

# Local Market Update – January 2017

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



## Cook County

**+ 5.8%**

Change in  
**New Listings**  
All Properties

**+ 5.6%**

Change in  
**Closed Sales**  
All Properties

**- 15.9%**

Change in  
**Inventory of Homes**  
All Properties

### Detached Single-Family

	January			Trailing 12 Months		
	1-2016	1-2017	+ / -	1-2016	1-2017	+ / -
New Listings	4,290	<b>4,368</b>	+ 1.8%	61,737	<b>63,468</b>	+ 2.8%
Under Contract (includes Contingent and Pending)	2,226	<b>2,674</b>	+ 20.1%	33,742	<b>35,349</b>	+ 4.8%
Closed Sales	1,957	<b>2,008</b>	+ 2.6%	33,423	<b>34,638</b>	+ 3.6%
Median Sales Price*	\$189,850	<b>\$205,000</b>	+ 8.0%	\$212,150	<b>\$230,000</b>	+ 8.4%
Average Sales Price*	\$288,126	<b>\$288,839</b>	+ 0.2%	\$302,610	<b>\$314,077</b>	+ 3.8%
Percent of Original List Price Received*	92.4%	<b>93.1%</b>	+ 0.8%	93.1%	<b>94.2%</b>	+ 1.2%
Average Market Time	115	<b>104</b>	- 9.6%	98	<b>94</b>	- 4.1%
Inventory of Homes for Sale at Month End	12,374	<b>10,481</b>	- 15.3%	--	--	--

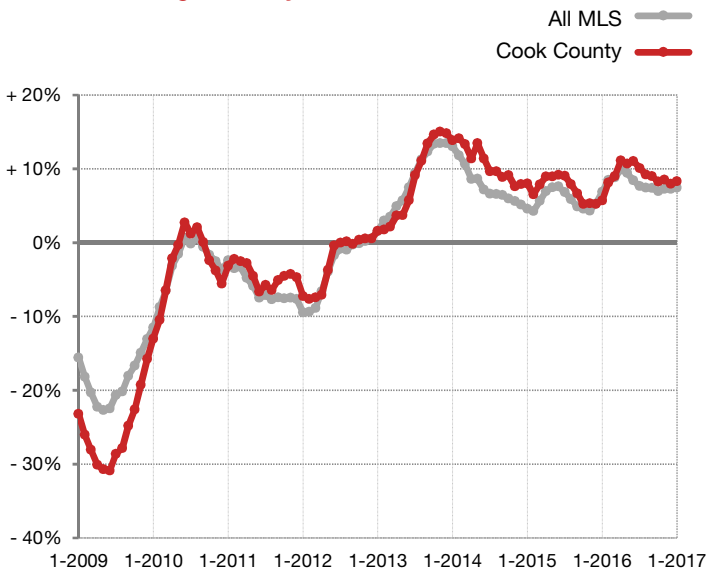
### Attached Single-Family

	January			Trailing 12 Months		
	1-2016	1-2017	+ / -	1-2016	1-2017	+ / -
New Listings	3,030	<b>3,374</b>	+ 11.4%	45,336	<b>45,968</b>	+ 1.4%
Under Contract (includes Contingent and Pending)	1,835	<b>2,110</b>	+ 15.0%	28,164	<b>29,366</b>	+ 4.3%
Closed Sales	1,395	<b>1,532</b>	+ 9.8%	27,919	<b>28,795</b>	+ 3.1%
Median Sales Price*	\$190,000	<b>\$217,500</b>	+ 14.5%	\$220,000	<b>\$229,850</b>	+ 4.5%
Average Sales Price*	\$257,630	<b>\$295,119</b>	+ 14.6%	\$287,096	<b>\$297,000</b>	+ 3.4%
Percent of Original List Price Received*	93.3%	<b>94.4%</b>	+ 1.2%	94.8%	<b>95.6%</b>	+ 0.8%
Average Market Time	93	<b>89</b>	- 4.3%	79	<b>74</b>	- 6.3%
Inventory of Homes for Sale at Month End	6,979	<b>5,794</b>	- 17.0%	--	--	--

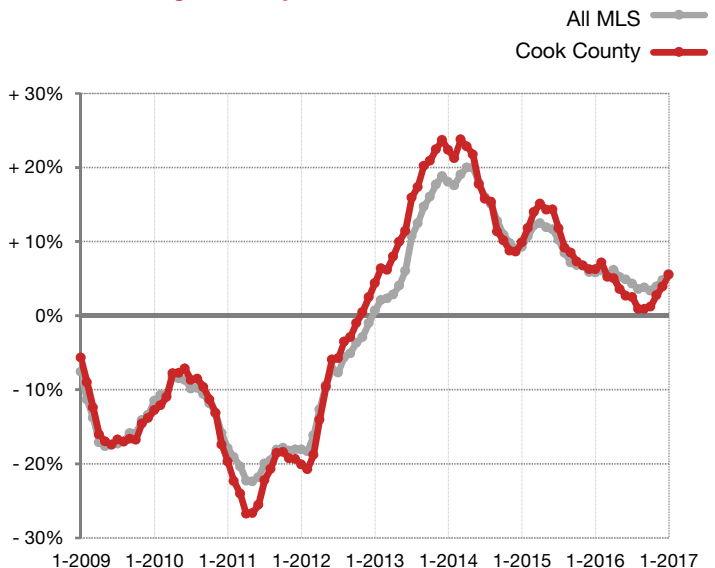
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.