

Local Market Update – April 2019

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of May 13, 2019



8008 - CHI - Near North Side

- 5.4%

- 14.8%

+ 8.9%

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		
	4-2018	4-2019	+ / -	4-2018	4-2019	+ / -
New Listings	14	14	0.0%	122	133	+ 9.0%
Under Contract (includes Contingent and Pending)	2	3	+ 50.0%	25	22	- 12.0%
Closed Sales	4	3	- 25.0%	27	22	- 18.5%
Median Sales Price*	\$2,000,000	\$1,146,886	- 42.7%	\$1,881,750	\$1,854,500	- 1.4%
Average Sales Price*	\$2,056,250	\$1,253,129	- 39.1%	\$2,320,576	\$2,196,431	- 5.3%
Percent of Original List Price Received*	94.3%	92.8%	- 1.6%	90.1%	90.9%	+ 0.9%
Average Market Time	163	179	+ 9.8%	290	205	- 29.3%
Inventory of Homes for Sale at Month End	43	46	+ 7.0%	--	--	--

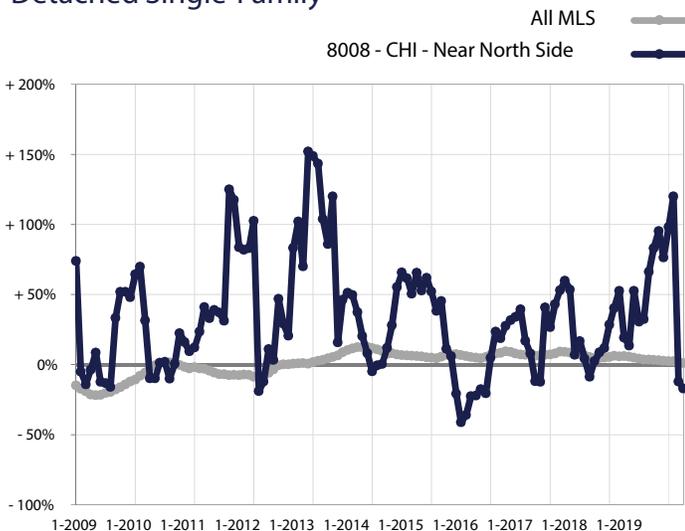
Attached Single-Family

	April			Trailing 12 Months		
	4-2018	4-2019	+ / -	4-2018	4-2019	+ / -
New Listings	692	654	- 5.5%	6,122	6,389	+ 4.4%
Under Contract (includes Contingent and Pending)	282	245	- 13.1%	2,804	2,452	- 12.6%
Closed Sales	286	244	- 14.7%	2,804	2,485	- 11.4%
Median Sales Price*	\$402,250	\$415,750	+ 3.4%	\$403,750	\$400,000	- 0.9%
Average Sales Price*	\$658,117	\$683,806	+ 3.9%	\$590,373	\$652,928	+ 10.6%
Percent of Original List Price Received*	97.7%	96.4%	- 1.3%	97.0%	96.3%	- 0.7%
Average Market Time	93	107	+ 15.1%	84	102	+ 21.4%
Inventory of Homes for Sale at Month End	1,317	1,435	+ 9.0%	--	--	--

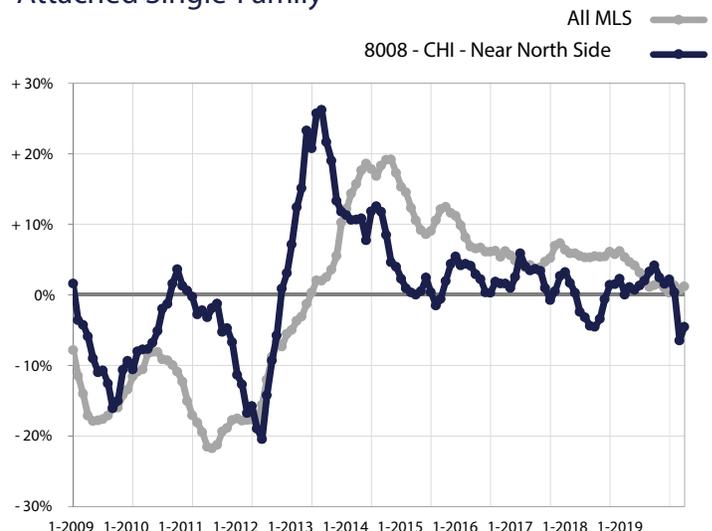
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.