

# Local Market Update – February 2019

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC  
RESIDENTIAL ACTIVITY ONLY | Data current as of March 14, 2019



## 8006 - CHI - Lake View

+ 1.4%

- 4.9%

+ 14.3%

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		
	2-2018	2-2019	+ / -	2-2018	2-2019	+ / -
New Listings	31	51	+ 64.5%	477	457	- 4.2%
Under Contract (includes Contingent and Pending)	9	13	+ 44.4%	164	167	+ 1.8%
Closed Sales	7	8	+ 14.3%	173	162	- 6.4%
Median Sales Price*	\$1,662,500	\$1,307,500	- 21.4%	\$1,212,000	\$1,402,500	+ 15.7%
Average Sales Price*	\$1,376,071	\$1,357,500	- 1.3%	\$1,308,170	\$1,423,278	+ 8.8%
Percent of Original List Price Received*	93.0%	95.0%	+ 2.2%	95.0%	95.1%	+ 0.1%
Average Market Time	230	256	+ 11.3%	134	120	- 10.4%
Inventory of Homes for Sale at Month End	72	73	+ 1.4%	--	--	--

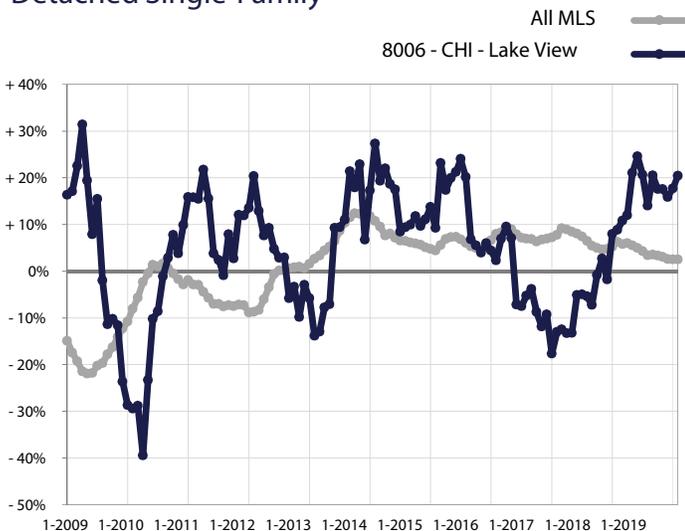
### Attached Single-Family

	February			Trailing 12 Months		
	2-2018	2-2019	+ / -	2-2018	2-2019	+ / -
New Listings	337	322	- 4.5%	3,642	3,816	+ 4.8%
Under Contract (includes Contingent and Pending)	185	159	- 14.1%	2,026	1,825	- 9.9%
Closed Sales	96	90	- 6.3%	2,047	1,879	- 8.2%
Median Sales Price*	\$401,500	\$362,500	- 9.7%	\$362,000	\$370,000	+ 2.2%
Average Sales Price*	\$427,968	\$363,833	- 15.0%	\$404,947	\$403,637	- 0.3%
Percent of Original List Price Received*	97.1%	97.2%	+ 0.1%	97.3%	97.1%	- 0.2%
Average Market Time	98	86	- 12.2%	56	62	+ 10.7%
Inventory of Homes for Sale at Month End	397	463	+ 16.6%	--	--	--

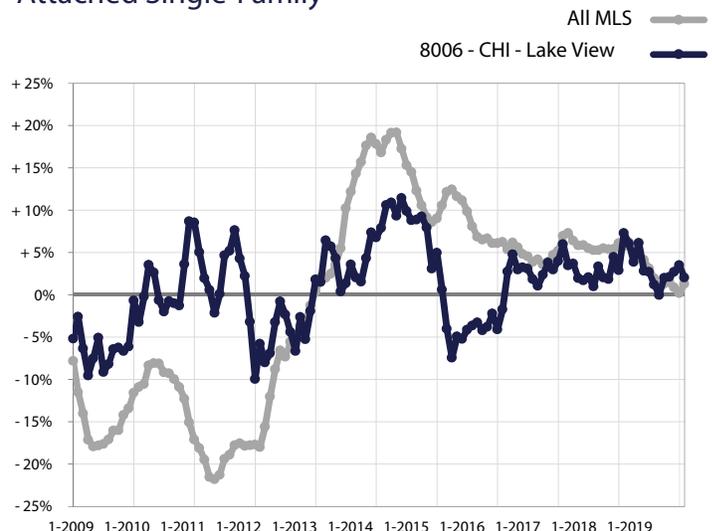
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.