

MCCURDY REAL ESTATE & AUCTION

# 2023

ANNUAL  
REPORT



A HIGHER LEVEL OF SERVICE



# Serving Our Community Since 1982.

We strive to deliver a higher level of service to our clients and are proud to help guide them through every step of their transaction.





**Braden McCurdy**

Chief Executive Officer,  
Broker & Auctioneer

Thank you for your support throughout this year and for allowing us to serve you and our community.

Our focus in 2023 was to continue to provide exceptional service and streamlined processes while maintaining a personal and compassionate touch. We were able to do this for 522 sellers this year, from residential and premier to land, commercial, business liquidations, benefit auctions, and more.

This year's annual report will highlight our accomplishments and statistics through our service divisions while providing some insight into our market this past year. While it is easy to view these stats as just a number, every single auction is someone's story — from a widow to a first-time home buyer, auction has helped them in some way.

Thank you again and we look forward to continuing to serve our community and clients in 2024 and have exciting releases coming your way!

TOTAL AUCTIONS IN 2023

522

REAL ESTATE AUCTIONS: 454

PERSONAL PROPERTY AUCTIONS: 23

BENEFIT AUCTIONS: 45

92.4%

SOLD & CLOSED OVERALL

RESIDENTIAL

## From Moving On, to Moving In.



For over 40 years, McCurdy has specialized in real estate. From high-end luxury living to homes due for some updates, we manage every aspect of a any listing.

This past year we conducted **454 real estate auctions**, each telling their own story whether it be a senior couple transitioning to assisted living or a family ready to move out, we have been honored to play a part in these sellers' stories.

“

Auction is a very good way to sell a home. You have no idea what the true market value is when you're selling conventionally, it's a guess. But when you sell this way it's a much more controlled environment and realistic outcome.

SMITH FAMILY, SOLD THEIR PARENTS HOME

”



**125%**  
OF COUNTY VALUE



**95%**  
SOLD AND CLOSED  
FOR RESIDENTIAL



HOMES SOLD IN  
**30**  
CITIES IN KANSAS



6503 E 16TH | NO MIN, NO RESERVE

**SOLD | \$222,200**

**3 Bed  
2 Bath**

Square Feet  
**2,471**

Page Views  
**6,204**

Registered  
Bidders  
**28**



2933 PENSTEMON | NO MIN, NO RESERVE

**SOLD | \$300,300**

**4 Bed  
2.5 Bath**

Square Feet  
**2,691**

Page Views  
**6,972**

Registered  
Bidders  
**18**



10114 W. WESTPORT CT. | NO MIN, NO RESERVE

**SOLD | \$275,000**

**4 Bed  
3.5 Bath**

Square Feet  
**2,801**

Page Views  
**7,639**

Registered  
Bidders  
**24**



8789 SW LOST LAKE RD | NO MIN, NO RESERVE

**SOLD | \$385,000**

**2 Bed  
1.5 Bath**

Acreage  
**9.2±**

Page Views  
**23,551**

Registered  
Bidders  
**47**



McCurdy  
Residential

► PREMIER

# A Proven Process with an Elevated Experience.



Auction and luxury have a successful history when it comes to art, collector cars, and premier estates. With properties as unique as these, they deserve the highest standards and an enhanced experience that only auction can deliver.

“

It really is a true reflection of market value! You have to trust the process, they have decades of experience and they are going to get you the most exposure!

REAL ESTATE APPRAISER & PREMIER SELLER, KALEN

”



12

TOTAL PREMIER  
AUCTIONS



396

BIDDERS FOR  
PREMIER AUCTIONS



REGISTERED BIDDERS FROM

28

DIFFERENT STATES



SILVER STAR STABLES IN WICHITA

**SOLD | \$1,375,001**

4 Br • 3.5+ Ba  
48.9± Acres

Square Feet  
**4,750**

Page Views  
**15,594**

Registered  
Bidders  
**24**



13800 E HARRY ST | NO MIN, NO RESERVE

**SOLD | \$1,980,000**

3 Br • 3.5 Ba  
29.5± Acres

Square Feet  
**4,385**

Page Views  
**24,555**

Registered  
Bidders  
**52**



300 N CRESTWAY AVE. | NO MIN, NO RESERVE

**SOLD | \$1,633,500\***

\*Pending

7 Bed  
7.5+ Bath

Square Feet  
**7,496**

Page Views  
**28,345**

Registered  
Bidders  
**52**



3800 S 127TH ST E IN DERBY

**SOLD | \$2,277,000**

6 Br • 6.5+ Ba  
72.5± Acres

Square Feet  
**9,022**

Page Views  
**23,869**

Registered  
Bidders  
**52**



MCCURDY  
**Premier**

## FARM & RANCH

# Local Advisors. National Reach.



Over the past few years, Kansas has seen some large appreciation rates when it comes to land values, no matter the type or location. In 2023 we continued to see those strong values and demand for land by both out-of-state and local buyers. Going into 2024, we will continue to see prices remain steady and possibly increase even more in some areas. Simply put, land is still a great investment and there will never be any more of it made.

### LAND STAR AWARDS

McCurdy was recognized as a Q1 & Q3 2023 Top Producer by the Land.com Quarterly Star Awards program. We are honored to be named a Top Producer!



TOTAL ACRES SOLD IN 2023

# 1,676



# \$6,332

AVERAGE PRICE PER ACRE



BIDDERS FROM

# 30

DIFFERENT STATES



SEDGWICK CO | NO MINIMUM, NO RESERVE

## SOLD | \$767,250

Acreage  
**155.4±**

Price per Acre  
**\$4,950**

Page Views  
**8,363**

Registered  
Bidders  
**30**



BUTLER CO | NO MINIMUM, NO RESERVE

## SOLD | \$1,078,027.50

Acreage  
**179±**

Price per Acre  
**\$6,022**

Page Views  
**12,065**

Registered  
Bidders  
**18**



OTTAWA CO | NO MINIMUM, NO RESERVE

## SOLD | \$858,000

Acreage  
**175±**

Price per Acre  
**\$4,902**

Page Views  
**11,443**

Registered  
Bidders  
**14**



RENO CO | IRRIGATED CROPLAND

## SOLD | \$1,358,775

Acreage  
**183.3±**

Price per Acre  
**\$7,425**

Page Views  
**9,791**

Registered  
Bidders  
**51**



McCurdy  
Farm & Ranch

► COMMERCIAL

# Your Real Estate Advisors.



With 40+ years in the business, we have developed an extensive commercial network throughout the region to provide our clients with liquidity and maximized value. From brokers and lenders to attorneys and accountants, we have built relationships with professionals that can benefit you and your transaction.



To everyone at McCurdy, Stan & I want to thank you for working so hard to sell our business and enabling us to retire and begin our new journey. The process, although stressful at times, could not have ended with such GREAT SUCCESS without each team member helping us achieve this sweet outcome.

LEADING EDGE AEROSPACE SELLERS



# 31

TOTAL COMMERCIAL  
AUCTIONS



# 316,744

TOTAL COMMERCIAL  
SQARE FEET



PROPERTIES SOLD IN

# 14

CITIES IN KANSAS



3224 N. TYLER RD. | WICHITA

**SOLD | \$1,182,500**



1901 N. MAIZE RD. | WICHITA

**SOLD | \$1,320,000**

## Single Family District

Square Feet  
**12,869**

Page Views  
**8,264**

Registered  
Bidders  
**23**



141 S. & 131 S. ELLIS AVE | WICHITA

**SOLD | \$1,299,100**

## Central Business District

Square Feet  
**14,000**

Page Views  
**6,160**

Registered  
Bidders  
**41**



1360 & 1370 S. ANNA ST. | WICHITA

**SOLD | \$2,200,000**

## Limited Industrial District

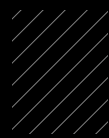
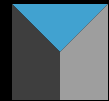
Square Feet  
**15,000**

Page Views  
**25,280**

Registered  
Bidders  
**12**



McCurdy  
**Commercial**



## Former Opti-Life Health & Wellness Center Liquidation Auction



23

PERSONAL PROPERTY  
AUCTIONS

\$2,107,114

TOTAL SALES PRICES FOR PERSONAL PROPERTY  
& BUSINESS LIQUIDATION AUCTIONS

5,163

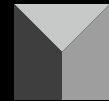
PERSONAL PROPERTY  
LOTS SOLD

## Argonia Farm & Equipment Retirement Auction



*Here are just a few charities and organizations we had the privilege of partnering with this year...*

- WSU Shocker Basketball
- Catholic Charities of Wichita
- Wichita Family Crisis
- Leukemia & Lymphoma Society
- Big Brothers Big Sisters
- Wichita Children's Home
- Realtors Relief Foundation
- Wichita Grand Opera
- Kansas Children's Foundation
- Junior League's Holiday Galleria



# MULTI PROPERTY

8

TOTAL MULTI-PROPERTY  
EVENTS IN 2023

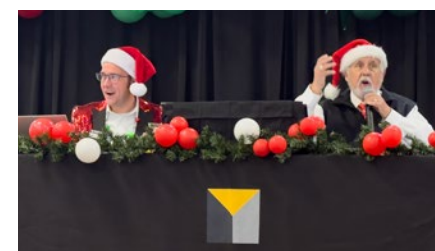
92.8%  
SOLD & CLOSED

121%  
OF COUNTY VALUE

1,485  
REGISTERED BIDDERS FOR  
2023 MP AUCTIONS

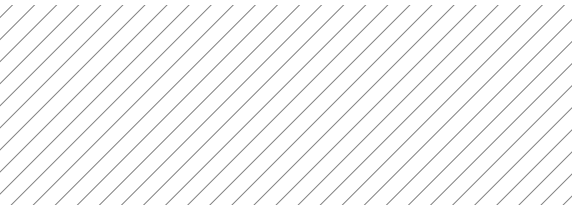
265  
PROPERTIES SOLD AT 2023  
MP AUCTIONS

\$22,369,201  
TOTAL AMOUNT SOLD AT 2023 MP AUCTIONS

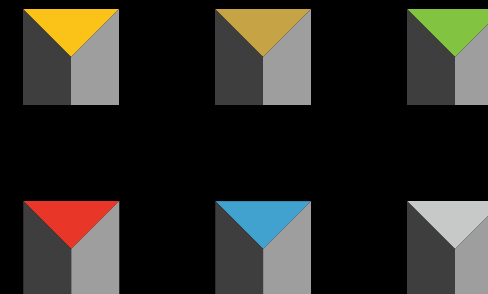




# It is Always a Pleasure to Serve Our Community



Thank you for your continued support throughout the year. We look forward to preserving our trusted relationships, forging new partnerships, and propelling the auction industry forward. We are excited to continue working together and assisting you in achieving your real estate goals.





**McCurdy**  
REAL ESTATE & AUCTION

12041 E. 13TH ST. NORTH • WICHITA, KS 67206



AUCTION COMPANY IN TOTAL  
VOLUME & TRANSACTIONS IN  
SOUTH CENTRAL KANSAS