

# Local Market Update – July 2022

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



## McHenry County

**- 21.1%**

**- 29.0%**

**- 7.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

### Detached Single-Family

	July			Trailing 12 Months		
	7-2021	7-2022	+ / -	7-2021	7-2022	+ / -
New Listings	712	<b>573</b>	- 19.5%	6,467	<b>5,710</b>	- 11.7%
Under Contract (includes Contingent and Pending)	498	<b>364</b>	- 26.9%	5,388	<b>4,505</b>	- 16.4%
Closed Sales	556	<b>390</b>	- 29.9%	5,447	<b>4,713</b>	- 13.5%
Median Sales Price*	\$310,000	<b>\$332,000</b>	+ 7.1%	\$278,000	<b>\$315,000</b>	+ 13.3%
Average Sales Price*	\$326,355	<b>\$354,727</b>	+ 8.7%	\$298,903	<b>\$335,692</b>	+ 12.3%
Percent of Original List Price Received*	101.3%	<b>100.1%</b>	- 1.2%	98.8%	<b>99.9%</b>	+ 1.1%
Average Market Time	19	<b>23</b>	+ 21.1%	49	<b>31</b>	- 36.7%
Inventory of Homes for Sale at Month End	696	<b>648</b>	- 6.9%	--	--	--

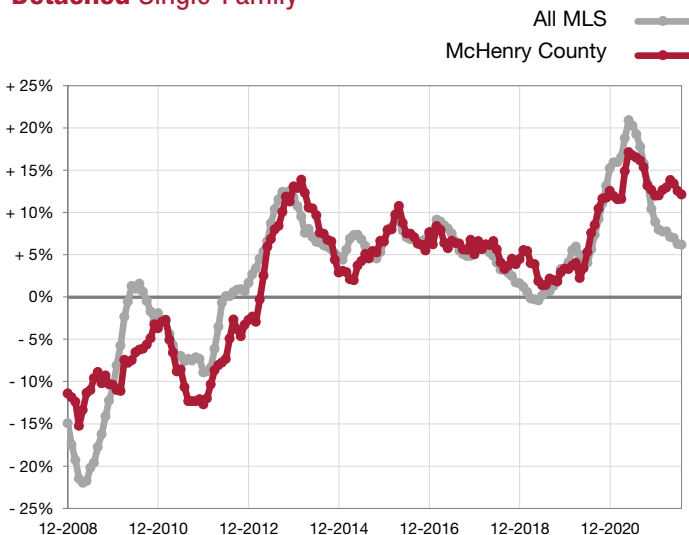
### Attached Single-Family

	July			Trailing 12 Months		
	7-2021	7-2022	+ / -	7-2021	7-2022	+ / -
New Listings	174	<b>126</b>	- 27.6%	1,590	<b>1,548</b>	- 2.6%
Under Contract (includes Contingent and Pending)	121	<b>98</b>	- 19.0%	1,344	<b>1,274</b>	- 5.2%
Closed Sales	152	<b>113</b>	- 25.7%	1,330	<b>1,308</b>	- 1.7%
Median Sales Price*	\$191,750	<b>\$221,500</b>	+ 15.5%	\$182,000	<b>\$212,000</b>	+ 16.5%
Average Sales Price*	\$194,692	<b>\$218,305</b>	+ 12.1%	\$188,193	<b>\$213,061</b>	+ 13.2%
Percent of Original List Price Received*	100.7%	<b>99.9%</b>	- 0.8%	98.7%	<b>100.1%</b>	+ 1.4%
Average Market Time	17	<b>21</b>	+ 23.5%	40	<b>27</b>	- 32.5%
Inventory of Homes for Sale at Month End	144	<b>132</b>	- 8.3%	--	--	--

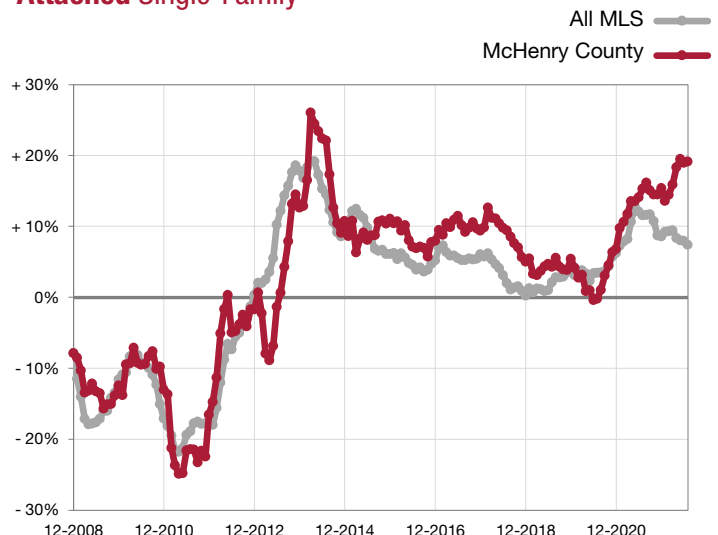
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.