

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



8008 - CHI - Near North Side

+ 5.6%

- 22.6%

+ 14.3%

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	9	13	+ 44.4%	113	130	+ 15.0%
Under Contract (includes Contingent and Pending)	1	3	+ 200.0%	27	24	- 11.1%
Closed Sales	3	0	- 100.0%	29	21	- 27.6%
Median Sales Price*	\$3,150,000	\$0	- 100.0%	\$2,000,000	\$1,881,750	- 5.9%
Average Sales Price*	\$3,158,333	\$0	- 100.0%	\$2,418,649	\$2,170,421	- 10.3%
Percent of Original List Price Received*	81.4%	0.0%	- 100.0%	89.8%	92.2%	+ 2.7%
Average Market Time	301	0	- 100.0%	314	196	- 37.6%
Inventory of Homes for Sale at Month End	32	37	+ 15.6%	--	--	--

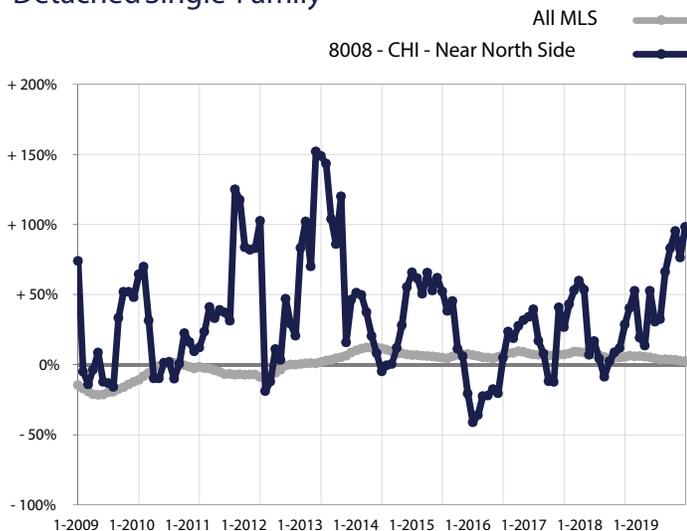
Attached Single-Family

	January			Trailing 12 Months		
	1-2018	1-2019	+ / -	1-2018	1-2019	+ / -
New Listings	511	536	+ 4.9%	5,840	6,452	+ 10.5%
Under Contract (includes Contingent and Pending)	211	180	- 14.7%	2,810	2,582	- 8.1%
Closed Sales	134	106	- 20.9%	2,793	2,613	- 6.4%
Median Sales Price*	\$399,950	\$457,000	+ 14.3%	\$405,000	\$410,000	+ 1.2%
Average Sales Price*	\$624,518	\$735,099	+ 17.7%	\$575,404	\$654,088	+ 13.7%
Percent of Original List Price Received*	96.0%	94.7%	- 1.4%	97.0%	96.7%	- 0.3%
Average Market Time	104	122	+ 17.3%	80	97	+ 21.3%
Inventory of Homes for Sale at Month End	979	1,119	+ 14.3%	--	--	--

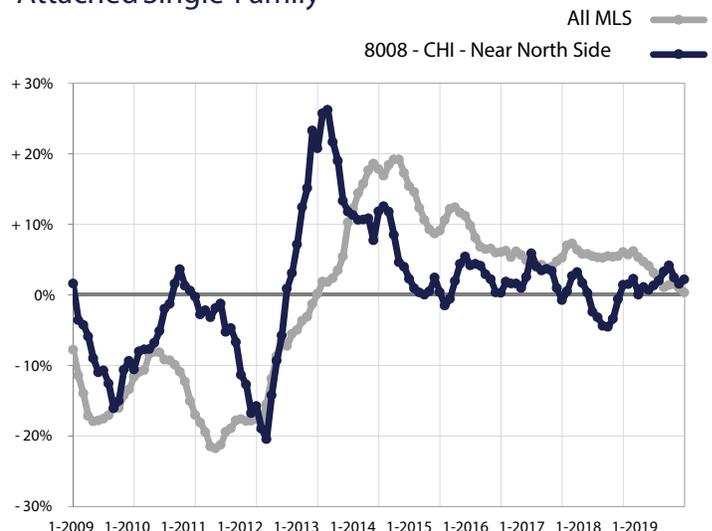
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.