

Local Market Update – December 2016

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of January 14, 2017



Cook County

- 7.2%

Change in
New Listings
All Properties

- 3.9%

Change in
Closed Sales
All Properties

- 17.5%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	December			Trailing 12 Months		
	12-2015	12-2016	+ / -	12-2015	12-2016	+ / -
New Listings	2,750	2,506	- 8.9%	61,591	63,354	+ 2.9%
Under Contract (includes Contingent and Pending)	1,874	2,186	+ 16.6%	33,692	35,282	+ 4.7%
Closed Sales	2,632	2,551	- 3.1%	33,239	34,555	+ 4.0%
Median Sales Price*	\$200,000	\$215,000	+ 7.5%	\$210,000	\$229,500	+ 9.3%
Average Sales Price*	\$287,662	\$302,001	+ 5.0%	\$300,686	\$314,181	+ 4.5%
Percent of Original List Price Received*	92.4%	93.3%	+ 1.0%	93.0%	94.2%	+ 1.3%
Average Market Time	103	100	- 2.9%	98	95	- 3.1%
Inventory of Homes for Sale at Month End	12,426	10,378	- 16.5%	--	--	--

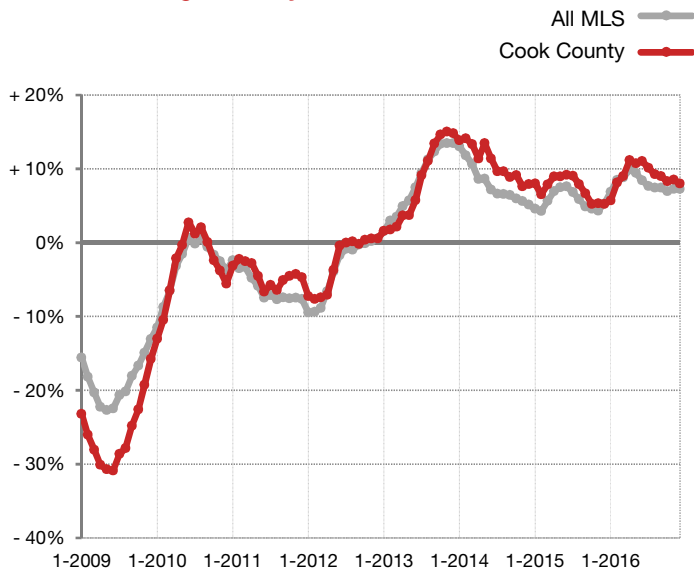
Attached Single-Family

	December			Trailing 12 Months		
	12-2015	12-2016	+ / -	12-2015	12-2016	+ / -
New Listings	1,676	1,603	- 4.4%	45,432	45,608	+ 0.4%
Under Contract (includes Contingent and Pending)	1,453	1,610	+ 10.8%	28,195	29,240	+ 3.7%
Closed Sales	2,069	1,969	- 4.8%	27,894	28,641	+ 2.7%
Median Sales Price*	\$200,000	\$220,000	+ 10.0%	\$220,000	\$228,000	+ 3.6%
Average Sales Price*	\$287,032	\$293,586	+ 2.3%	\$287,152	\$295,137	+ 2.8%
Percent of Original List Price Received*	94.3%	94.5%	+ 0.2%	94.8%	95.5%	+ 0.7%
Average Market Time	89	77	- 13.5%	79	74	- 6.3%
Inventory of Homes for Sale at Month End	6,976	5,635	- 19.2%	--	--	--

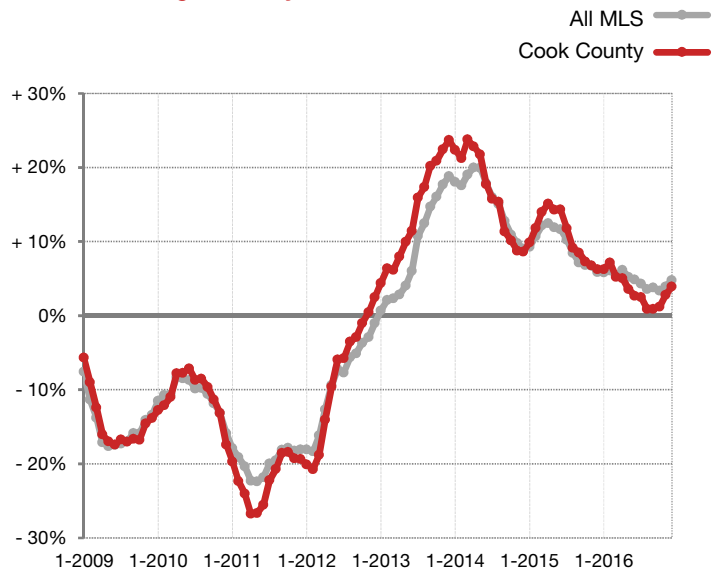
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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. | All data from Midwest Real Estate Data LLC. Powered by ShowingTime 10K.