

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



8022 - CHI - Logan Square

+ 17.0%

+ 26.8%

+ 16.3%

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	48	43	- 10.4%	602	533	- 11.5%
Under Contract (includes Contingent and Pending)	34	20	- 41.2%	244	245	+ 0.4%
Closed Sales	10	16	+ 60.0%	241	266	+ 10.4%
Median Sales Price*	\$680,000	\$825,000	+ 21.3%	\$697,500	\$817,500	+ 17.2%
Average Sales Price*	\$881,700	\$803,691	- 8.8%	\$772,793	\$837,384	+ 8.4%
Percent of Original List Price Received*	96.2%	94.1%	- 2.2%	96.3%	97.1%	+ 0.8%
Average Market Time	168	87	- 48.2%	73	78	+ 6.8%
Inventory of Homes for Sale at Month End	65	63	- 3.1%	--	--	--

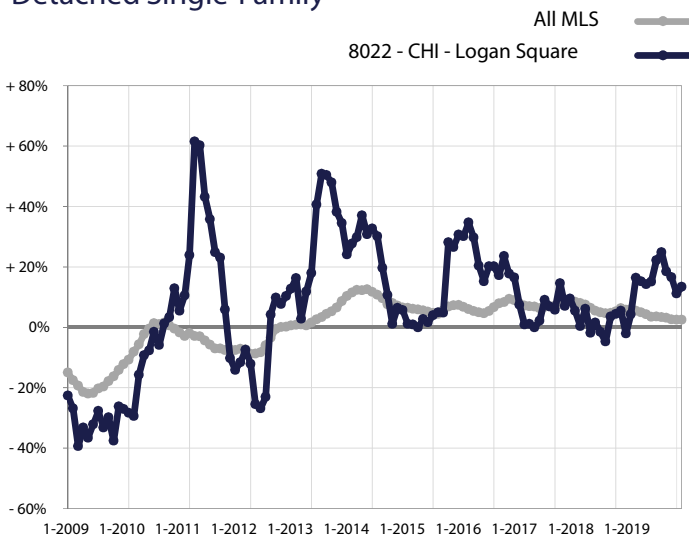
Attached Single-Family

	February			Trailing 12 Months		
	2-2018	2-2019	+ / -	2-2018	2-2019	+ / -
New Listings	87	115	+ 32.2%	1,011	1,164	+ 15.1%
Under Contract (includes Contingent and Pending)	52	73	+ 40.4%	606	601	- 0.8%
Closed Sales	31	36	+ 16.1%	638	594	- 6.9%
Median Sales Price*	\$362,500	\$402,500	+ 11.0%	\$380,000	\$410,000	+ 7.9%
Average Sales Price*	\$380,310	\$431,320	+ 13.4%	\$405,399	\$428,255	+ 5.6%
Percent of Original List Price Received*	98.3%	96.4%	- 1.9%	98.7%	98.1%	- 0.6%
Average Market Time	52	83	+ 59.6%	42	49	+ 16.7%
Inventory of Homes for Sale at Month End	88	115	+ 30.7%	--	--	--

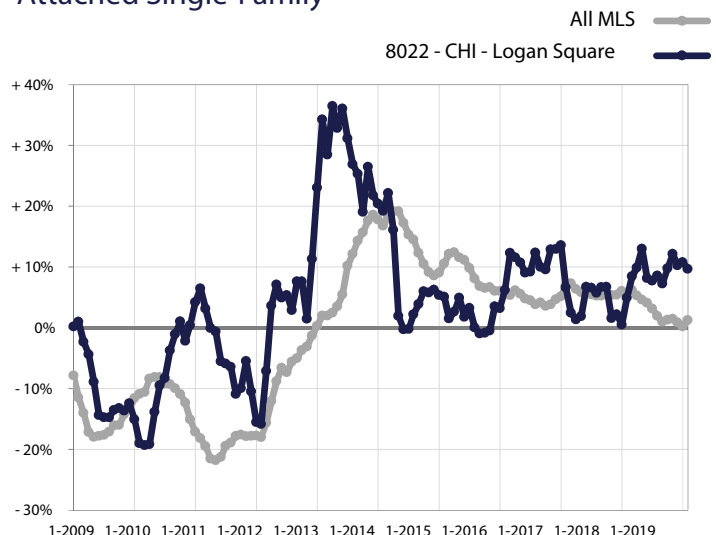
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.