

Local Market Update – May 2022

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of June 14, 2022



Cook County

- 8.0%

Change in
New Listings
All Properties

- 7.0%

Change in
Closed Sales
All Properties

- 22.8%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	May			Trailing 12 Months		
	5-2021	5-2022	+ / -	5-2021	5-2022	+ / -
New Listings	5,514	5,346	- 3.0%	56,522	56,250	- 0.5%
Under Contract (includes Contingent and Pending)	3,855	3,459	- 10.3%	40,475	36,691	- 9.3%
Closed Sales	3,462	3,200	- 7.6%	38,628	37,928	- 1.8%
Median Sales Price*	\$350,000	\$350,550	+ 0.2%	\$302,000	\$325,000	+ 7.6%
Average Sales Price*	\$456,494	\$476,210	+ 4.3%	\$401,061	\$437,147	+ 9.0%
Percent of Original List Price Received*	100.1%	101.1%	+ 1.0%	97.5%	99.2%	+ 1.7%
Average Market Time	48	38	- 20.8%	72	44	- 38.9%
Inventory of Homes for Sale at Month End	5,770	5,228	- 9.4%	--	--	--

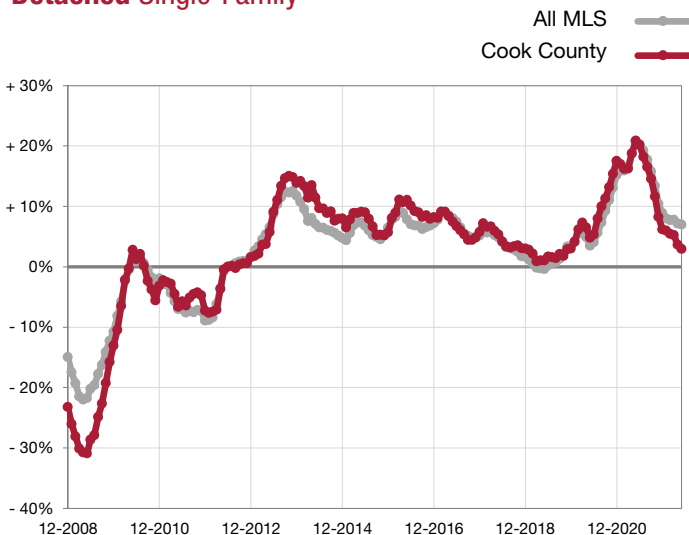
Attached Single-Family

	May			Trailing 12 Months		
	5-2021	5-2022	+ / -	5-2021	5-2022	+ / -
New Listings	5,632	4,913	- 12.8%	64,119	55,256	- 13.8%
Under Contract (includes Contingent and Pending)	3,665	3,192	- 12.9%	34,452	34,083	- 1.1%
Closed Sales	3,735	3,494	- 6.5%	31,756	35,326	+ 11.2%
Median Sales Price*	\$285,000	\$290,000	+ 1.8%	\$260,000	\$270,000	+ 3.8%
Average Sales Price*	\$361,637	\$369,055	+ 2.1%	\$334,118	\$358,444	+ 7.3%
Percent of Original List Price Received*	98.1%	99.4%	+ 1.3%	96.8%	97.9%	+ 1.1%
Average Market Time	69	49	- 29.0%	73	63	- 13.7%
Inventory of Homes for Sale at Month End	8,358	5,676	- 32.1%	--	--	--

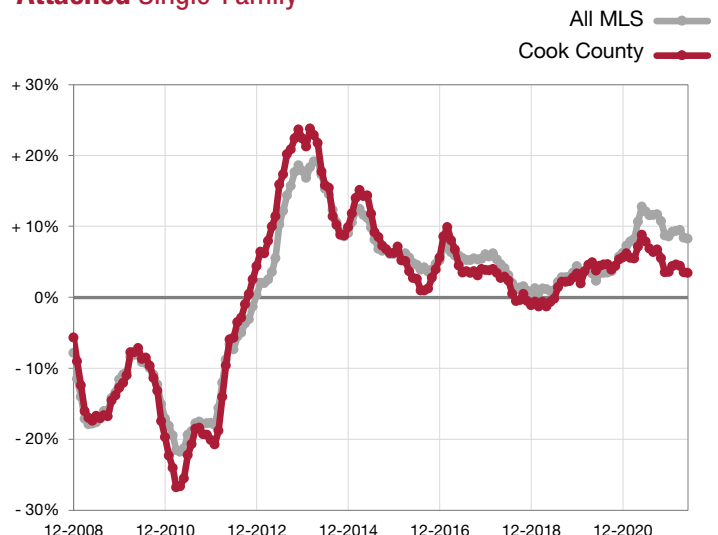
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

Change in Median Sales Price from Prior Year (6-Month Average)**

Detached Single-Family



Attached Single-Family



** Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.