

Local Market Update – July 2018

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of August 14, 2018



Cook County

+ 9.0%

Change in
New Listings
All Properties

+ 0.4%

Change in
Closed Sales
All Properties

- 4.5%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	July			Trailing 12 Months		
	7-2017	7-2018	+ / -	7-2017	7-2018	+ / -
New Listings	6,024	6,473	+ 7.5%	63,660	65,691	+ 3.2%
Under Contract (includes Contingent and Pending)	2,820	3,264	+ 15.7%	34,366	34,780	+ 1.2%
Closed Sales	3,278	3,302	+ 0.7%	35,109	34,245	- 2.5%
Median Sales Price*	\$260,250	\$267,000	+ 2.6%	\$239,900	\$250,000	+ 4.2%
Average Sales Price*	\$359,595	\$351,643	- 2.2%	\$324,322	\$333,647	+ 2.9%
Percent of Original List Price Received*	95.7%	96.1%	+ 0.4%	94.6%	95.3%	+ 0.7%
Average Market Time	78	73	- 6.4%	94	87	- 7.4%
Inventory of Homes for Sale at Month End	13,820	12,478	- 9.7%	--	--	--

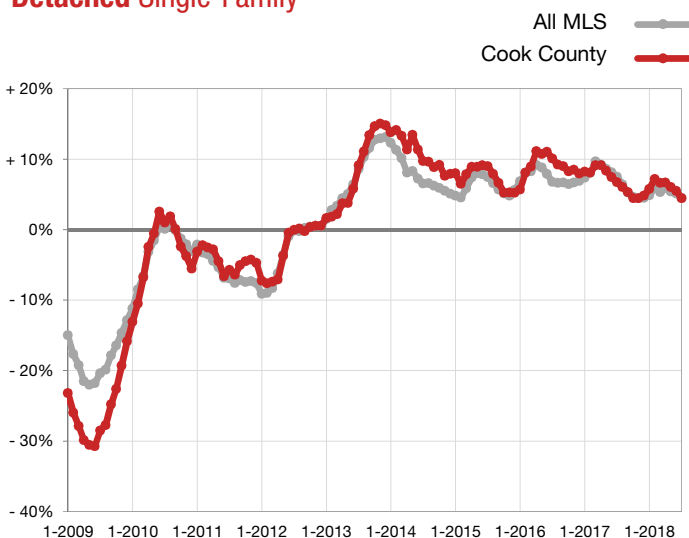
Attached Single-Family

	July			Trailing 12 Months		
	7-2017	7-2018	+ / -	7-2017	7-2018	+ / -
New Listings	4,496	4,991	+ 11.0%	46,823	50,533	+ 7.9%
Under Contract (includes Contingent and Pending)	2,502	2,550	+ 1.9%	29,119	28,573	- 1.9%
Closed Sales	2,867	2,866	- 0.0%	29,441	28,793	- 2.2%
Median Sales Price*	\$250,000	\$250,000	0.0%	\$235,000	\$240,000	+ 2.1%
Average Sales Price*	\$318,550	\$337,081	+ 5.8%	\$303,480	\$321,444	+ 5.9%
Percent of Original List Price Received*	96.7%	97.0%	+ 0.3%	95.9%	96.4%	+ 0.5%
Average Market Time	53	53	0.0%	68	65	- 4.4%
Inventory of Homes for Sale at Month End	8,124	8,484	+ 4.4%	--	--	--

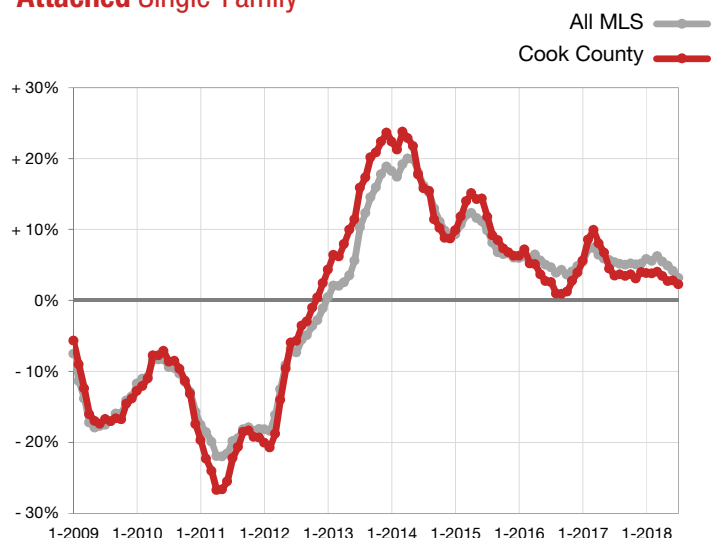
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.