

Local Market Update – April 2023

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of May 14, 2023



McHenry County

- 37.8%

- 18.1%

- 20.9%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	April			Trailing 12 Months		
	4-2022	4-2023	+ / -	4-2022	4-2023	+ / -
New Listings	573	345	- 39.8%	6,091	4,919	- 19.2%
Under Contract (includes Contingent and Pending)	397	289	- 27.2%	4,890	3,644	- 25.5%
Closed Sales	333	258	- 22.5%	5,028	3,858	- 23.3%
Median Sales Price*	\$315,000	\$315,495	+ 0.2%	\$305,000	\$330,000	+ 8.2%
Average Sales Price*	\$332,335	\$340,636	+ 2.5%	\$324,744	\$348,475	+ 7.3%
Percent of Original List Price Received*	101.6%	99.7%	- 1.9%	99.9%	98.9%	- 1.0%
Average Market Time	28	58	+ 107.1%	32	38	+ 18.8%
Inventory of Homes for Sale at Month End	420	336	- 20.0%	--	--	--

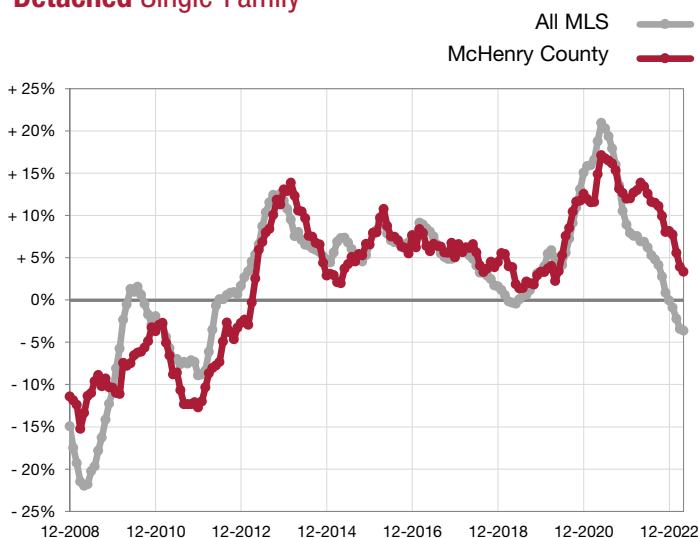
Attached Single-Family

	April			Trailing 12 Months		
	4-2022	4-2023	+ / -	4-2022	4-2023	+ / -
New Listings	130	92	- 29.2%	1,649	1,270	- 23.0%
Under Contract (includes Contingent and Pending)	108	77	- 28.7%	1,366	1,052	- 23.0%
Closed Sales	108	103	- 4.6%	1,378	1,109	- 19.5%
Median Sales Price*	\$225,175	\$235,000	+ 4.4%	\$202,000	\$226,000	+ 11.9%
Average Sales Price*	\$220,223	\$234,913	+ 6.7%	\$204,211	\$223,650	+ 9.5%
Percent of Original List Price Received*	102.0%	100.3%	- 1.7%	100.0%	99.2%	- 0.8%
Average Market Time	22	30	+ 36.4%	26	32	+ 23.1%
Inventory of Homes for Sale at Month End	97	73	- 24.7%	--	--	--

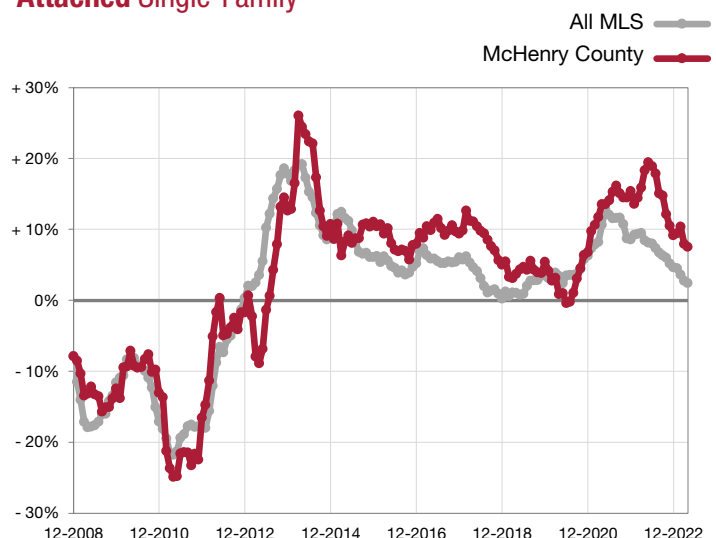
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.