

# Local Market Update – January 2021

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC  
RESIDENTIAL ACTIVITY ONLY | Data current as of February 14, 2021



## Cook County

- 9.0%

+ 17.4%

- 25.7%

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		
	1-2020	1-2021	+ / -	1-2020	1-2021	+ / -
New Listings	4,684	3,317	- 29.2%	67,985	55,364	- 18.6%
Under Contract (includes Contingent and Pending)	2,332	2,766	+ 18.6%	32,832	37,167	+ 13.2%
Closed Sales	1,894	2,159	+ 14.0%	32,642	35,790	+ 9.6%
Median Sales Price*	\$236,250	\$285,000	+ 20.6%	\$259,900	\$287,500	+ 10.6%
Average Sales Price*	\$309,413	\$373,911	+ 20.8%	\$342,797	\$377,981	+ 10.3%
Percent of Original List Price Received*	93.8%	97.1%	+ 3.5%	95.2%	96.5%	+ 1.4%
Average Market Time	103	74	- 28.2%	87	81	- 6.9%
Inventory of Homes for Sale at Month End	9,863	4,580	- 53.6%	--	--	--

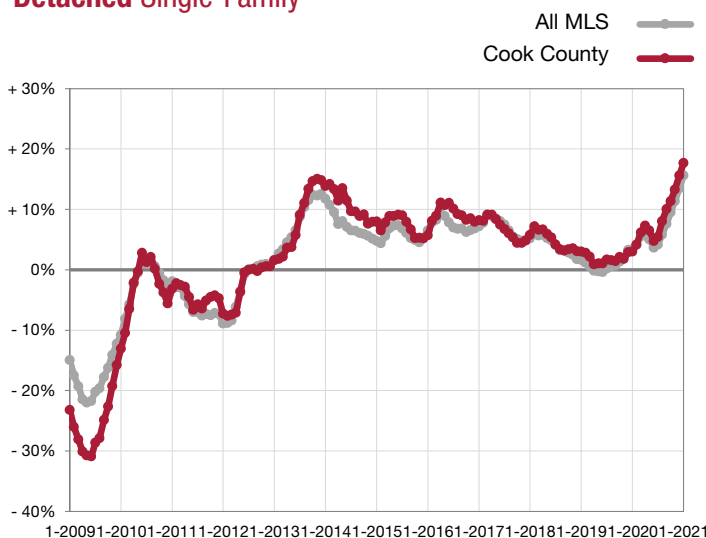
### Attached Single-Family

	January			Trailing 12 Months		
	1-2020	1-2021	+ / -	1-2020	1-2021	+ / -
New Listings	3,962	4,555	+ 15.0%	54,219	57,252	+ 5.6%
Under Contract (includes Contingent and Pending)	1,996	2,575	+ 29.0%	26,981	27,883	+ 3.3%
Closed Sales	1,408	1,718	+ 22.0%	26,929	26,811	- 0.4%
Median Sales Price*	\$220,000	\$238,750	+ 8.5%	\$241,000	\$250,000	+ 3.7%
Average Sales Price*	\$301,770	\$334,604	+ 10.9%	\$323,608	\$322,354	- 0.4%
Percent of Original List Price Received*	94.5%	95.7%	+ 1.3%	96.0%	96.3%	+ 0.3%
Average Market Time	100	84	- 16.0%	74	74	0.0%
Inventory of Homes for Sale at Month End	7,107	8,025	+ 12.9%	--	--	--

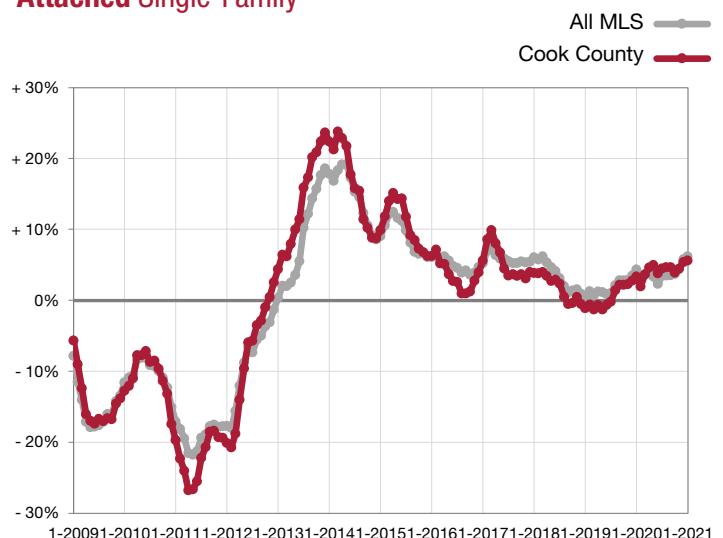
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.