listing price and listing volume for homes in an area. Listing prices often follow listing volume, with a time lag, because supply can drive price movements.

Data Source: On- and off-market listings sources

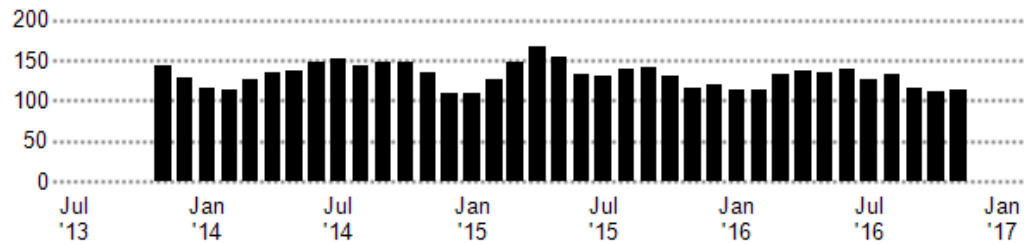
Update Frequency: Monthly

- Median List Price
- Listing Volume

Median List Price



Listing Volume



### Price Range of Homes Sold

This chart shows the distribution of homes reported sold in the past six months within different price ranges in the area of your search. The amount shown for the subject property is sold data where available, or the property's estimated value when sales data are unavailable (such as a non-disclosure state) or provided in range format.

Data Source: Public records data

Update Frequency: Monthly

- Sales Count By Price Range



### Price per Square Foot of Homes Sold

This chart shows the distribution of homes reported sold in the past six months at different prices per square foot (living area sourced from public records).

Data Source: Public records and MLS data where licensed

Update Frequency: Monthly

- Sales Count By Price Per Sq Ft




## Size of Homes Sold

2600 - 2800 sq. ft. **1**

This chart shows the distribution of homes reported sold in the past six months of different sizes in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

 Sales Count By Living Area

## Age Range of Homes Sold

10 - 20 **1**

This chart shows the distribution of homes reported sold in the past six months of different age ranges in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

 Sales Count by Age of House

## Number of Bedrooms in Homes Sold

4 **1**

This chart shows the distribution of homes reported sold in the past six months, according to the number of bedrooms, in the area of your search.

Data Source: Public records data

Update Frequency: Monthly

 Sales Count by Bedroom

# Neighborhood: People Stats and Charts

	Spring Hill	Johnson County	Kansas	USA
Population	5.62K	560K	2.88M	314M
Population Density per Sq Mi	660	1.18K	35.3	—
Population Change since 2000	+101.4%	+24.2%	+7.2%	+11.6%
Median Age	32	37	36	37
Male / Female Ratio	53%	49%	50%	49%
High School Graduate	32%	15%	27%	28%
2-Year Degree	36%	28%	32%	29%
Bachelor Degree	19%	33%	20%	18%
Post-graduate Degree	8%	19%	11%	11%

## Population of Children by Age Group

This chart shows the distribution of the population of children by age range — from birth to 17 — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ Spring Hill



## Population of Adults by Age Group

This chart shows the distribution of the population of adults by age range — from 18 to 75-plus — in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ Spring Hill



## Households With Children

This chart shows the distribution of households with children, categorized by marital status, in the area of your search.

Data Source: U.S. Census

Update Frequency: Annually

■ Spring Hill



### Household Income Brackets

This chart shows annual household income levels within an area.

Data Source: U.S. Census

Update Frequency: Annually

■ Spring Hill



### Presidential Voting Pattern

This chart shows how residents of a county voted in the 2012 presidential election.

Data Source: USElectionAtlas.org

Update Frequency: Annually



## Neighborhood: Economic Stats and Charts

	Spring Hill	Johnson County	Kansas	USA
Income Per Capita	\$29,301	\$39,447	\$27,367	\$28,555
Median Household Income	\$64,729	\$75,017	\$51,872	\$53,482
Unemployment Rate	–	3.3%	4%	4.9%
Unemployment Number	–	10.8K	59.6K	7.79M
Employment Number	–	315K	1.43M	152M
Labor Force Number	–	326K	1.49M	160M

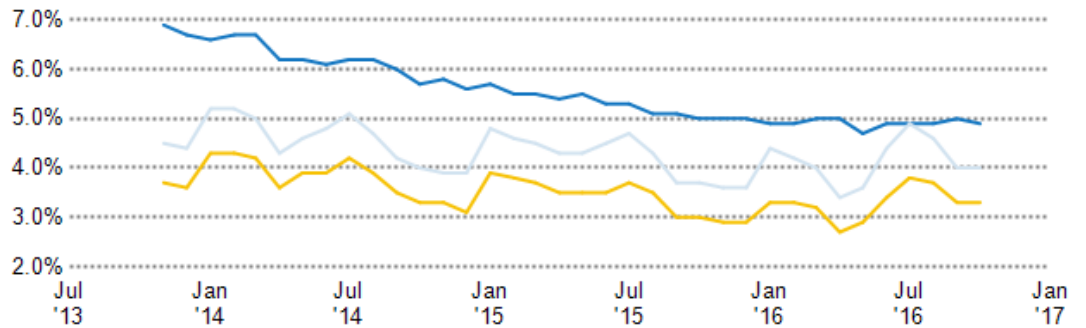
### Unemployment Rate

This chart shows the unemployment trend in the area of your search. The unemployment rate is an important driver behind the housing market.

Data Source: Bureau of Labor Statistics

Update Frequency: Monthly

- Johnson County
- Kansas
- USA



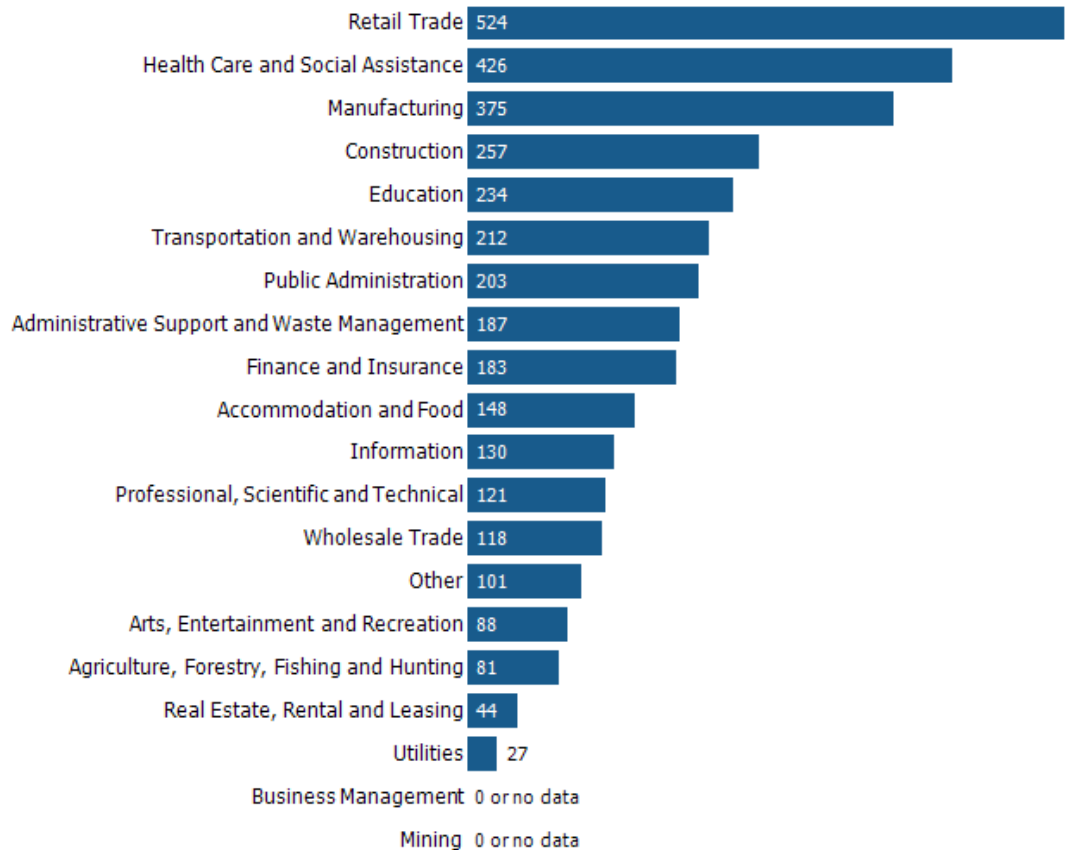
### Occupational Categories

This chart shows categories of employment within an area.

Data Source: U.S. Census

Update Frequency: Annually

- Spring Hill



## Neighborhood: Quality of Life Stats and Charts

### Quality of Life in 66083

	Spring Hill	Johnson County	Kansas	USA
Elevation (in feet)	996	996	–	–
Annual Rainfall (in inches)	35.01	35.01	27.93	–
Annual Snowfall (in inches)	18.05	18.05	18.62	–
Days of Full Sun (per year)	113	113	125	–
Travel Time to Work (in minutes)	24	21	19	26
Water Quality - Health Violations	–	–	–	–
Water Quality - Monitoring and Report Violations	–	–	–	–
Superfund Sites	0	4	26	2,315
Brownfield Sites	No	Yes	Yes	Yes

### Average Commute Time

This chart shows average commute times to work, in minutes, by percentage of an area's population.

Data Source: U.S. Census

Update Frequency: Annually



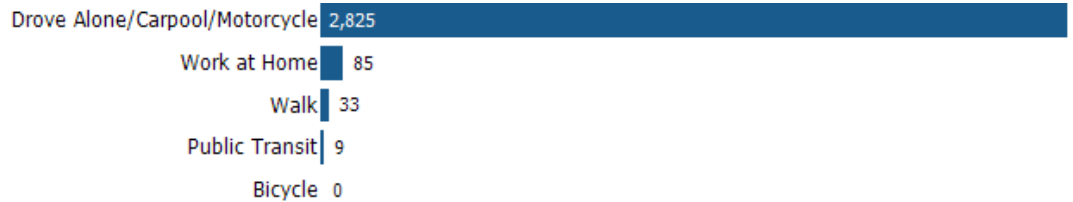
■ Spring Hill

### How People Get to Work

This chart shows the types of transportation that residents of the area you searched use for their commute.

Data Source: U.S. Census

Update Frequency: Annually



### Average Monthly Temperature

This chart shows average temperatures in the area you searched.

Data Source: NOAA

Update Frequency: Annually





## Kansas City Title

**KANSAS CITY TITLE**

Office:(913) 345-4500  
Fax:(913) 345-0216

**Kansas Closing Center**  
6600 College Blvd  
Suite 200  
Overland Park, KS 66211

[www.kansascitytitle.com](http://www.kansascitytitle.com)

*Kansas City Title's focus is providing quality, service, and value to its customers.*

## HomeServices Lending

**HomeServices Lending<sup>LLC</sup>**

**Contact:**  
**Michelle Rusnak**  
[micheller@hslkc.com](mailto:micheller@hslkc.com)  
Office:(913) 663-2999  
Fax:(844) 253-3674

**NMLS# 1307319**  
**2140 E. Santa Fe Street**  
**Olathe, KS 66062**  
[www.MichelleRusnak.com](http://www.MichelleRusnak.com)

## Reece &amp; Nichols Insurance

**REECE & NICHOLS** Insurance

**Contact:**  
**Troy Jefferson**  
[Troy.Jefferson@ReeceNichols.com](mailto:Troy.Jefferson@ReeceNichols.com)  
Office:(913) 266-5636

**11601 Granada**  
**Leawood, KS 66211**

[www.reecenichols.com/pages/services/home-insurance](http://www.reecenichols.com/pages/services/home-insurance)

*Reece & Nichols Insurance, LLC is an independent insurance agency that is committed to helping you find the best possible insurance policy for your new home.*

NOTE: This communication is provided to you for informational purposes only and should not be relied upon by you. The real estate firm identified on this report is not a mortgage lender and so you should contact the mortgage company identified above directly to learn more about its mortgage products and your eligibility for such products.