

Local Market Update – November 2014

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of December 14, 2014



Cook County

+ 3.1%

Change in
New Listings
All Properties

- 10.9%

Change in
Closed Sales
All Properties

- 1.1%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	November			Trailing 12 Mos.		
	11-2013	11-2014	+ / -	11-2013	11-2014	+ / -
New Listings	3,376	3,361	- 0.4%	53,875	57,087	+ 6.0%
Under Contract (includes Contingent and Pending)	2,202	2,346	+ 6.5%	33,563	31,657	- 5.7%
Closed Sales	2,469	2,223	- 10.0%	33,766	30,787	- 8.8%
Median Sales Price*	\$170,000	\$183,000	+ 7.6%	\$175,000	\$194,000	+ 10.9%
Average Sales Price*	\$248,913	\$262,976	+ 5.6%	\$262,891	\$286,411	+ 8.9%
Percent of Original List Price Received*	93.2%	91.3%	- 2.1%	93.1%	93.2%	+ 0.1%
Average Market Time	94	100	+ 7.1%	111	96	- 13.5%
Inventory of Homes for Sale at Month End	13,328	13,365	+ 0.3%	--	--	--

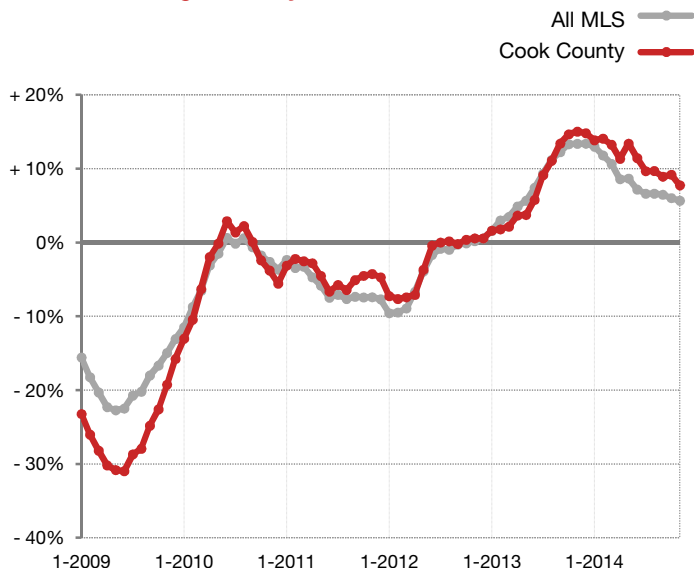
Attached Single-Family

	November			Trailing 12 Mos.		
	11-2013	11-2014	+ / -	11-2013	11-2014	+ / -
New Listings	2,142	2,330	+ 8.8%	40,757	43,568	+ 6.9%
Under Contract (includes Contingent and Pending)	1,677	1,793	+ 6.9%	27,749	26,812	- 3.4%
Closed Sales	1,848	1,625	- 12.1%	27,918	26,605	- 4.7%
Median Sales Price*	\$165,000	\$184,000	+ 11.5%	\$174,000	\$200,000	+ 14.9%
Average Sales Price*	\$236,952	\$264,039	+ 11.4%	\$244,613	\$270,810	+ 10.7%
Percent of Original List Price Received*	94.9%	93.6%	- 1.3%	93.9%	94.9%	+ 1.1%
Average Market Time	86	83	- 4.1%	107	83	- 22.5%
Inventory of Homes for Sale at Month End	8,572	8,302	- 3.1%	--	--	--

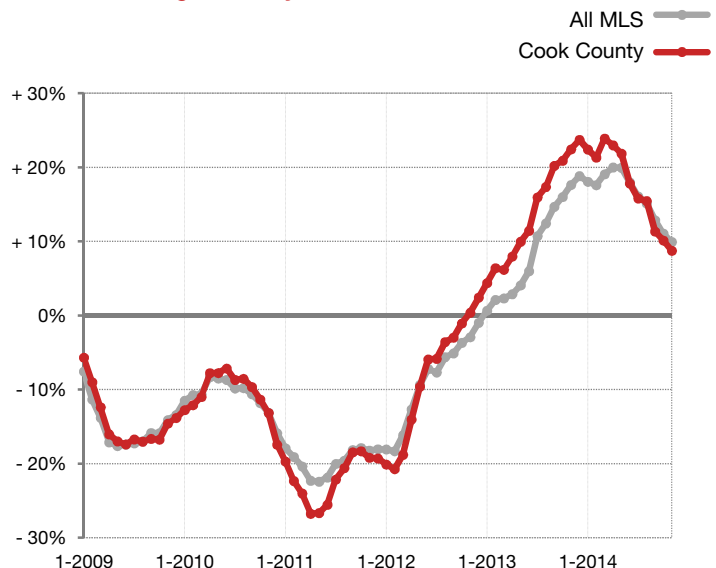
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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. | All data from Midwest Real Estate Data LLC. Powered by 10K Research and Marketing.