

Local Market Update – February 2021

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



McHenry County

- 33.4%

+ 9.6%

- 69.7%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Trailing 12 Months		
	2-2020	2-2021	+ / -	2-2020	2-2021	+ / -
New Listings	563	350	- 37.8%	7,557	6,155	- 18.6%
Under Contract (includes Contingent and Pending)	382	317	- 17.0%	4,492	5,265	+ 17.2%
Closed Sales	232	245	+ 5.6%	4,419	5,256	+ 18.9%
Median Sales Price*	\$234,000	\$263,000	+ 12.4%	\$240,000	\$261,000	+ 8.7%
Average Sales Price*	\$248,290	\$278,487	+ 12.2%	\$253,435	\$275,945	+ 8.9%
Percent of Original List Price Received*	94.6%	97.7%	+ 3.3%	95.5%	96.8%	+ 1.4%
Average Market Time	112	58	- 48.2%	81	72	- 11.1%
Inventory of Homes for Sale at Month End	1,202	352	- 70.7%	--	--	--

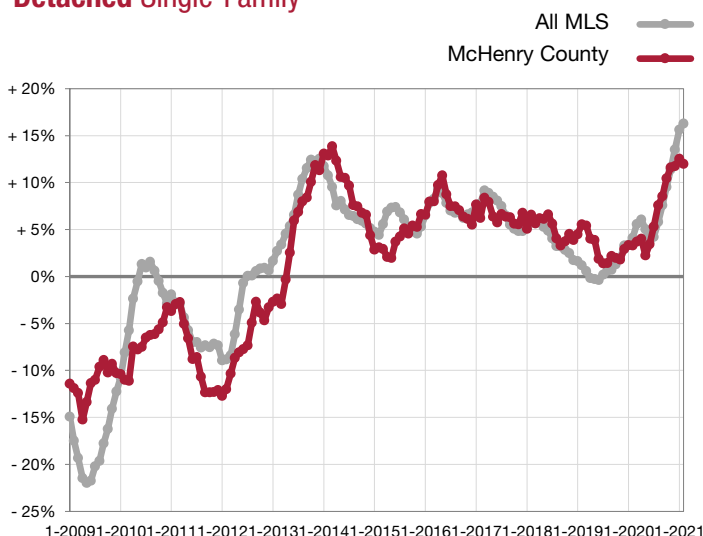
Attached Single-Family

	February			Trailing 12 Months		
	2-2020	2-2021	+ / -	2-2020	2-2021	+ / -
New Listings	123	107	- 13.0%	1,578	1,440	- 8.7%
Under Contract (includes Contingent and Pending)	85	109	+ 28.2%	1,101	1,249	+ 13.4%
Closed Sales	60	75	+ 25.0%	1,107	1,191	+ 7.6%
Median Sales Price*	\$157,500	\$184,000	+ 16.8%	\$165,000	\$172,000	+ 4.2%
Average Sales Price*	\$157,833	\$185,700	+ 17.7%	\$167,540	\$178,242	+ 6.4%
Percent of Original List Price Received*	94.9%	99.1%	+ 4.4%	96.1%	97.0%	+ 0.9%
Average Market Time	75	56	- 25.3%	55	56	+ 1.8%
Inventory of Homes for Sale at Month End	209	76	- 63.6%	--	--	--

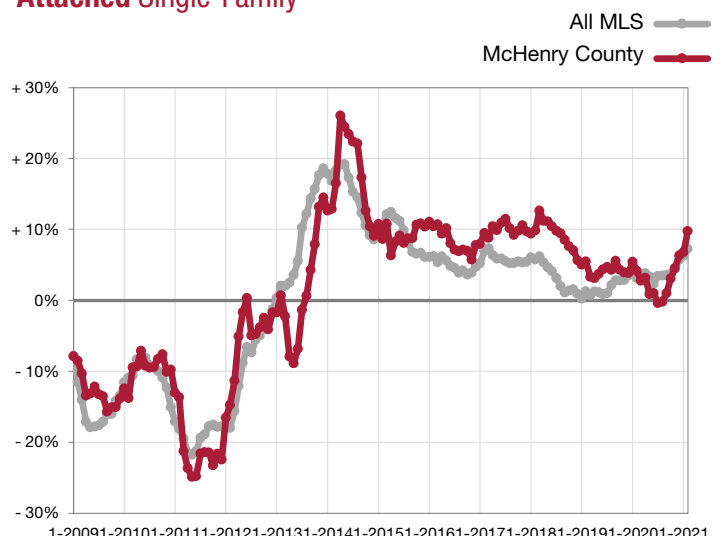
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.