

Local Market Update – January 2019

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of February 14, 2019



Cook County

+ 0.9%

- 9.0%

- 1.6%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	January			Trailing 12 Months		
	1-2018	1-2019	+ / -	1-2018	1-2019	+ / -
New Listings	4,381	4,361	- 0.5%	64,719	66,539	+ 2.8%
Under Contract (includes Contingent and Pending)	2,237	2,314	+ 3.4%	34,395	33,655	- 2.2%
Closed Sales	1,920	1,714	- 10.7%	34,710	33,422	- 3.7%
Median Sales Price*	\$224,575	\$225,000	+ 0.2%	\$245,000	\$252,000	+ 2.9%
Average Sales Price*	\$332,002	\$295,599	- 11.0%	\$330,737	\$337,359	+ 2.0%
Percent of Original List Price Received*	94.1%	93.6%	- 0.5%	95.0%	95.3%	+ 0.3%
Average Market Time	104	101	- 2.9%	91	84	- 7.7%
Inventory of Homes for Sale at Month End	10,155	9,553	- 5.9%	--	--	--

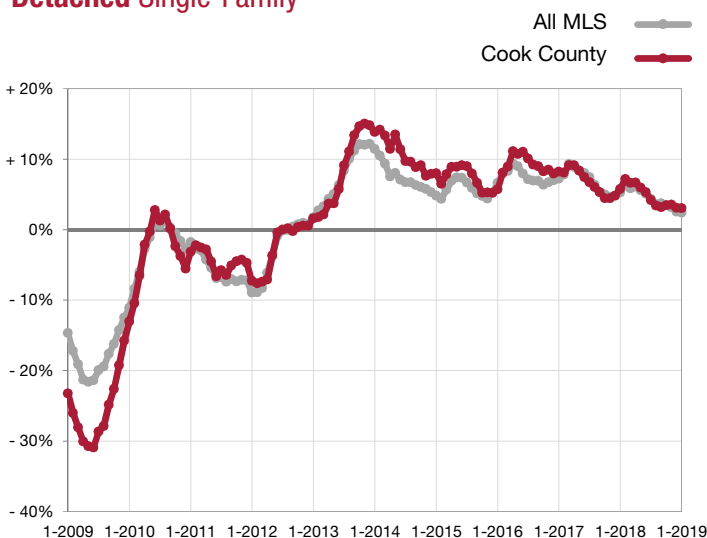
Attached Single-Family

	January			Trailing 12 Months		
	1-2018	1-2019	+ / -	1-2018	1-2019	+ / -
New Listings	3,570	3,665	+ 2.7%	48,534	51,766	+ 6.7%
Under Contract (includes Contingent and Pending)	1,975	1,906	- 3.5%	28,989	27,775	- 4.2%
Closed Sales	1,357	1,269	- 6.5%	29,124	27,914	- 4.2%
Median Sales Price*	\$225,000	\$214,000	- 4.9%	\$237,900	\$240,000	+ 0.9%
Average Sales Price*	\$317,141	\$303,695	- 4.2%	\$312,084	\$323,498	+ 3.7%
Percent of Original List Price Received*	95.2%	94.5%	- 0.7%	96.3%	96.3%	0.0%
Average Market Time	83	88	+ 6.0%	65	67	+ 3.1%
Inventory of Homes for Sale at Month End	6,218	6,566	+ 5.6%	--	--	--

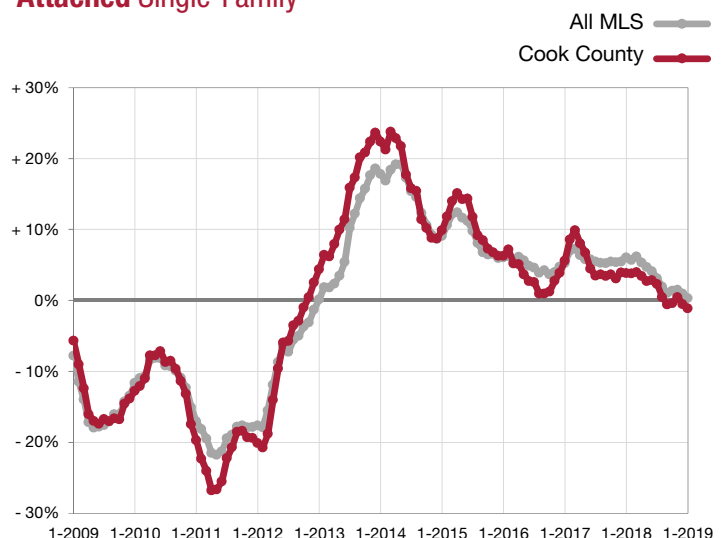
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.