Local Market Update – January 2019

PEARSON
realty group

8003 - CHI - Uptown

- 12.5%	+ 14.6%	- 6.0%
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	6	5	- 16.7%	112	72	- 35.7%
Under Contract (includes Contingent and Pending)	2	0	- 100.0%	42	25	- 40.5%
Closed Sales	3	3	0.0%	42	27	- 35.7%
Median Sales Price*	$1,385,000	$450,000	- 67.5%	$865,000	$762,000	- 11.9%
Average Sales Price*	$1,245,000	$575,183	- 53.8%	$1,004,747	$808,840	- 19.5%
Percent of Original List Price Received*	87.4%	70.1%	- 19.8%	95.6%	92.4%	- 3.3%
Average Market Time	105	190	+ 81.0%	170	166	- 2.4%
Inventory of Homes for Sale at Month End	16	11	- 31.3%	--	--	--

Attached Single-Family

|	January			Trailing 12 Months		
	1-2018	1-2019	+ / –	1-2018	1-2019	+ / –
New Listings	106	93	- 12.3%	1,386	1,431	+ 3.2%
Under Contract (includes Contingent and Pending)	57	64	+ 12.3%	936	852	- 9.0%
Closed Sales	38	44	+ 15.8%	954	847	- 11.2%
Median Sales Price*	$267,000	$197,500	- 26.0%	$248,000	$270,000	+ 8.9%
Average Sales Price*	$282,105	$230,703	- 18.2%	$262,860	$274,434	+ 4.4%
Percent of Original List Price Received*	94.8%	95.4%	+ 0.6%	97.1%	97.0%	- 0.1%
Average Market Time	63	76	+ 20.6%	54	57	+ 5.6%
Inventory of Homes for Sale at Month End	118	115	- 2.5%	--	--	--

* Does not account for seller concessions. | Activity for on   e month can sometimes look extr   eme due to small sample size.

Change in Median Sales Price from Prior Year (6-Month Average)**

Detached Single-Family

All MLS
8003 - CHI - Uptown

Attached Single-Family

All MLS
8003 - CHI - Uptown
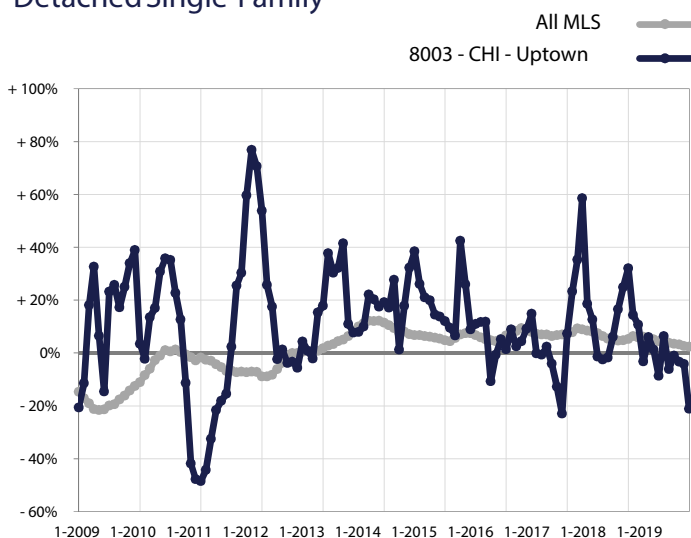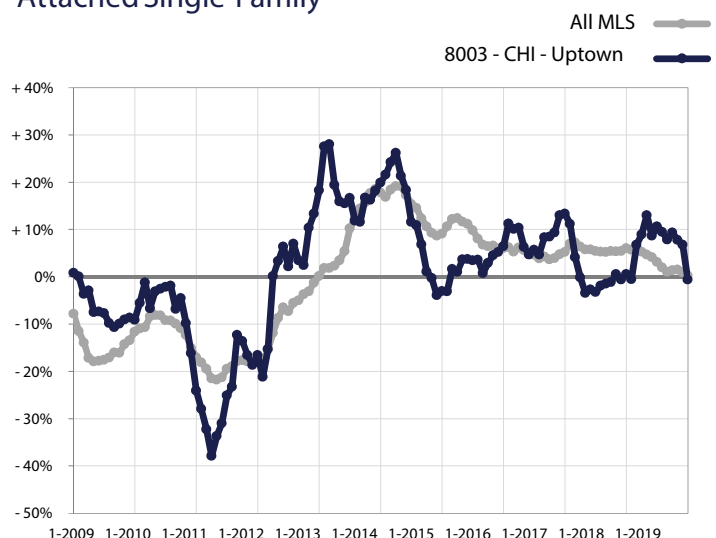
** Each dot represents the change in median sales pri   ce from the prior year using   a 6-month weighted average.
This means that each of the 6 months used   in a dot are proportioned according to th   eir share of sales during that period.