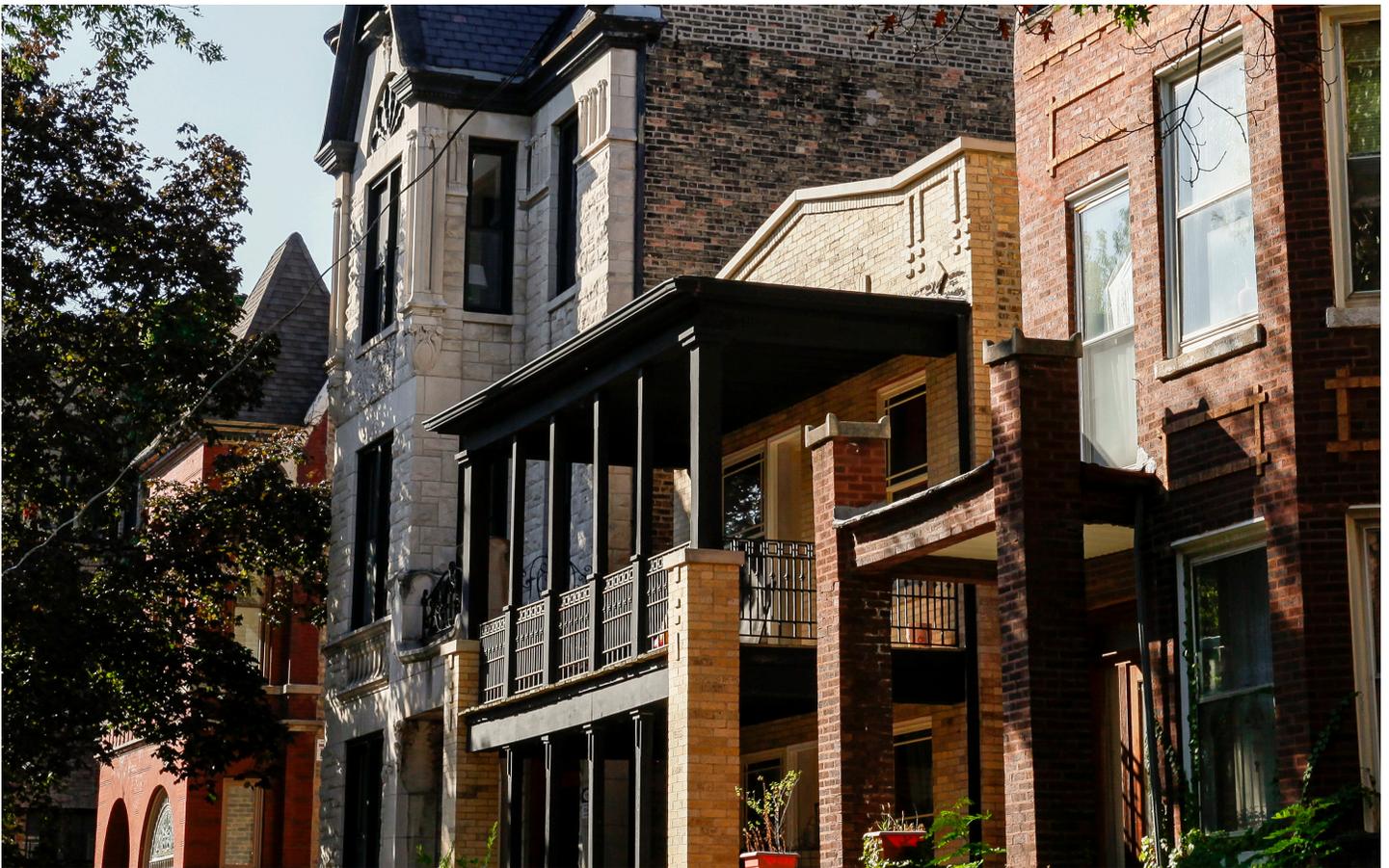


# CHICAGO

## NEIGHBORHOOD MARKET REPORT

Insight, trends and outlook on your local real estate market

UPDATED SEPTEMBER 16, 2022



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Jefferson Park	17	Jefferson Park	South Shore	32	South Shore		
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Lakeview	19	Lake View East North Halsted West Lakeview Wrigleyville	Washington Park	34	Washington Park		
Lincoln Park	20	DePaul Old Town Triangle Park West Lincoln Park Ranch Triangle Sheffield Neighbors Wrightwood Neighbors	West Elsdon	35	West Elsdon		
			West Ridge	36	West Ridge		
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Loop	23	The Loop New Eastside Printer's Row South Loop					

# Albany Park

Local Market Update / August 2022

**- 21.2%**

**- 13.5%**

**- 22.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	25	<b>28</b>	+ 12.0%	236	<b>238</b>	+ 0.8%
Under Contract (includes Contingent and Pending)	24	<b>13</b>	- 45.8%	154	<b>143</b>	- 7.1%
Closed Sales	15	<b>14</b>	- 6.7%	150	<b>159</b>	+ 6.0%
Median Sales Price*	\$530,000	<b>\$544,250</b>	+ 2.7%	\$491,375	<b>\$500,000</b>	+ 1.8%
Average Sales Price*	\$602,486	<b>\$586,028</b>	- 2.7%	\$532,578	<b>\$570,287</b>	+ 7.1%
Percent of Original List Price Received*	96.8%	<b>97.5%</b>	+ 0.7%	99.6%	<b>99.6%</b>	0.0%
Average Market Time	23	<b>19</b>	- 17.4%	46	<b>38</b>	- 17.4%
Inventory of Homes for Sale at Month End	22	<b>29</b>	+ 31.8%	--	--	--

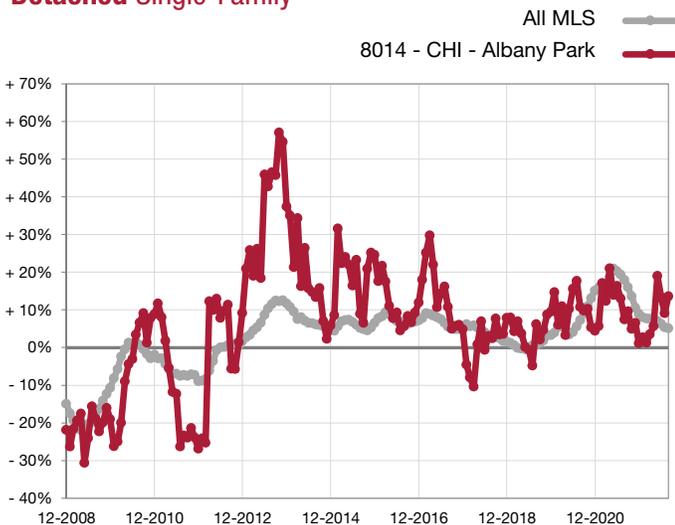
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	41	<b>24</b>	- 41.5%	436	<b>330</b>	- 24.3%
Under Contract (includes Contingent and Pending)	24	<b>10</b>	- 58.3%	256	<b>212</b>	- 17.2%
Closed Sales	22	<b>18</b>	- 18.2%	249	<b>227</b>	- 8.8%
Median Sales Price*	\$203,500	<b>\$250,000</b>	+ 22.9%	\$210,000	<b>\$225,000</b>	+ 7.1%
Average Sales Price*	\$226,266	<b>\$323,994</b>	+ 43.2%	\$226,758	<b>\$235,919</b>	+ 4.0%
Percent of Original List Price Received*	98.5%	<b>99.1%</b>	+ 0.6%	98.2%	<b>97.6%</b>	- 0.6%
Average Market Time	39	<b>36</b>	- 7.7%	45	<b>55</b>	+ 22.2%
Inventory of Homes for Sale at Month End	55	<b>31</b>	- 43.6%	--	--	--

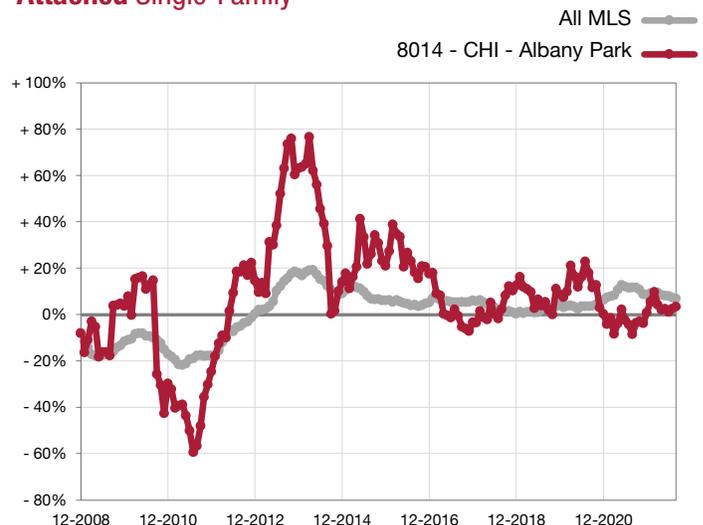
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Avondale

Local Market Update / August 2022

**- 31.4%**

**+ 9.1%**

**- 23.7%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	24	22	- 8.3%	166	211	+ 27.1%
Under Contract (includes Contingent and Pending)	8	12	+ 50.0%	101	119	+ 17.8%
Closed Sales	4	9	+ 125.0%	116	118	+ 1.7%
Median Sales Price*	\$566,500	<b>\$750,000</b>	+ 32.4%	\$563,750	<b>\$600,000</b>	+ 6.4%
Average Sales Price*	\$569,000	<b>\$724,444</b>	+ 27.3%	\$571,043	<b>\$645,062</b>	+ 13.0%
Percent of Original List Price Received*	100.3%	<b>96.9%</b>	- 3.4%	100.2%	<b>98.9%</b>	- 1.3%
Average Market Time	5	22	+ 340.0%	43	36	- 16.3%
Inventory of Homes for Sale at Month End	29	24	- 17.2%	--	--	--

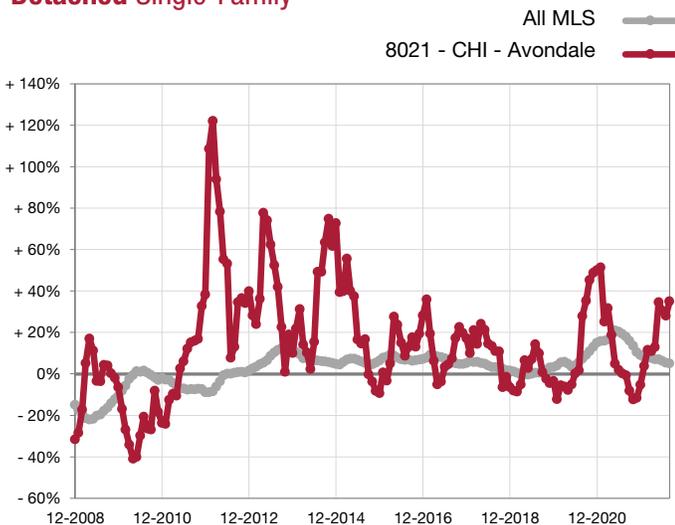
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	46	26	- 43.5%	394	291	- 26.1%
Under Contract (includes Contingent and Pending)	13	10	- 23.1%	222	178	- 19.8%
Closed Sales	18	15	- 16.7%	231	191	- 17.3%
Median Sales Price*	\$324,950	<b>\$475,000</b>	+ 46.2%	\$399,000	<b>\$350,000</b>	- 12.3%
Average Sales Price*	\$374,883	<b>\$403,993</b>	+ 7.8%	\$381,548	<b>\$367,535</b>	- 3.7%
Percent of Original List Price Received*	98.2%	<b>97.9%</b>	- 0.3%	99.1%	<b>98.7%</b>	- 0.4%
Average Market Time	34	20	- 41.2%	39	37	- 5.1%
Inventory of Homes for Sale at Month End	47	34	- 27.7%	--	--	--

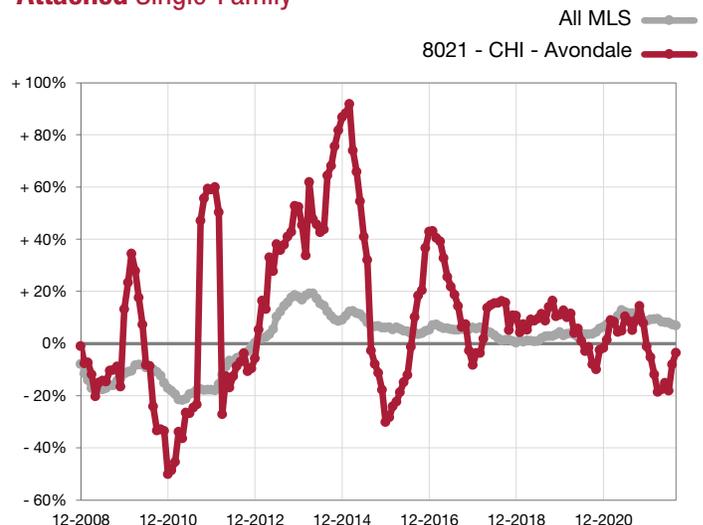
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Beverly

Local Market Update / August 2022

**- 20.9%**

**- 21.7%**

**+ 44.4%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	36	<b>34</b>	- 5.6%	359	<b>378</b>	+ 5.3%
Under Contract (includes Contingent and Pending)	27	<b>21</b>	- 22.2%	257	<b>211</b>	- 17.9%
Closed Sales	20	<b>16</b>	- 20.0%	269	<b>220</b>	- 18.2%
Median Sales Price*	\$476,000	<b>\$413,500</b>	- 13.1%	\$370,000	<b>\$378,950</b>	+ 2.4%
Average Sales Price*	\$485,591	<b>\$410,737</b>	- 15.4%	\$396,060	<b>\$407,748</b>	+ 3.0%
Percent of Original List Price Received*	98.0%	<b>96.0%</b>	- 2.0%	98.2%	<b>98.2%</b>	0.0%
Average Market Time	51	<b>35</b>	- 31.4%	93	<b>43</b>	- 53.8%
Inventory of Homes for Sale at Month End	38	<b>62</b>	+ 63.2%	--	--	--

## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	7	<b>0</b>	- 100.0%	32	<b>32</b>	0.0%
Under Contract (includes Contingent and Pending)	2	<b>2</b>	0.0%	17	<b>25</b>	+ 47.1%
Closed Sales	3	<b>2</b>	- 33.3%	17	<b>27</b>	+ 58.8%
Median Sales Price*	\$118,000	<b>\$186,000</b>	+ 57.6%	\$129,000	<b>\$130,000</b>	+ 0.8%
Average Sales Price*	\$148,167	<b>\$186,000</b>	+ 25.5%	\$157,563	<b>\$145,169</b>	- 7.9%
Percent of Original List Price Received*	95.5%	<b>100.1%</b>	+ 4.8%	95.9%	<b>95.6%</b>	- 0.3%
Average Market Time	66	<b>59</b>	- 10.6%	46	<b>55</b>	+ 19.6%
Inventory of Homes for Sale at Month End	7	<b>3</b>	- 57.1%	--	--	--

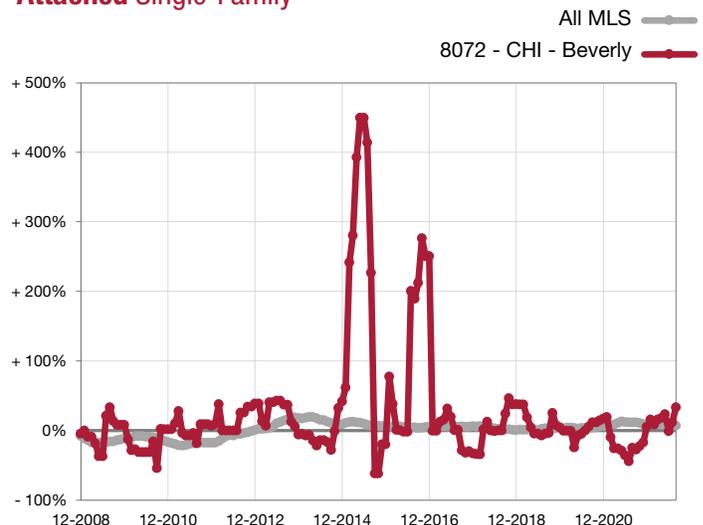
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Bridgeport

Local Market Update / August 2022

**- 21.2%**

**- 57.1%**

**- 3.8%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	20	16	- 20.0%	214	181	- 15.4%
Under Contract (includes Contingent and Pending)	13	4	- 69.2%	134	93	- 30.6%
Closed Sales	12	6	- 50.0%	140	104	- 25.7%
Median Sales Price*	\$567,500	<b>\$527,500</b>	- 7.0%	\$472,500	<b>\$454,000</b>	- 3.9%
Average Sales Price*	\$501,158	<b>\$546,950</b>	+ 9.1%	\$479,257	<b>\$512,437</b>	+ 6.9%
Percent of Original List Price Received*	98.2%	<b>95.3%</b>	- 3.0%	97.2%	<b>97.6%</b>	+ 0.4%
Average Market Time	39	47	+ 20.5%	53	46	- 13.2%
Inventory of Homes for Sale at Month End	26	32	+ 23.1%	--	--	--

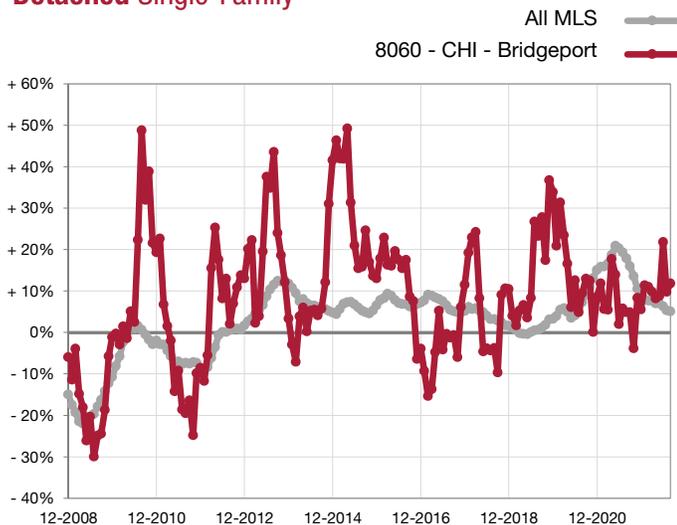
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	13	10	- 23.1%	135	121	- 10.4%
Under Contract (includes Contingent and Pending)	2	6	+ 200.0%	71	68	- 4.2%
Closed Sales	9	3	- 66.7%	83	63	- 24.1%
Median Sales Price*	\$318,000	<b>\$280,000</b>	- 11.9%	\$308,000	<b>\$349,900</b>	+ 13.6%
Average Sales Price*	\$316,111	<b>\$285,833</b>	- 9.6%	\$346,229	<b>\$373,835</b>	+ 8.0%
Percent of Original List Price Received*	98.0%	<b>96.6%</b>	- 1.4%	97.7%	<b>97.4%</b>	- 0.3%
Average Market Time	32	28	- 12.5%	54	49	- 9.3%
Inventory of Homes for Sale at Month End	27	19	- 29.6%	--	--	--

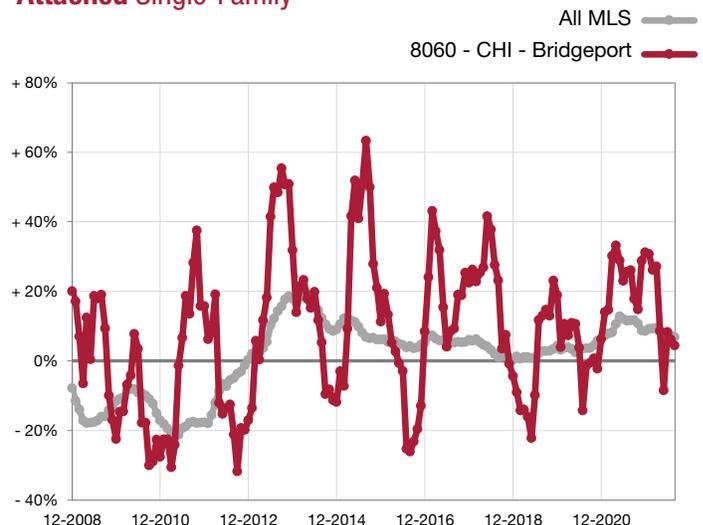
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Chatham

Local Market Update / August 2022

**- 25.5%**

**- 10.0%**

**- 5.4%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	41	31	- 24.4%	311	344	+ 10.6%
Under Contract (includes Contingent and Pending)	24	27	+ 12.5%	204	180	- 11.8%
Closed Sales	16	14	- 12.5%	205	185	- 9.8%
Median Sales Price*	\$217,500	<b>\$185,000</b>	- 14.9%	\$205,000	<b>\$215,000</b>	+ 4.9%
Average Sales Price*	\$199,828	<b>\$189,064</b>	- 5.4%	\$194,000	<b>\$207,846</b>	+ 7.1%
Percent of Original List Price Received*	107.5%	<b>92.2%</b>	- 14.2%	100.2%	<b>98.4%</b>	- 1.8%
Average Market Time	57	95	+ 66.7%	69	77	+ 11.6%
Inventory of Homes for Sale at Month End	59	59	0.0%	--	--	--

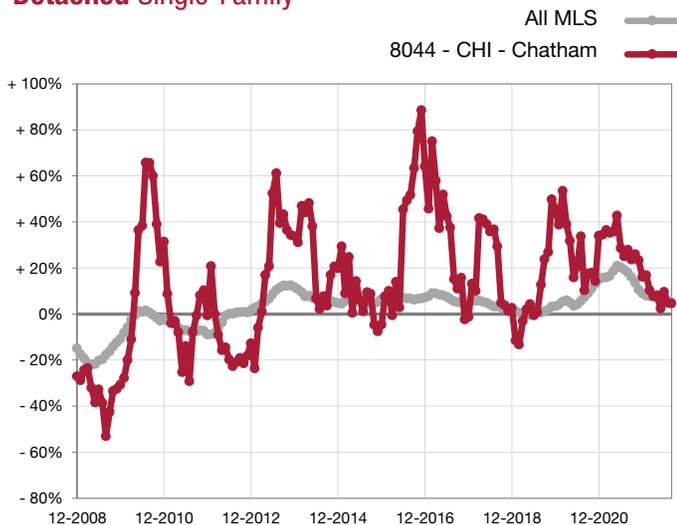
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	6	4	- 33.3%	56	61	+ 8.9%
Under Contract (includes Contingent and Pending)	4	1	- 75.0%	32	41	+ 28.1%
Closed Sales	4	4	0.0%	33	43	+ 30.3%
Median Sales Price*	\$80,000	<b>\$109,998</b>	+ 37.5%	\$52,000	<b>\$61,450</b>	+ 18.2%
Average Sales Price*	\$83,475	<b>\$103,749</b>	+ 24.3%	\$77,917	<b>\$84,217</b>	+ 8.1%
Percent of Original List Price Received*	94.6%	<b>90.9%</b>	- 3.9%	88.2%	<b>93.2%</b>	+ 5.7%
Average Market Time	40	25	- 37.5%	97	88	- 9.3%
Inventory of Homes for Sale at Month End	15	11	- 26.7%	--	--	--

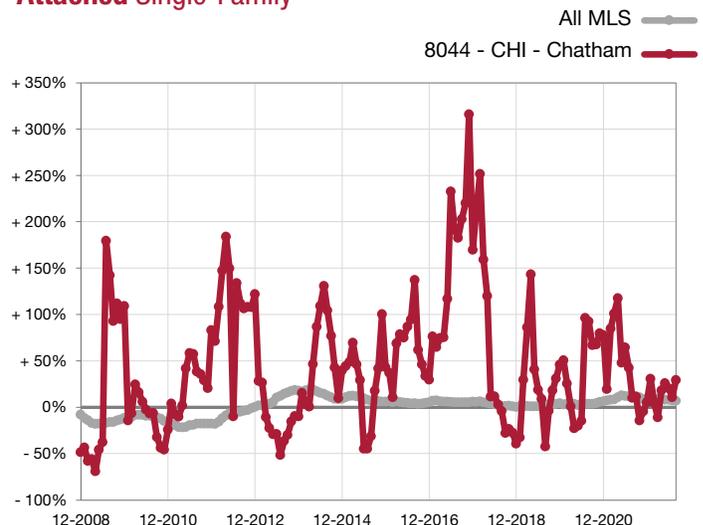
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Edgewater

Local Market Update / August 2022

**- 29.6%**

**- 24.1%**

**- 33.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	14	4	- 71.4%	124	97	- 21.8%
Under Contract (includes Contingent and Pending)	8	3	- 62.5%	80	73	- 8.8%
Closed Sales	8	3	- 62.5%	84	80	- 4.8%
Median Sales Price*	\$828,250	<b>\$1,325,000</b>	+ 60.0%	\$828,750	<b>\$987,500</b>	+ 19.2%
Average Sales Price*	\$875,675	<b>\$1,241,300</b>	+ 41.8%	\$879,950	<b>\$1,092,187</b>	+ 24.1%
Percent of Original List Price Received*	99.4%	<b>98.3%</b>	- 1.1%	98.2%	<b>99.3%</b>	+ 1.1%
Average Market Time	18	<b>29</b>	+ 61.1%	53	<b>45</b>	- 15.1%
Inventory of Homes for Sale at Month End	16	4	- 75.0%	--	--	--

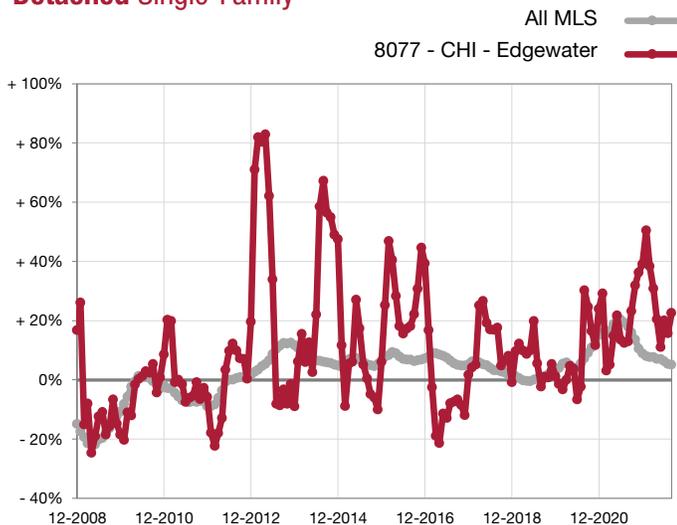
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	155	<b>115</b>	- 25.8%	1,680	<b>1,357</b>	- 19.2%
Under Contract (includes Contingent and Pending)	87	<b>57</b>	- 34.5%	984	<b>888</b>	- 9.8%
Closed Sales	100	<b>79</b>	- 21.0%	985	<b>920</b>	- 6.6%
Median Sales Price*	\$231,200	<b>\$204,450</b>	- 11.6%	\$246,100	<b>\$235,000</b>	- 4.5%
Average Sales Price*	\$255,782	<b>\$253,190</b>	- 1.0%	\$273,534	<b>\$267,344</b>	- 2.3%
Percent of Original List Price Received*	96.6%	<b>95.8%</b>	- 0.8%	96.5%	<b>97.0%</b>	+ 0.5%
Average Market Time	57	<b>57</b>	0.0%	68	<b>59</b>	- 13.2%
Inventory of Homes for Sale at Month End	235	<b>164</b>	- 30.2%	--	--	--

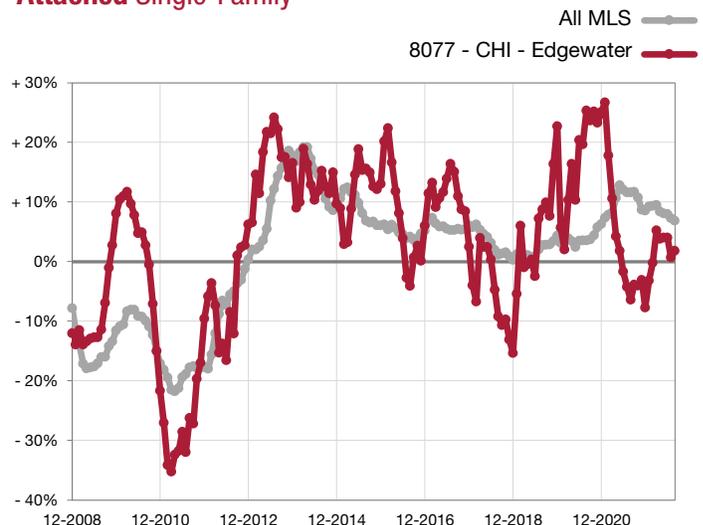
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Edison Park

Local Market Update / August 2022

- 8.3%

- 20.8%

- 48.2%

Change in  
New Listings  
All Properties

Change in  
Closed Sales  
All Properties

Change in  
Inventory of Homes  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	25	21	- 16.0%	334	225	- 32.6%
Under Contract (includes Contingent and Pending)	11	12	+ 9.1%	156	141	- 9.6%
Closed Sales	19	12	- 36.8%	164	143	- 12.8%
Median Sales Price*	\$440,000	\$590,000	+ 34.1%	\$436,000	\$429,900	- 1.4%
Average Sales Price*	\$488,117	\$626,500	+ 28.4%	\$483,746	\$500,461	+ 3.5%
Percent of Original List Price Received*	97.6%	97.5%	- 0.1%	97.3%	97.2%	- 0.1%
Average Market Time	39	54	+ 38.5%	51	56	+ 9.8%
Inventory of Homes for Sale at Month End	40	24	- 40.0%	--	--	--

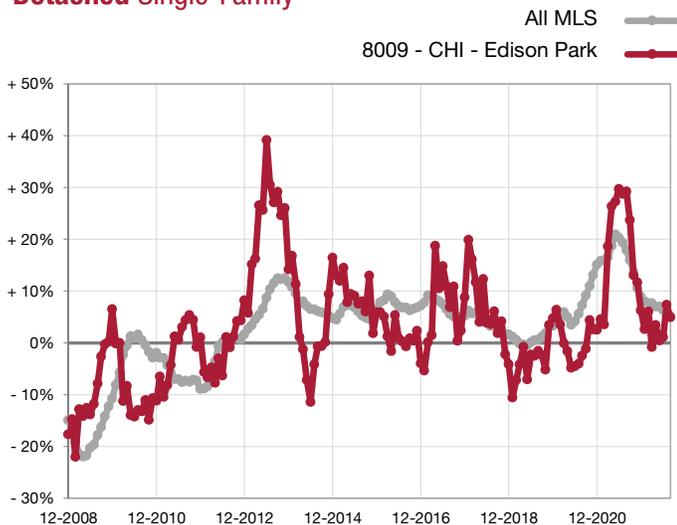
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	11	12	+ 9.1%	99	100	+ 1.0%
Under Contract (includes Contingent and Pending)	5	8	+ 60.0%	69	80	+ 15.9%
Closed Sales	5	7	+ 40.0%	73	76	+ 4.1%
Median Sales Price*	\$190,000	\$250,000	+ 31.6%	\$170,000	\$190,000	+ 11.8%
Average Sales Price*	\$189,580	\$231,986	+ 22.4%	\$176,655	\$194,405	+ 10.0%
Percent of Original List Price Received*	96.5%	97.2%	+ 0.7%	96.5%	97.1%	+ 0.6%
Average Market Time	29	36	+ 24.1%	49	50	+ 2.0%
Inventory of Homes for Sale at Month End	16	5	- 68.8%	--	--	--

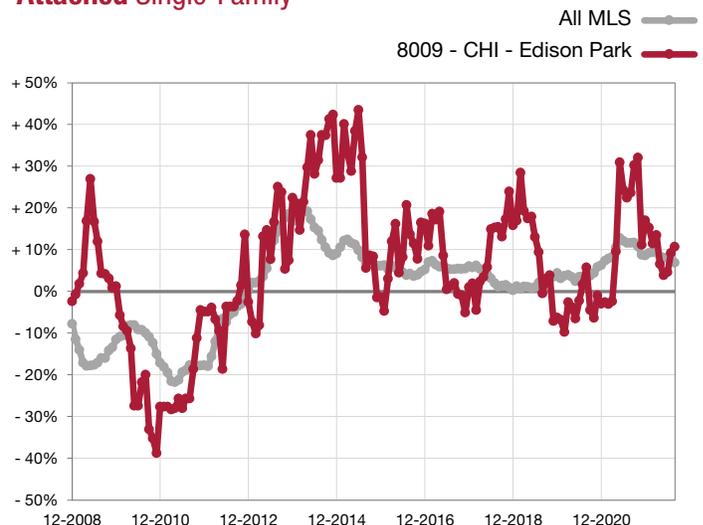
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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. | All data from Midwest Real Estate Data LLC. Powered by 10K Research and Marketing. A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC. RESIDENTIAL ACTIVITY ONLY

# Forest Glen

Local Market Update / August 2022

**+ 11.1%**

**- 15.4%**

**+ 2.0%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	33	<b>34</b>	+ 3.0%	420	<b>385</b>	- 8.3%
Under Contract (includes Contingent and Pending)	19	<b>18</b>	- 5.3%	260	<b>251</b>	- 3.5%
Closed Sales	23	<b>20</b>	- 13.0%	272	<b>258</b>	- 5.1%
Median Sales Price*	\$615,000	<b>\$512,500</b>	- 16.7%	\$535,500	<b>\$517,500</b>	- 3.4%
Average Sales Price*	\$659,930	<b>\$567,295</b>	- 14.0%	\$572,617	<b>\$556,571</b>	- 2.8%
Percent of Original List Price Received*	100.1%	<b>99.0%</b>	- 1.1%	98.1%	<b>98.9%</b>	+ 0.8%
Average Market Time	24	<b>17</b>	- 29.2%	69	<b>38</b>	- 44.9%
Inventory of Homes for Sale at Month End	47	<b>46</b>	- 2.1%	--	--	--

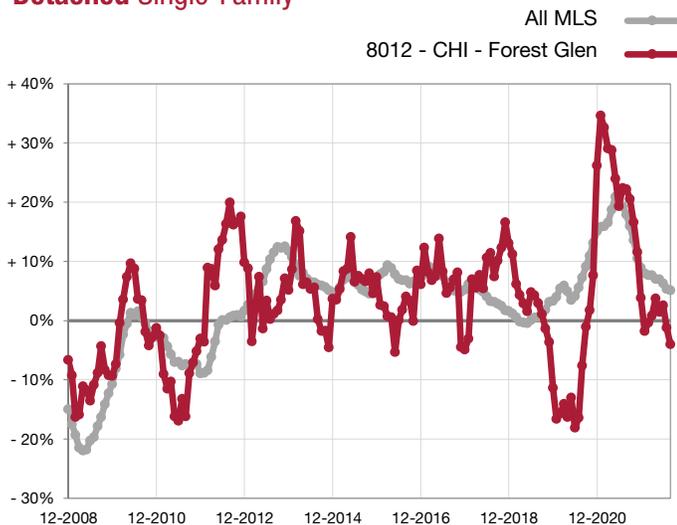
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	3	<b>6</b>	+ 100.0%	34	<b>47</b>	+ 38.2%
Under Contract (includes Contingent and Pending)	4	<b>1</b>	- 75.0%	23	<b>23</b>	0.0%
Closed Sales	3	<b>2</b>	- 33.3%	23	<b>24</b>	+ 4.3%
Median Sales Price*	\$406,000	<b>\$310,000</b>	- 23.6%	\$340,000	<b>\$327,950</b>	- 3.5%
Average Sales Price*	\$378,667	<b>\$310,000</b>	- 18.1%	\$358,824	<b>\$356,121</b>	- 0.8%
Percent of Original List Price Received*	99.1%	<b>97.5%</b>	- 1.6%	98.9%	<b>98.7%</b>	- 0.2%
Average Market Time	18	<b>46</b>	+ 155.6%	30	<b>49</b>	+ 63.3%
Inventory of Homes for Sale at Month End	4	<b>6</b>	+ 50.0%	--	--	--

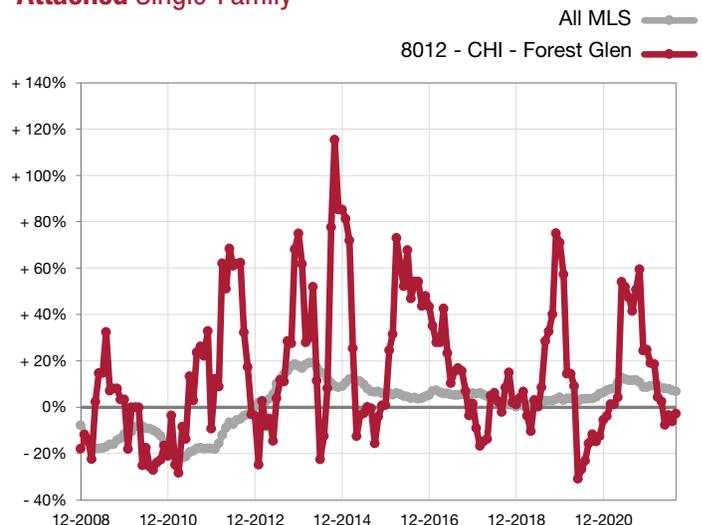
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Grand Boulevard

Local Market Update / August 2022

**0.0%**

**- 37.5%**

**+ 27.3%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	14	12	- 14.3%	120	152	+ 26.7%
Under Contract (includes Contingent and Pending)	6	5	- 16.7%	60	64	+ 6.7%
Closed Sales	7	2	- 71.4%	71	57	- 19.7%
Median Sales Price*	\$430,000	<b>\$660,000</b>	+ 53.5%	\$585,000	<b>\$600,000</b>	+ 2.6%
Average Sales Price*	\$456,414	<b>\$660,000</b>	+ 44.6%	\$533,226	<b>\$569,543</b>	+ 6.8%
Percent of Original List Price Received*	102.9%	<b>95.4%</b>	- 7.3%	99.5%	<b>96.9%</b>	- 2.6%
Average Market Time	105	<b>198</b>	+ 88.6%	84	<b>88</b>	+ 4.8%
Inventory of Homes for Sale at Month End	27	<b>38</b>	+ 40.7%	--	--	--

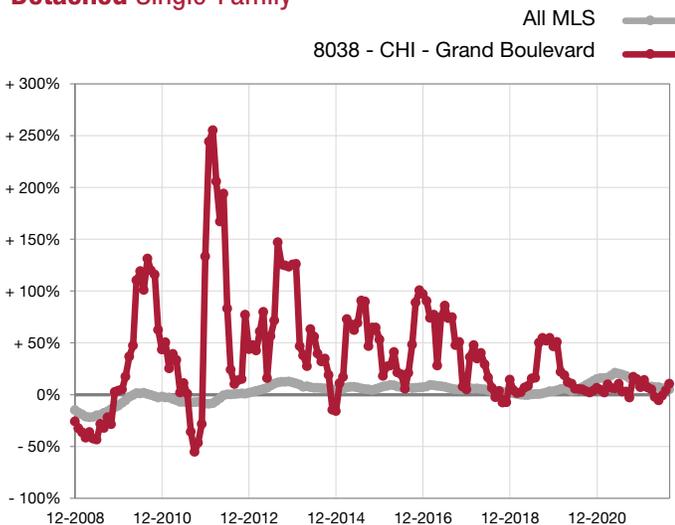
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	32	34	+ 6.3%	373	326	- 12.6%
Under Contract (includes Contingent and Pending)	19	12	- 36.8%	181	143	- 21.0%
Closed Sales	17	13	- 23.5%	171	155	- 9.4%
Median Sales Price*	\$265,000	<b>\$229,900</b>	- 13.2%	\$240,000	<b>\$249,900</b>	+ 4.1%
Average Sales Price*	\$284,768	<b>\$252,877</b>	- 11.2%	\$256,427	<b>\$265,674</b>	+ 3.6%
Percent of Original List Price Received*	96.0%	<b>91.4%</b>	- 4.8%	97.9%	<b>96.7%</b>	- 1.2%
Average Market Time	93	<b>121</b>	+ 30.1%	103	<b>85</b>	- 17.5%
Inventory of Homes for Sale at Month End	61	<b>74</b>	+ 21.3%	--	--	--

\* 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



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# Greater Grand Crossing

Local Market Update / August 2022

**+ 84.6%**

**- 45.5%**

**+ 8.2%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	26	<b>46</b>	+ 76.9%	319	<b>415</b>	+ 30.1%
Under Contract (includes Contingent and Pending)	12	<b>19</b>	+ 58.3%	166	<b>166</b>	0.0%
Closed Sales	11	<b>6</b>	- 45.5%	166	<b>161</b>	- 3.0%
Median Sales Price*	\$130,000	<b>\$213,250</b>	+ 64.0%	\$156,500	<b>\$183,500</b>	+ 17.3%
Average Sales Price*	\$174,841	<b>\$193,583</b>	+ 10.7%	\$160,298	<b>\$183,329</b>	+ 14.4%
Percent of Original List Price Received*	104.3%	<b>89.8%</b>	- 13.9%	97.8%	<b>95.5%</b>	- 2.4%
Average Market Time	52	<b>67</b>	+ 28.8%	90	<b>86</b>	- 4.4%
Inventory of Homes for Sale at Month End	82	<b>89</b>	+ 8.5%	--	--	--

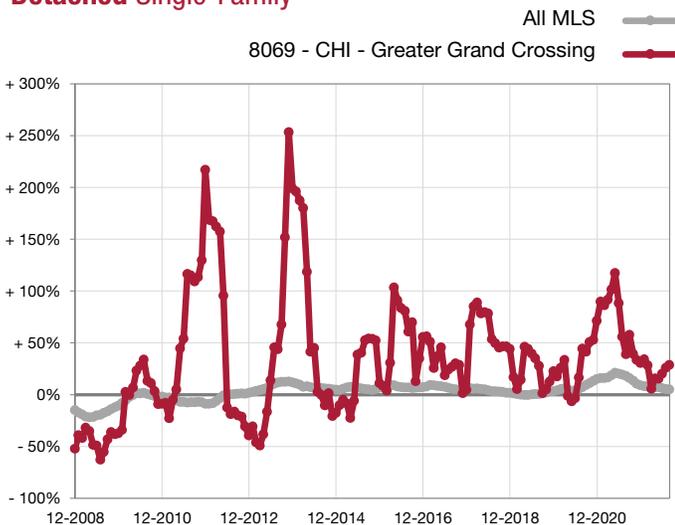
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	0	<b>2</b>	--	6	<b>10</b>	+ 66.7%
Under Contract (includes Contingent and Pending)	1	<b>0</b>	- 100.0%	3	<b>2</b>	- 33.3%
Closed Sales	0	<b>0</b>	--	2	<b>3</b>	+ 50.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$63,500	<b>\$147,000</b>	+ 131.5%
Average Sales Price*	\$0	<b>\$0</b>	--	\$63,500	<b>\$139,000</b>	+ 118.9%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	95.7%	<b>96.1%</b>	+ 0.4%
Average Market Time	0	<b>0</b>	--	14	<b>87</b>	+ 521.4%
Inventory of Homes for Sale at Month End	3	<b>3</b>	0.0%	--	--	--

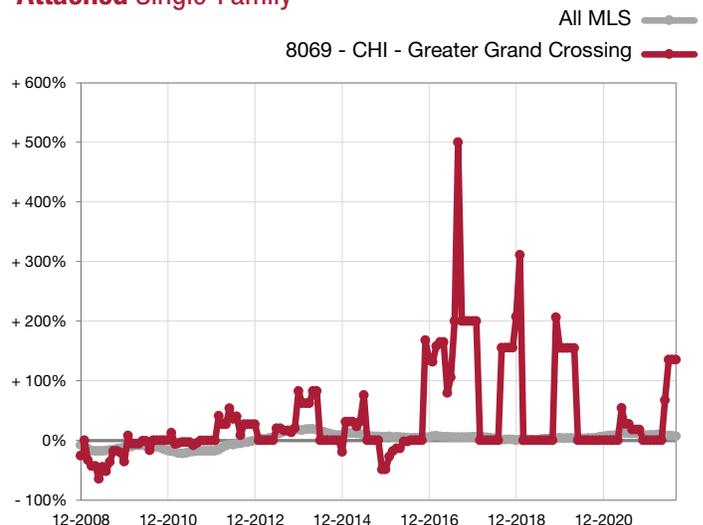
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Hegewisch

Local Market Update / August 2022

**+ 250.0%**      **- 57.1%**      **+ 15.8%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	8	<b>28</b>	+ 250.0%	124	<b>171</b>	+ 37.9%
Under Contract (includes Contingent and Pending)	3	<b>10</b>	+ 233.3%	82	<b>111</b>	+ 35.4%
Closed Sales	13	<b>6</b>	- 53.8%	92	<b>106</b>	+ 15.2%
Median Sales Price*	\$200,000	<b>\$227,500</b>	+ 13.8%	\$184,000	<b>\$209,995</b>	+ 14.1%
Average Sales Price*	\$202,223	<b>\$267,500</b>	+ 32.3%	\$188,293	<b>\$205,488</b>	+ 9.1%
Percent of Original List Price Received*	101.5%	<b>93.8%</b>	- 7.6%	98.2%	<b>96.2%</b>	- 2.0%
Average Market Time	21	<b>34</b>	+ 61.9%	45	<b>44</b>	- 2.2%
Inventory of Homes for Sale at Month End	19	<b>22</b>	+ 15.8%	--	--	--

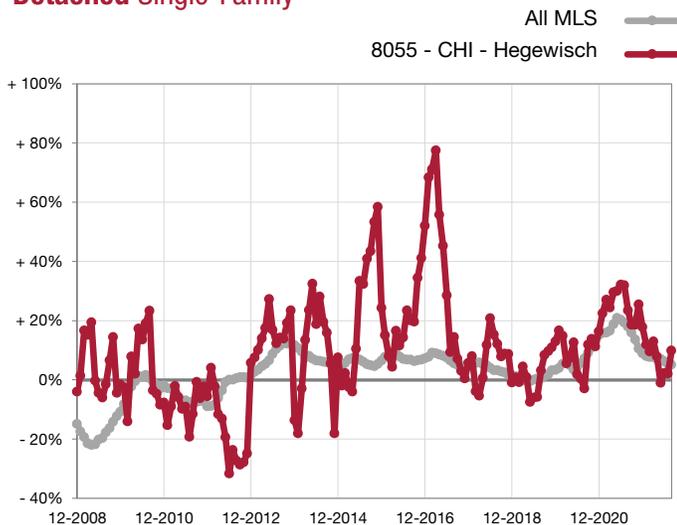
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	0	<b>0</b>	--	1	<b>1</b>	0.0%
Under Contract (includes Contingent and Pending)	0	<b>0</b>	--	1	<b>0</b>	- 100.0%
Closed Sales	1	<b>0</b>	- 100.0%	1	<b>0</b>	- 100.0%
Median Sales Price*	\$85,000	<b>\$0</b>	- 100.0%	\$85,000	<b>\$0</b>	- 100.0%
Average Sales Price*	\$85,000	<b>\$0</b>	- 100.0%	\$85,000	<b>\$0</b>	- 100.0%
Percent of Original List Price Received*	85.9%	<b>0.0%</b>	- 100.0%	85.9%	<b>0.0%</b>	- 100.0%
Average Market Time	5	<b>0</b>	- 100.0%	5	<b>0</b>	- 100.0%
Inventory of Homes for Sale at Month End	0	<b>0</b>	--	--	--	--

\* 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



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# Humboldt Park

Local Market Update / August 2022

**- 17.6%**

**- 43.8%**

**- 4.5%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	25	24	- 4.0%	296	302	+ 2.0%
Under Contract (includes Contingent and Pending)	10	6	- 40.0%	175	145	- 17.1%
Closed Sales	13	8	- 38.5%	180	141	- 21.7%
Median Sales Price*	\$275,000	<b>\$235,000</b>	- 14.5%	\$300,000	<b>\$324,000</b>	+ 8.0%
Average Sales Price*	\$379,346	<b>\$254,313</b>	- 33.0%	\$359,867	<b>\$377,468</b>	+ 4.9%
Percent of Original List Price Received*	97.9%	<b>95.3%</b>	- 2.7%	99.1%	<b>96.2%</b>	- 2.9%
Average Market Time	38	24	- 36.8%	61	64	+ 4.9%
Inventory of Homes for Sale at Month End	58	54	- 6.9%	--	--	--

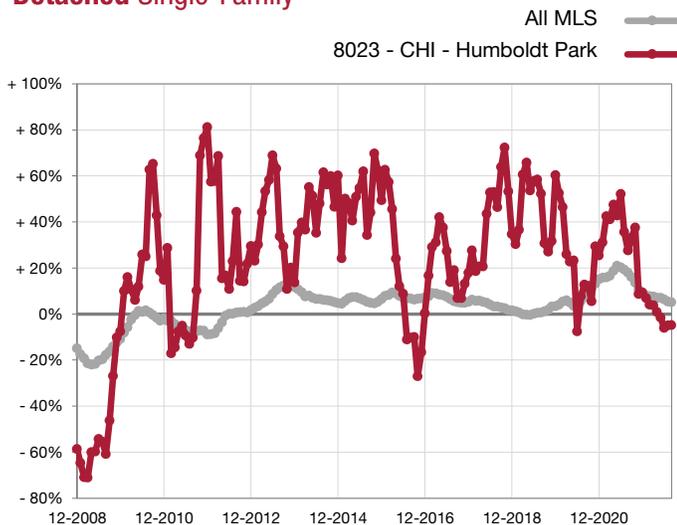
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	9	4	- 55.6%	83	71	- 14.5%
Under Contract (includes Contingent and Pending)	1	3	+ 200.0%	42	32	- 23.8%
Closed Sales	3	1	- 66.7%	48	36	- 25.0%
Median Sales Price*	\$298,000	<b>\$62,000</b>	- 79.2%	\$332,493	<b>\$360,800</b>	+ 8.5%
Average Sales Price*	\$284,333	<b>\$62,000</b>	- 78.2%	\$325,933	<b>\$349,692</b>	+ 7.3%
Percent of Original List Price Received*	98.1%	<b>88.6%</b>	- 9.7%	97.2%	<b>98.0%</b>	+ 0.8%
Average Market Time	32	3	- 90.6%	100	75	- 25.0%
Inventory of Homes for Sale at Month End	9	10	+ 11.1%	--	--	--

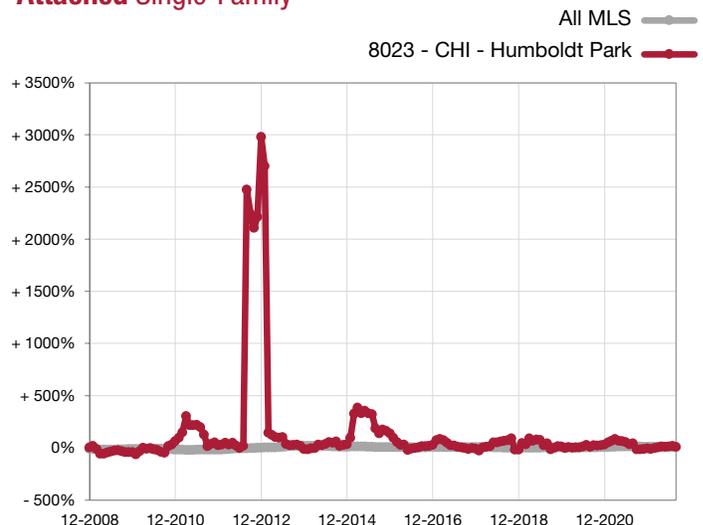
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Hyde Park

Local Market Update / August 2022

**+ 17.4%**

**+ 5.7%**

**+ 21.2%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	4	5	+ 25.0%	32	48	+ 50.0%
Under Contract (includes Contingent and Pending)	0	2	--	23	23	0.0%
Closed Sales	1	2	+ 100.0%	26	22	- 15.4%
Median Sales Price*	\$1,485,000	<b>\$1,749,000</b>	+ 17.8%	\$917,500	<b>\$1,175,000</b>	+ 28.1%
Average Sales Price*	\$1,485,000	<b>\$1,749,000</b>	+ 17.8%	\$1,003,600	<b>\$1,450,268</b>	+ 44.5%
Percent of Original List Price Received*	99.0%	<b>96.6%</b>	- 2.4%	94.1%	<b>93.6%</b>	- 0.5%
Average Market Time	3	<b>36</b>	+ 1,100.0%	65	<b>55</b>	- 15.4%
Inventory of Homes for Sale at Month End	9	<b>10</b>	+ 11.1%	--	--	--

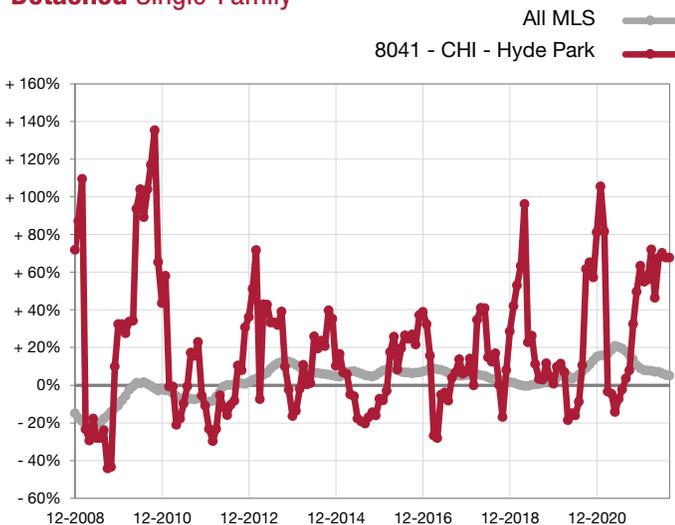
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	42	49	+ 16.7%	464	473	+ 1.9%
Under Contract (includes Contingent and Pending)	28	16	- 42.9%	312	286	- 8.3%
Closed Sales	34	35	+ 2.9%	303	307	+ 1.3%
Median Sales Price*	\$156,000	<b>\$212,000</b>	+ 35.9%	\$195,000	<b>\$219,500</b>	+ 12.6%
Average Sales Price*	\$212,882	<b>\$253,420</b>	+ 19.0%	\$244,022	<b>\$277,921</b>	+ 13.9%
Percent of Original List Price Received*	95.2%	<b>96.0%</b>	+ 0.8%	94.7%	<b>95.6%</b>	+ 1.0%
Average Market Time	58	<b>50</b>	- 13.8%	75	<b>60</b>	- 20.0%
Inventory of Homes for Sale at Month End	76	<b>93</b>	+ 22.4%	--	--	--

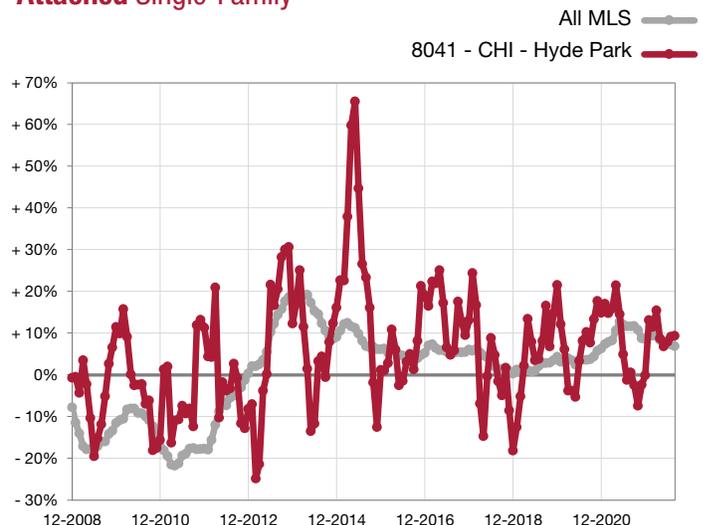
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Irving Park

Local Market Update / August 2022

**- 19.1%**

**- 14.5%**

**- 28.7%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	53	46	- 13.2%	472	524	+ 11.0%
Under Contract (includes Contingent and Pending)	21	20	- 4.8%	298	310	+ 4.0%
Closed Sales	21	25	+ 19.0%	305	312	+ 2.3%
Median Sales Price*	\$520,000	<b>\$770,000</b>	+ 48.1%	\$595,000	<b>\$649,950</b>	+ 9.2%
Average Sales Price*	\$595,048	<b>\$705,698</b>	+ 18.6%	\$623,396	<b>\$681,614</b>	+ 9.3%
Percent of Original List Price Received*	97.5%	<b>99.5%</b>	+ 2.1%	99.1%	<b>99.8%</b>	+ 0.7%
Average Market Time	27	17	- 37.0%	47	34	- 27.7%
Inventory of Homes for Sale at Month End	53	55	+ 3.8%	--	--	--

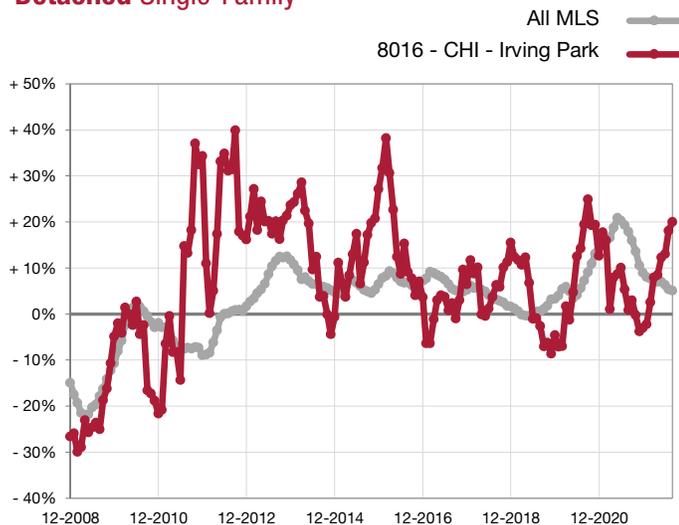
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	41	30	- 26.8%	630	439	- 30.3%
Under Contract (includes Contingent and Pending)	26	21	- 19.2%	356	283	- 20.5%
Closed Sales	34	22	- 35.3%	358	293	- 18.2%
Median Sales Price*	\$215,000	<b>\$227,000</b>	+ 5.6%	\$240,500	<b>\$231,000</b>	- 3.9%
Average Sales Price*	\$245,153	<b>\$258,536</b>	+ 5.5%	\$265,808	<b>\$268,934</b>	+ 1.2%
Percent of Original List Price Received*	97.8%	<b>97.0%</b>	- 0.8%	97.9%	<b>97.7%</b>	- 0.2%
Average Market Time	45	49	+ 8.9%	49	55	+ 12.2%
Inventory of Homes for Sale at Month End	90	47	- 47.8%	--	--	--

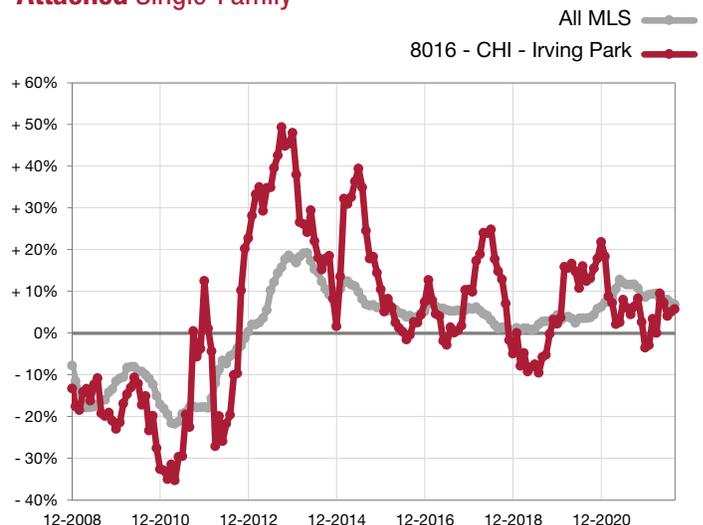
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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. | All data from Midwest Real Estate Data LLC. Powered by 10K Research and Marketing. A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC. RESIDENTIAL ACTIVITY ONLY

# Jefferson Park

Local Market Update / August 2022

**- 12.9%**

**- 7.7%**

**- 29.9%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	49	<b>41</b>	- 16.3%	407	<b>404</b>	- 0.7%
Under Contract (includes Contingent and Pending)	19	<b>17</b>	- 10.5%	247	<b>252</b>	+ 2.0%
Closed Sales	20	<b>18</b>	- 10.0%	254	<b>259</b>	+ 2.0%
Median Sales Price*	\$434,000	<b>\$445,000</b>	+ 2.5%	\$370,000	<b>\$399,000</b>	+ 7.8%
Average Sales Price*	\$407,645	<b>\$452,717</b>	+ 11.1%	\$401,701	<b>\$428,931</b>	+ 6.8%
Percent of Original List Price Received*	97.4%	<b>96.5%</b>	- 0.9%	99.3%	<b>99.0%</b>	- 0.3%
Average Market Time	29	<b>33</b>	+ 13.8%	40	<b>41</b>	+ 2.5%
Inventory of Homes for Sale at Month End	58	<b>46</b>	- 20.7%	--	--	--

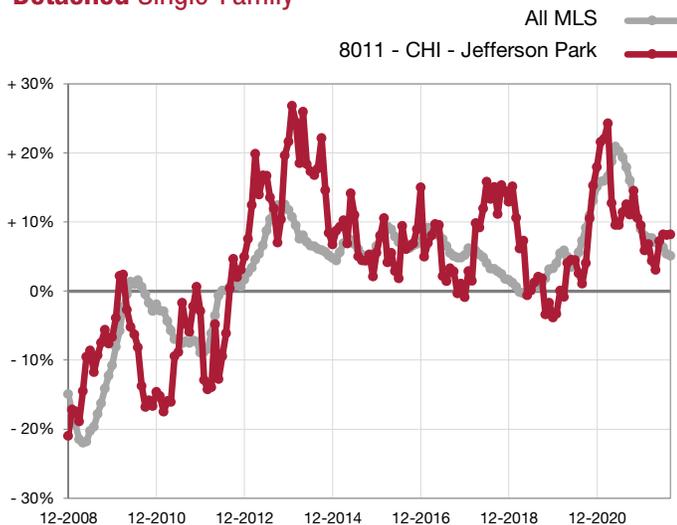
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	13	<b>13</b>	0.0%	137	<b>119</b>	- 13.1%
Under Contract (includes Contingent and Pending)	8	<b>10</b>	+ 25.0%	75	<b>73</b>	- 2.7%
Closed Sales	6	<b>6</b>	0.0%	78	<b>71</b>	- 9.0%
Median Sales Price*	\$186,500	<b>\$262,500</b>	+ 40.8%	\$157,450	<b>\$182,000</b>	+ 15.6%
Average Sales Price*	\$226,250	<b>\$274,545</b>	+ 21.3%	\$186,979	<b>\$203,301</b>	+ 8.7%
Percent of Original List Price Received*	97.4%	<b>100.1%</b>	+ 2.8%	96.1%	<b>96.8%</b>	+ 0.7%
Average Market Time	52	<b>17</b>	- 67.3%	51	<b>66</b>	+ 29.4%
Inventory of Homes for Sale at Month End	19	<b>8</b>	- 57.9%	--	--	--

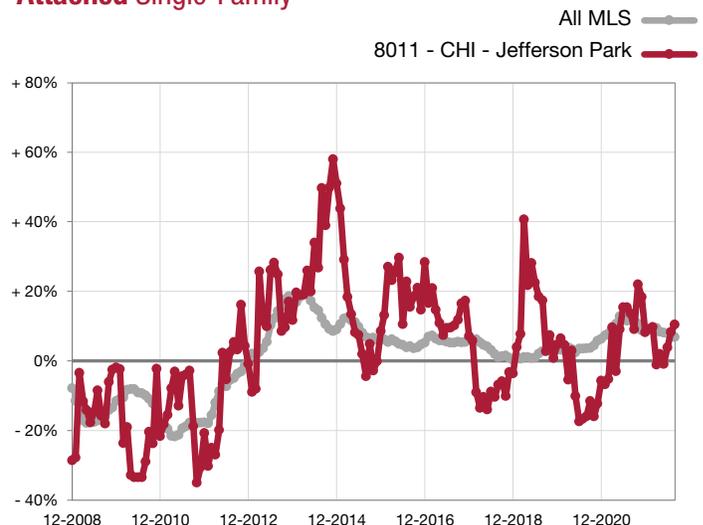
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Kenwood

Local Market Update / August 2022

**- 6.5%**

**- 60.0%**

**- 7.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	7	3	- 57.1%	78	69	- 11.5%
Under Contract (includes Contingent and Pending)	4	1	- 75.0%	43	29	- 32.6%
Closed Sales	7	1	- 85.7%	43	31	- 27.9%
Median Sales Price*	\$650,000	<b>\$1,680,000</b>	+ 158.5%	\$726,000	<b>\$789,000</b>	+ 8.7%
Average Sales Price*	\$1,358,036	<b>\$1,680,000</b>	+ 23.7%	\$1,199,147	<b>\$1,224,954</b>	+ 2.2%
Percent of Original List Price Received*	103.4%	<b>94.4%</b>	- 8.7%	97.2%	<b>92.8%</b>	- 4.5%
Average Market Time	34	<b>55</b>	+ 61.8%	110	<b>100</b>	- 9.1%
Inventory of Homes for Sale at Month End	11	<b>12</b>	+ 9.1%	--	--	--

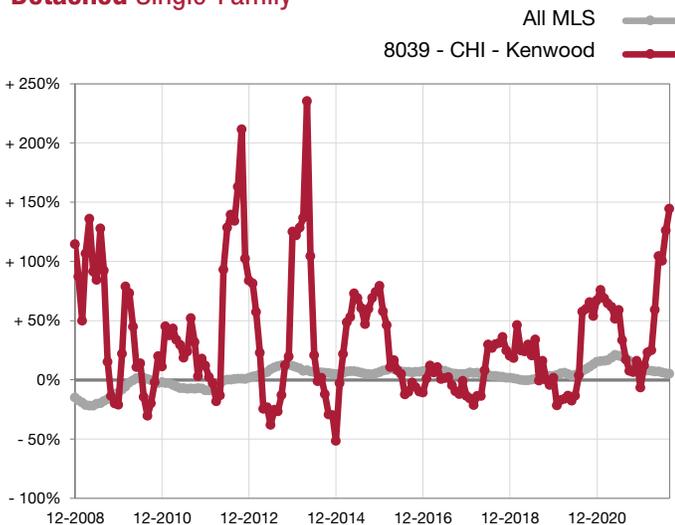
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	24	<b>26</b>	+ 8.3%	377	<b>374</b>	- 0.8%
Under Contract (includes Contingent and Pending)	16	<b>10</b>	- 37.5%	219	<b>175</b>	- 20.1%
Closed Sales	18	<b>9</b>	- 50.0%	235	<b>179</b>	- 23.8%
Median Sales Price*	\$260,500	<b>\$310,000</b>	+ 19.0%	\$245,000	<b>\$235,000</b>	- 4.1%
Average Sales Price*	\$270,944	<b>\$323,111</b>	+ 19.3%	\$256,249	<b>\$255,557</b>	- 0.3%
Percent of Original List Price Received*	93.5%	<b>97.9%</b>	+ 4.7%	95.4%	<b>95.1%</b>	- 0.3%
Average Market Time	66	<b>89</b>	+ 34.8%	75	<b>87</b>	+ 16.0%
Inventory of Homes for Sale at Month End	73	<b>66</b>	- 9.6%	--	--	--

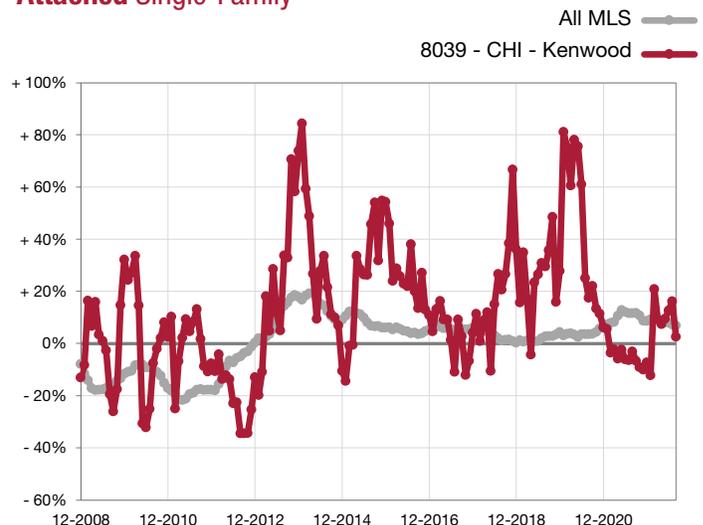
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Lakeview

Local Market Update / August 2022

**- 35.7%**

**- 19.5%**

**- 46.7%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	25	14	- 44.0%	398	282	- 29.1%
Under Contract (includes Contingent and Pending)	18	7	- 61.1%	211	174	- 17.5%
Closed Sales	24	17	- 29.2%	212	183	- 13.7%
Median Sales Price*	\$1,532,500	<b>\$1,550,000</b>	+ 1.1%	\$1,367,500	<b>\$1,555,000</b>	+ 13.7%
Average Sales Price*	\$1,589,219	<b>\$1,676,353</b>	+ 5.5%	\$1,411,740	<b>\$1,643,092</b>	+ 16.4%
Percent of Original List Price Received*	97.8%	<b>99.7%</b>	+ 1.9%	96.2%	<b>98.5%</b>	+ 2.4%
Average Market Time	39	12	- 69.2%	79	53	- 32.9%
Inventory of Homes for Sale at Month End	53	28	- 47.2%	--	--	--

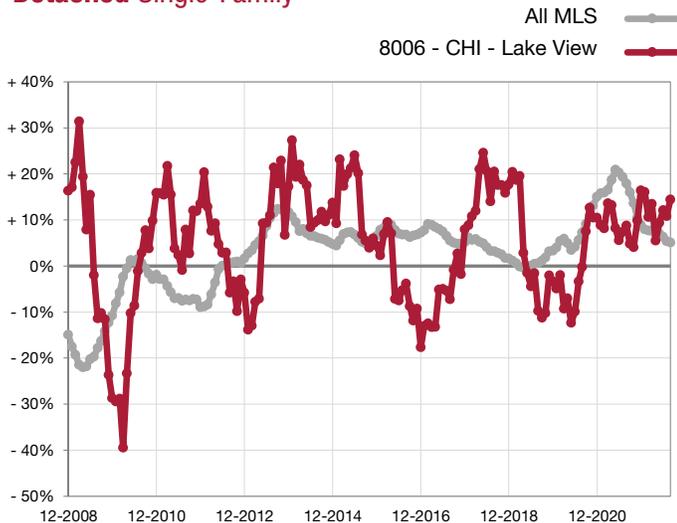
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	336	218	- 35.1%	5,066	3,681	- 27.3%
Under Contract (includes Contingent and Pending)	153	130	- 15.0%	2,567	2,271	- 11.5%
Closed Sales	202	165	- 18.3%	2,600	2,328	- 10.5%
Median Sales Price*	\$384,000	<b>\$335,000</b>	- 12.8%	\$400,000	<b>\$395,000</b>	- 1.3%
Average Sales Price*	\$426,721	<b>\$401,003</b>	- 6.0%	\$429,680	<b>\$438,660</b>	+ 2.1%
Percent of Original List Price Received*	97.5%	<b>97.5%</b>	0.0%	97.5%	<b>98.3%</b>	+ 0.8%
Average Market Time	53	37	- 30.2%	66	54	- 18.2%
Inventory of Homes for Sale at Month End	596	318	- 46.6%	--	--	--

\* 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



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# Lincoln Park

Local Market Update / August 2022

**- 42.7%**

**- 21.2%**

**- 36.3%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	29	18	- 37.9%	605	414	- 31.6%
Under Contract (includes Contingent and Pending)	19	17	- 10.5%	294	255	- 13.3%
Closed Sales	22	26	+ 18.2%	296	262	- 11.5%
Median Sales Price*	\$1,967,500	<b>\$1,717,500</b>	- 12.7%	\$1,717,500	<b>\$1,721,250</b>	+ 0.2%
Average Sales Price*	\$2,146,202	<b>\$2,302,020</b>	+ 7.3%	\$2,068,251	<b>\$2,165,992</b>	+ 4.7%
Percent of Original List Price Received*	96.8%	<b>96.6%</b>	- 0.2%	95.2%	<b>96.7%</b>	+ 1.6%
Average Market Time	64	<b>47</b>	- 26.6%	112	<b>68</b>	- 39.3%
Inventory of Homes for Sale at Month End	92	<b>56</b>	- 39.1%	--	--	--

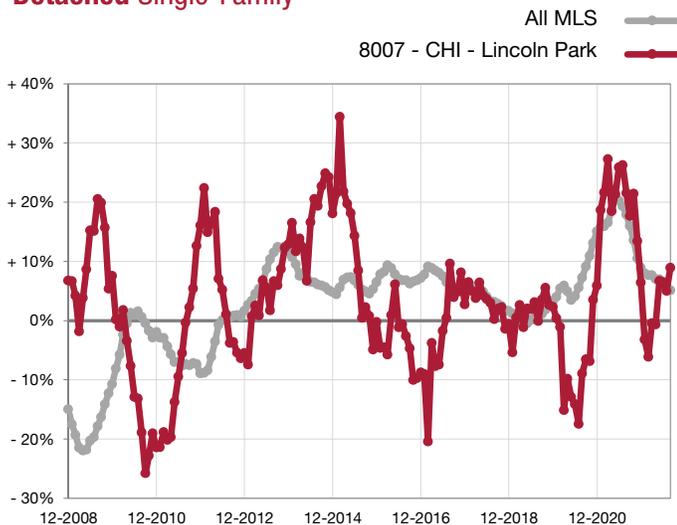
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	257	146	- 43.2%	3,444	2,492	- 27.6%
Under Contract (includes Contingent and Pending)	144	87	- 39.6%	1,742	1,579	- 9.4%
Closed Sales	148	108	- 27.0%	1,712	1,653	- 3.4%
Median Sales Price*	\$490,000	<b>\$517,500</b>	+ 5.6%	\$520,000	<b>\$536,000</b>	+ 3.1%
Average Sales Price*	\$570,908	<b>\$581,933</b>	+ 1.9%	\$611,730	<b>\$634,188</b>	+ 3.7%
Percent of Original List Price Received*	97.5%	<b>97.2%</b>	- 0.3%	97.2%	<b>98.2%</b>	+ 1.0%
Average Market Time	43	<b>41</b>	- 4.7%	73	<b>62</b>	- 15.1%
Inventory of Homes for Sale at Month End	399	<b>257</b>	- 35.6%	--	--	--

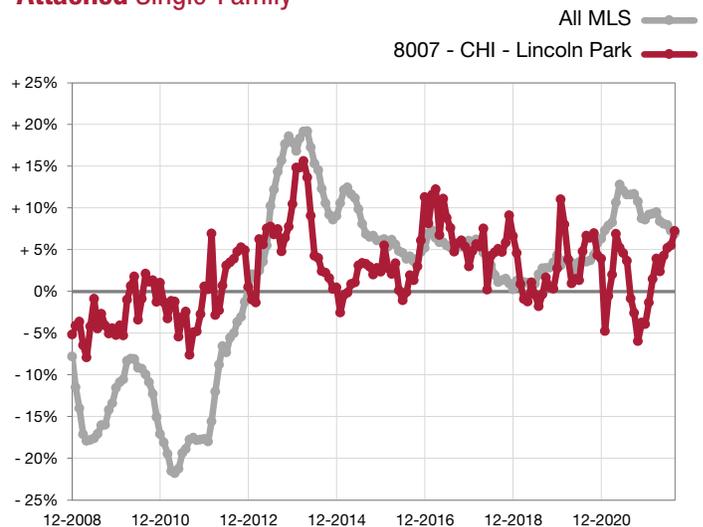
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Lincoln Square

Local Market Update / August 2022

**- 12.2%**

**- 18.2%**

**- 30.2%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	16	14	- 12.5%	242	193	- 20.2%
Under Contract (includes Contingent and Pending)	7	9	+ 28.6%	151	132	- 12.6%
Closed Sales	10	8	- 20.0%	161	135	- 16.1%
Median Sales Price*	\$918,750	<b>\$899,500</b>	- 2.1%	\$875,000	<b>\$800,000</b>	- 8.6%
Average Sales Price*	\$973,350	<b>\$944,175</b>	- 3.0%	\$934,098	<b>\$950,298</b>	+ 1.7%
Percent of Original List Price Received*	100.8%	<b>95.1%</b>	- 5.7%	99.2%	<b>98.7%</b>	- 0.5%
Average Market Time	32	<b>70</b>	+ 118.8%	59	<b>48</b>	- 18.6%
Inventory of Homes for Sale at Month End	27	<b>21</b>	- 22.2%	--	--	--

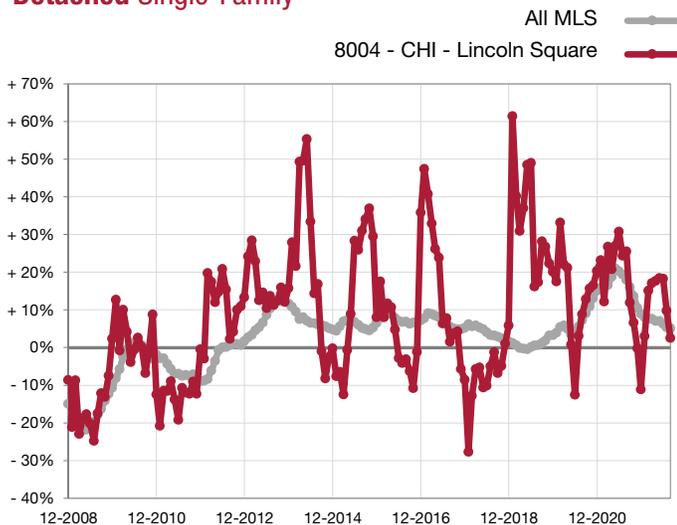
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	58	51	- 12.1%	774	650	- 16.0%
Under Contract (includes Contingent and Pending)	29	28	- 3.4%	464	398	- 14.2%
Closed Sales	34	28	- 17.6%	485	400	- 17.5%
Median Sales Price*	\$337,450	<b>\$360,200</b>	+ 6.7%	\$323,000	<b>\$312,500</b>	- 3.3%
Average Sales Price*	\$365,478	<b>\$368,307</b>	+ 0.8%	\$348,578	<b>\$352,725</b>	+ 1.2%
Percent of Original List Price Received*	98.6%	<b>99.1%</b>	+ 0.5%	98.1%	<b>98.5%</b>	+ 0.4%
Average Market Time	28	<b>36</b>	+ 28.6%	50	<b>55</b>	+ 10.0%
Inventory of Homes for Sale at Month End	89	<b>60</b>	- 32.6%	--	--	--

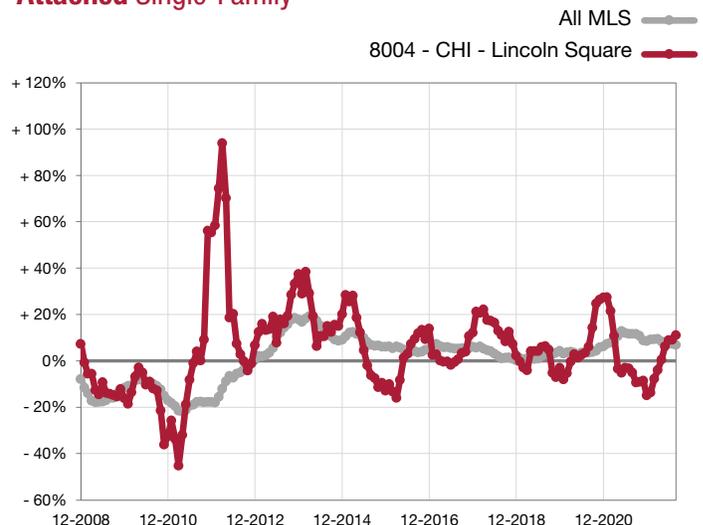
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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- 17.1%

- 20.4%

- 27.0%

# Logan Square

Local Market Update / August 2022

Change in  
New Listings  
All Properties

Change in  
Closed Sales  
All Properties

Change in  
Inventory of Homes  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	37	36	- 2.7%	516	412	- 20.2%
Under Contract (includes Contingent and Pending)	25	12	- 52.0%	323	268	- 17.0%
Closed Sales	28	24	- 14.3%	323	297	- 8.0%
Median Sales Price*	\$862,450	<b>\$912,500</b>	+ 5.8%	\$865,000	<b>\$915,000</b>	+ 5.8%
Average Sales Price*	\$902,299	<b>\$1,015,479</b>	+ 12.5%	\$931,109	<b>\$1,027,085</b>	+ 10.3%
Percent of Original List Price Received*	98.4%	<b>96.7%</b>	- 1.7%	98.6%	<b>98.6%</b>	0.0%
Average Market Time	37	<b>28</b>	- 24.3%	53	<b>42</b>	- 20.8%
Inventory of Homes for Sale at Month End	46	<b>39</b>	- 15.2%	--	--	--

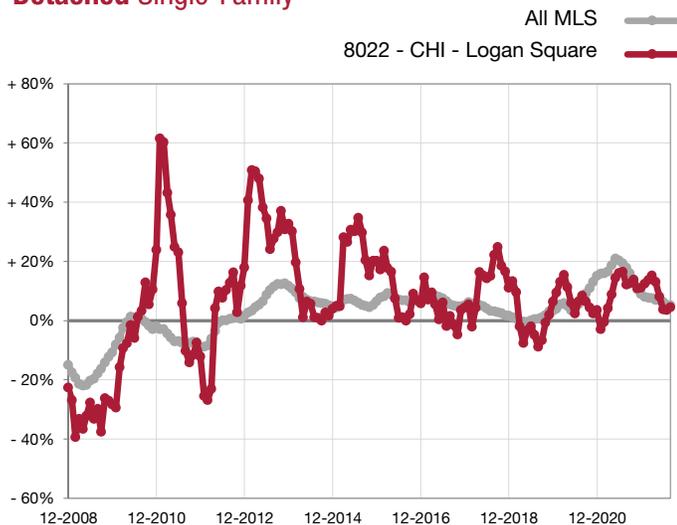
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	115	90	- 21.7%	1,536	1,148	- 25.3%
Under Contract (includes Contingent and Pending)	54	40	- 25.9%	840	685	- 18.5%
Closed Sales	65	50	- 23.1%	852	751	- 11.9%
Median Sales Price*	\$480,000	<b>\$430,000</b>	- 10.4%	\$428,500	<b>\$450,000</b>	+ 5.0%
Average Sales Price*	\$483,752	<b>\$496,489</b>	+ 2.6%	\$454,561	<b>\$486,282</b>	+ 7.0%
Percent of Original List Price Received*	99.6%	<b>99.2%</b>	- 0.4%	99.7%	<b>99.5%</b>	- 0.2%
Average Market Time	27	<b>36</b>	+ 33.3%	48	<b>46</b>	- 4.2%
Inventory of Homes for Sale at Month End	139	<b>96</b>	- 30.9%	--	--	--

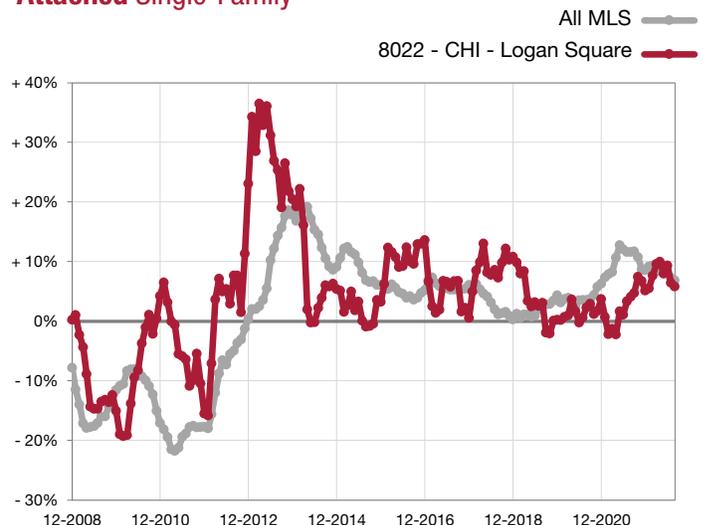
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Loop

Local Market Update / August 2022

**- 14.0%**

**- 24.8%**

**- 23.6%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	0	1	--	0	3	--
Under Contract (includes Contingent and Pending)	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Average Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Average Market Time	0	0	--	0	0	--
Inventory of Homes for Sale at Month End	0	0	--	--	--	--

## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	172	147	- 14.5%	2,331	1,970	- 15.5%
Under Contract (includes Contingent and Pending)	84	77	- 8.3%	874	995	+ 13.8%
Closed Sales	109	82	- 24.8%	955	1,048	+ 9.7%
Median Sales Price*	\$370,000	\$348,000	- 5.9%	\$380,000	\$375,000	- 1.3%
Average Sales Price*	\$573,057	\$451,842	- 21.2%	\$682,342	\$647,455	- 5.1%
Percent of Original List Price Received*	96.0%	97.5%	+ 1.6%	95.9%	96.9%	+ 1.0%
Average Market Time	114	84	- 26.3%	121	109	- 9.9%
Inventory of Homes for Sale at Month End	495	378	- 23.6%	--	--	--

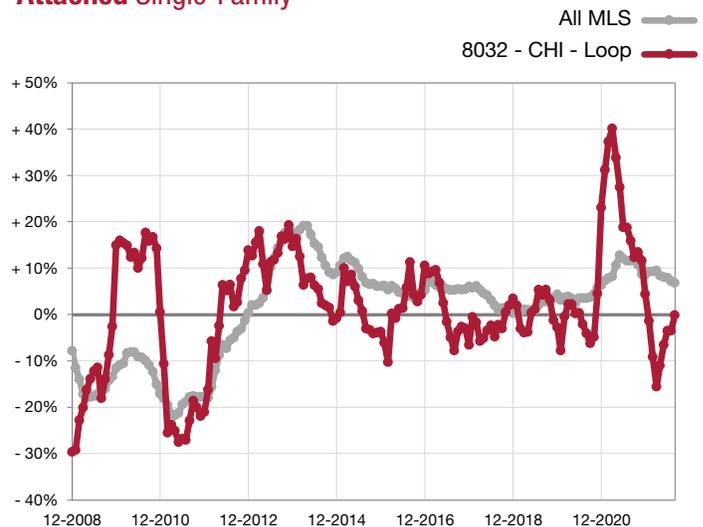
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Near North Side

Local Market Update / August 2022

**- 13.1%**

**- 30.6%**

**- 19.5%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	6	13	+ 116.7%	152	120	- 21.1%
Under Contract (includes Contingent and Pending)	2	2	0.0%	49	41	- 16.3%
Closed Sales	4	1	- 75.0%	55	45	- 18.2%
Median Sales Price*	\$1,681,250	<b>\$3,850,000</b>	+ 129.0%	\$1,750,000	<b>\$2,300,000</b>	+ 31.4%
Average Sales Price*	\$2,086,875	<b>\$3,850,000</b>	+ 84.5%	\$1,933,745	<b>\$2,372,451</b>	+ 22.7%
Percent of Original List Price Received*	94.3%	<b>100.0%</b>	+ 6.0%	89.5%	<b>93.0%</b>	+ 3.9%
Average Market Time	166	<b>98</b>	- 41.0%	284	<b>188</b>	- 33.8%
Inventory of Homes for Sale at Month End	43	<b>33</b>	- 23.3%	--	--	--

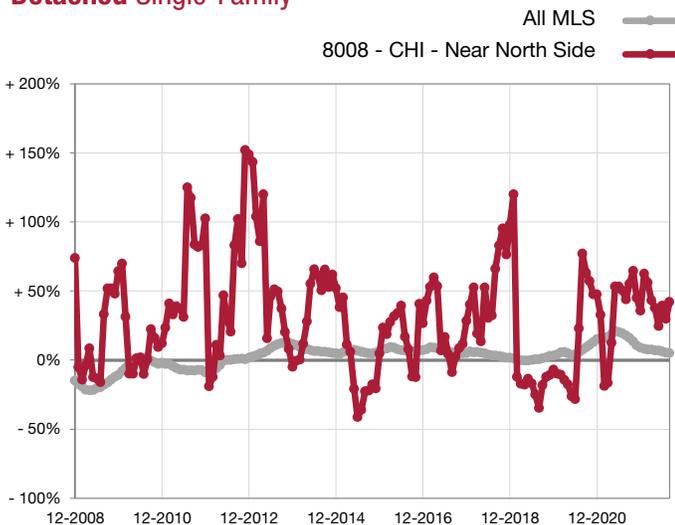
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	583	499	- 14.4%	7,877	6,869	- 12.8%
Under Contract (includes Contingent and Pending)	248	207	- 16.5%	2,839	3,007	+ 5.9%
Closed Sales	323	226	- 30.0%	2,751	3,101	+ 12.7%
Median Sales Price*	\$414,000	<b>\$371,000</b>	- 10.4%	\$407,500	<b>\$425,000</b>	+ 4.3%
Average Sales Price*	\$638,077	<b>\$528,437</b>	- 17.2%	\$577,218	<b>\$597,786</b>	+ 3.6%
Percent of Original List Price Received*	96.7%	<b>96.4%</b>	- 0.3%	95.8%	<b>96.6%</b>	+ 0.8%
Average Market Time	134	<b>89</b>	- 33.6%	133	<b>122</b>	- 8.3%
Inventory of Homes for Sale at Month End	1,650	<b>1,330</b>	- 19.4%	--	--	--

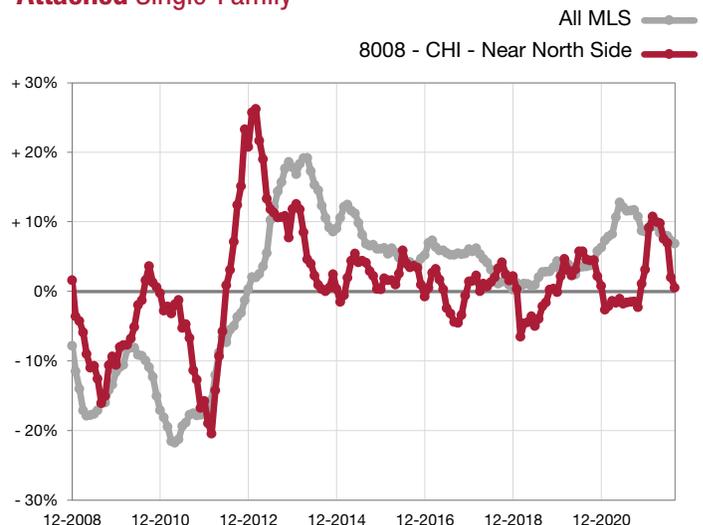
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

### Detached Single-Family



### Attached Single-Family



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# Near South Side

Local Market Update / August 2022

**- 23.0%**

**- 49.4%**

**- 24.9%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	1	0	- 100.0%	15	10	- 33.3%
Under Contract (includes Contingent and Pending)	0	0	--	6	9	+ 50.0%
Closed Sales	0	0	--	7	10	+ 42.9%
Median Sales Price*	\$0	\$0	--	\$1,220,000	\$1,215,000	- 0.4%
Average Sales Price*	\$0	\$0	--	\$1,427,786	\$1,195,150	- 16.3%
Percent of Original List Price Received*	0.0%	0.0%	--	92.7%	94.2%	+ 1.6%
Average Market Time	0	0	--	135	123	- 8.9%
Inventory of Homes for Sale at Month End	4	1	- 75.0%	--	--	--

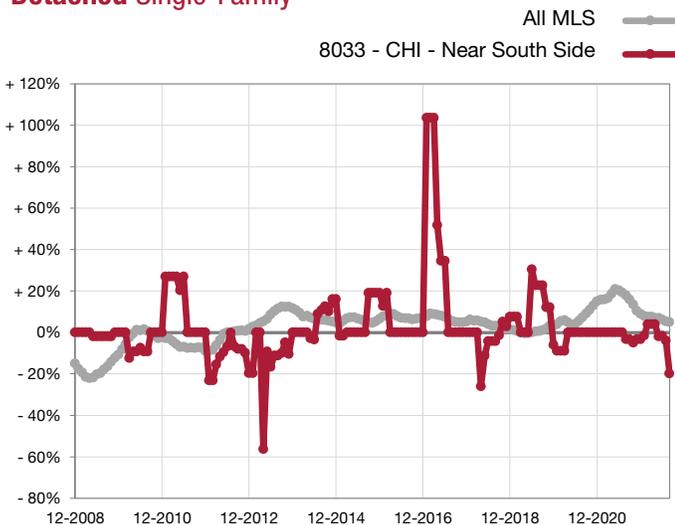
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	164	127	- 22.6%	2,047	1,677	- 18.1%
Under Contract (includes Contingent and Pending)	63	43	- 31.7%	876	770	- 12.1%
Closed Sales	85	43	- 49.4%	882	804	- 8.8%
Median Sales Price*	\$392,500	\$375,000	- 4.5%	\$390,000	\$380,000	- 2.6%
Average Sales Price*	\$443,928	\$430,223	- 3.1%	\$447,778	\$448,471	+ 0.2%
Percent of Original List Price Received*	100.3%	99.5%	- 0.8%	99.8%	100.0%	+ 0.2%
Average Market Time	77	57	- 26.0%	91	89	- 2.2%
Inventory of Homes for Sale at Month End	346	262	- 24.3%	--	--	--

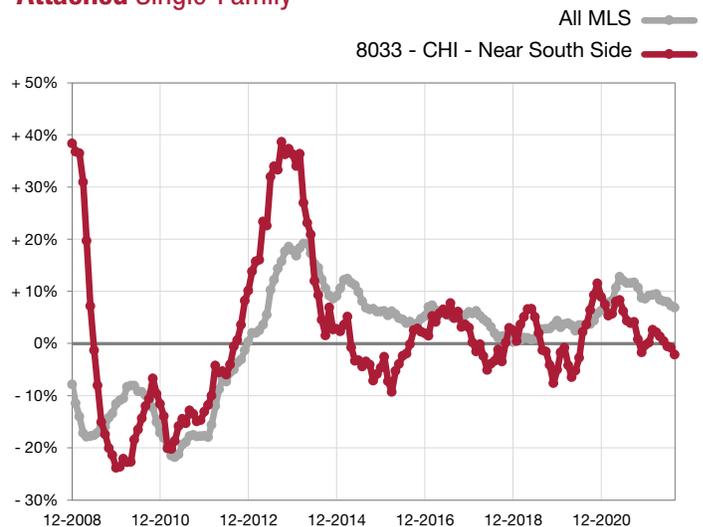
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Near West Side

Local Market Update / August 2022

**- 28.5%**

**- 25.3%**

**- 27.0%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	8	16	+ 100.0%	136	101	- 25.7%
Under Contract (includes Contingent and Pending)	5	2	- 60.0%	66	27	- 59.1%
Closed Sales	10	0	- 100.0%	63	36	- 42.9%
Median Sales Price*	\$621,300	\$0	- 100.0%	\$606,100	\$585,000	- 3.5%
Average Sales Price*	\$727,855	\$0	- 100.0%	\$656,722	\$684,532	+ 4.2%
Percent of Original List Price Received*	100.2%	0.0%	- 100.0%	100.0%	96.1%	- 3.9%
Average Market Time	98	0	- 100.0%	72	75	+ 4.2%
Inventory of Homes for Sale at Month End	16	24	+ 50.0%	--	--	--

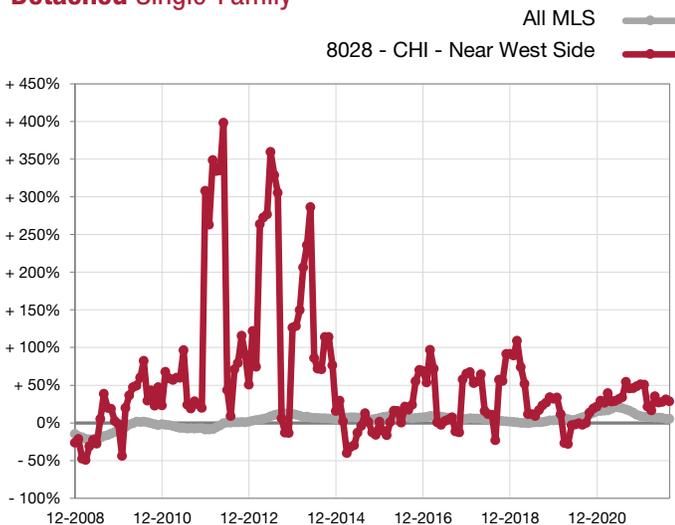
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	280	190	- 32.1%	3,513	2,703	- 23.1%
Under Contract (includes Contingent and Pending)	101	77	- 23.8%	1,477	1,416	- 4.1%
Closed Sales	140	112	- 20.0%	1,430	1,435	+ 0.3%
Median Sales Price*	\$375,500	\$360,000	- 4.1%	\$380,000	\$380,000	0.0%
Average Sales Price*	\$522,184	\$483,645	- 7.4%	\$480,150	\$501,686	+ 4.5%
Percent of Original List Price Received*	99.1%	99.4%	+ 0.3%	98.7%	99.3%	+ 0.6%
Average Market Time	68	47	- 30.9%	79	72	- 8.9%
Inventory of Homes for Sale at Month End	465	327	- 29.7%	--	--	--

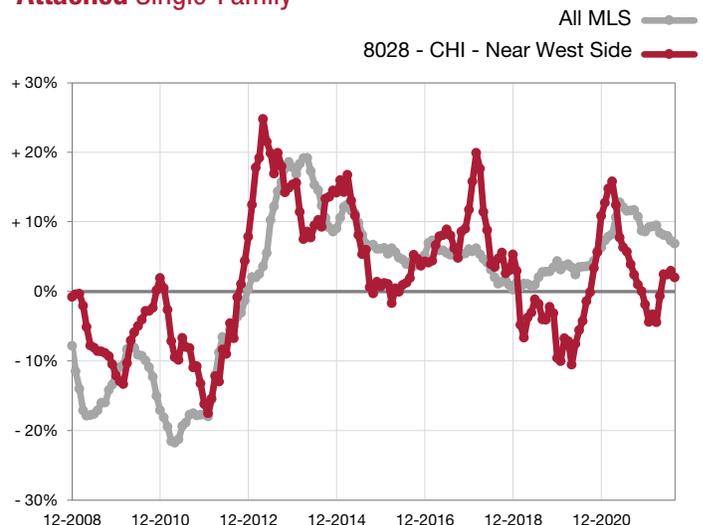
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# North Center

Local Market Update / August 2022

**- 22.6%**

**- 22.8%**

**- 8.2%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	33	21	- 36.4%	392	315	- 19.6%
Under Contract (includes Contingent and Pending)	22	15	- 31.8%	271	213	- 21.4%
Closed Sales	25	23	- 8.0%	271	225	- 17.0%
Median Sales Price*	\$1,300,000	<b>\$1,267,500</b>	- 2.5%	\$1,160,000	<b>\$1,235,000</b>	+ 6.5%
Average Sales Price*	\$1,261,001	<b>\$1,313,214</b>	+ 4.1%	\$1,165,385	<b>\$1,280,649</b>	+ 9.9%
Percent of Original List Price Received*	97.6%	<b>99.3%</b>	+ 1.7%	97.9%	<b>99.2%</b>	+ 1.3%
Average Market Time	47	29	- 38.3%	65	29	- 55.4%
Inventory of Homes for Sale at Month End	34	32	- 5.9%	--	--	--

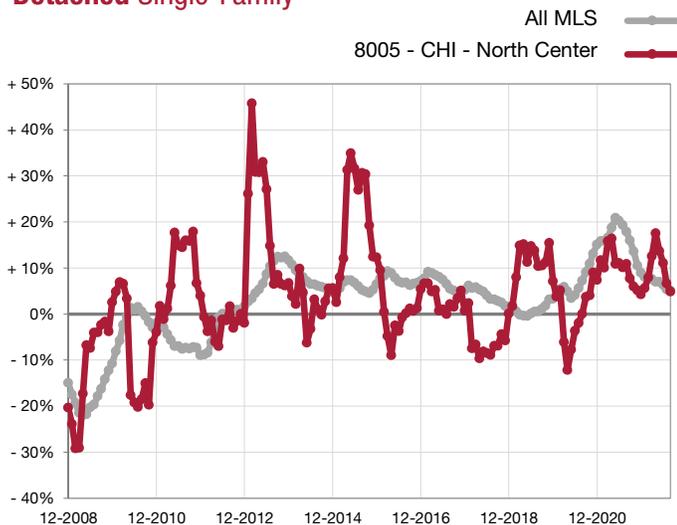
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	60	51	- 15.0%	820	665	- 18.9%
Under Contract (includes Contingent and Pending)	31	23	- 25.8%	501	408	- 18.6%
Closed Sales	32	21	- 34.4%	525	422	- 19.6%
Median Sales Price*	\$530,000	<b>\$440,000</b>	- 17.0%	\$451,000	<b>\$482,000</b>	+ 6.9%
Average Sales Price*	\$538,862	<b>\$468,167</b>	- 13.1%	\$473,301	<b>\$502,233</b>	+ 6.1%
Percent of Original List Price Received*	98.1%	<b>98.9%</b>	+ 0.8%	98.7%	<b>100.0%</b>	+ 1.3%
Average Market Time	41	28	- 31.7%	51	37	- 27.5%
Inventory of Homes for Sale at Month End	76	69	- 9.2%	--	--	--

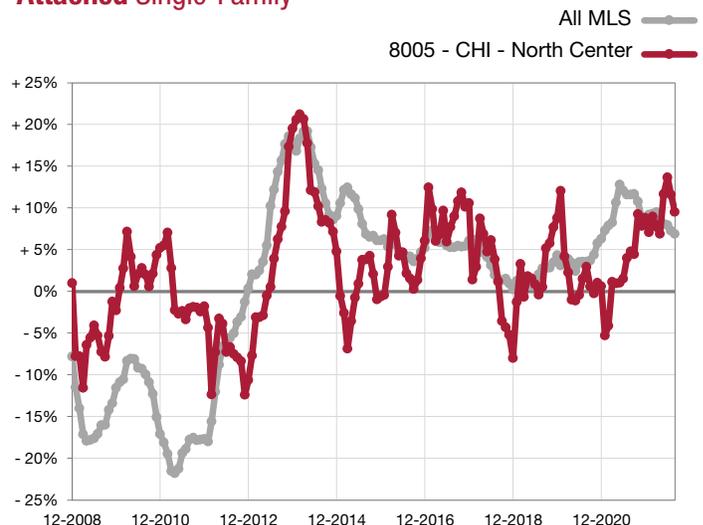
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# North Park

Local Market Update / August 2022

**+ 20.0%**

**+ 66.7%**

**+ 7.7%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	16	12	- 25.0%	102	105	+ 2.9%
Under Contract (includes Contingent and Pending)	10	4	- 60.0%	69	62	- 10.1%
Closed Sales	4	5	+ 25.0%	66	72	+ 9.1%
Median Sales Price*	\$530,000	<b>\$479,000</b>	- 9.6%	\$453,500	<b>\$449,750</b>	- 0.8%
Average Sales Price*	\$531,250	<b>\$479,400</b>	- 9.8%	\$476,389	<b>\$496,259</b>	+ 4.2%
Percent of Original List Price Received*	105.2%	<b>100.8%</b>	- 4.2%	100.1%	<b>99.6%</b>	- 0.5%
Average Market Time	11	14	+ 27.3%	34	49	+ 44.1%
Inventory of Homes for Sale at Month End	12	14	+ 16.7%	--	--	--

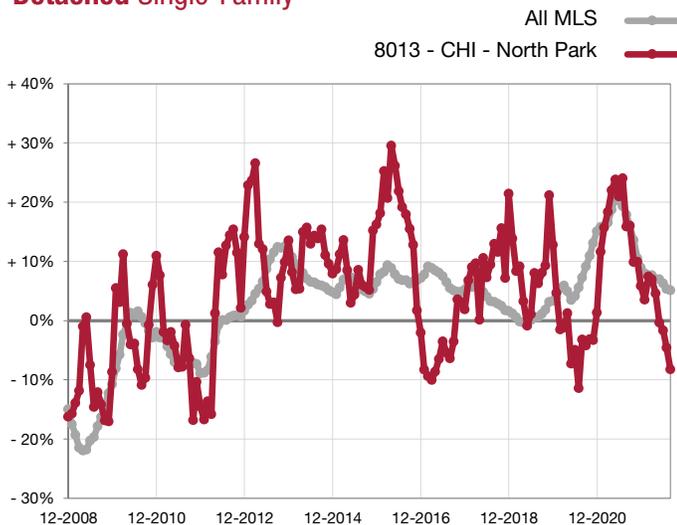
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	9	18	+ 100.0%	96	84	- 12.5%
Under Contract (includes Contingent and Pending)	2	6	+ 200.0%	54	46	- 14.8%
Closed Sales	2	5	+ 150.0%	56	42	- 25.0%
Median Sales Price*	\$222,000	<b>\$185,000</b>	- 16.7%	\$231,000	<b>\$226,200</b>	- 2.1%
Average Sales Price*	\$222,000	<b>\$245,000</b>	+ 10.4%	\$219,720	<b>\$228,224</b>	+ 3.9%
Percent of Original List Price Received*	97.5%	<b>95.2%</b>	- 2.4%	96.0%	<b>97.0%</b>	+ 1.0%
Average Market Time	35	29	- 17.1%	83	56	- 32.5%
Inventory of Homes for Sale at Month End	14	14	0.0%	--	--	--

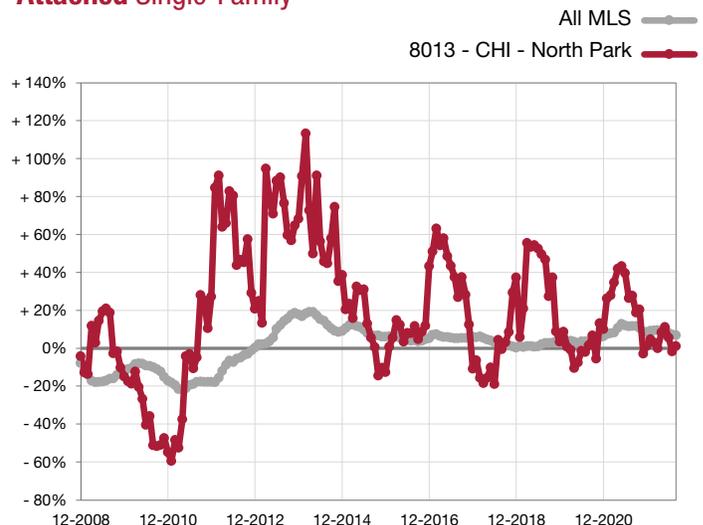
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Norwood Park

Local Market Update / August 2022

**- 34.4%**

**- 29.8%**

**- 34.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	77	53	- 31.2%	802	763	- 4.9%
Under Contract (includes Contingent and Pending)	44	30	- 31.8%	480	481	+ 0.2%
Closed Sales	50	32	- 36.0%	501	489	- 2.4%
Median Sales Price*	\$389,950	<b>\$405,750</b>	+ 4.1%	\$375,000	<b>\$399,000</b>	+ 6.4%
Average Sales Price*	\$445,428	<b>\$427,125</b>	- 4.1%	\$405,044	<b>\$427,366</b>	+ 5.5%
Percent of Original List Price Received*	98.0%	<b>97.9%</b>	- 0.1%	97.8%	<b>98.6%</b>	+ 0.8%
Average Market Time	22	<b>24</b>	+ 9.1%	43	<b>39</b>	- 9.3%
Inventory of Homes for Sale at Month End	97	<b>69</b>	- 28.9%	--	--	--

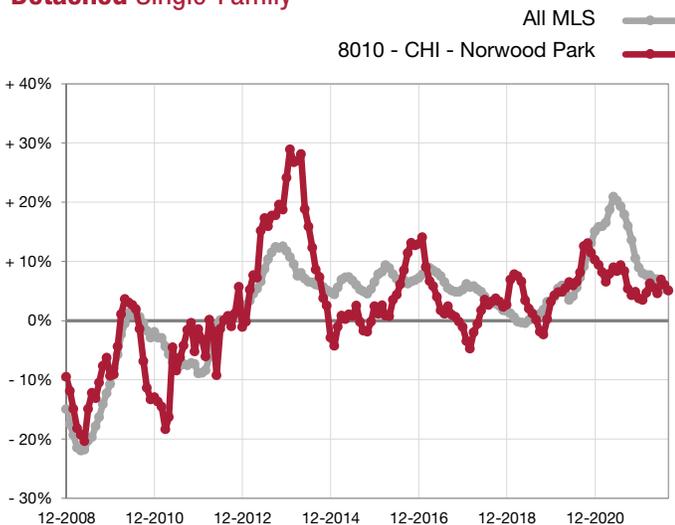
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	19	10	- 47.4%	166	131	- 21.1%
Under Contract (includes Contingent and Pending)	7	8	+ 14.3%	110	91	- 17.3%
Closed Sales	7	8	+ 14.3%	116	92	- 20.7%
Median Sales Price*	\$222,500	<b>\$125,000</b>	- 43.8%	\$170,000	<b>\$174,500</b>	+ 2.6%
Average Sales Price*	\$231,871	<b>\$145,875</b>	- 37.1%	\$181,926	<b>\$184,438</b>	+ 1.4%
Percent of Original List Price Received*	96.7%	<b>93.8%</b>	- 3.0%	95.6%	<b>95.8%</b>	+ 0.2%
Average Market Time	56	<b>137</b>	+ 144.6%	63	<b>58</b>	- 7.9%
Inventory of Homes for Sale at Month End	29	<b>14</b>	- 51.7%	--	--	--

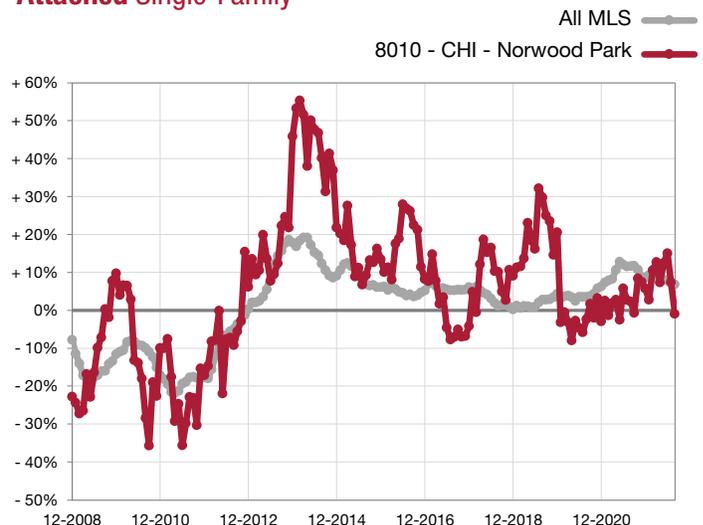
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Portage Park

Local Market Update / August 2022

**- 24.3%**

**- 4.5%**

**- 8.3%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	80	67	- 16.3%	783	729	- 6.9%
Under Contract (includes Contingent and Pending)	41	28	- 31.7%	502	440	- 12.4%
Closed Sales	36	35	- 2.8%	515	458	- 11.1%
Median Sales Price*	\$365,000	<b>\$375,000</b>	+ 2.7%	\$370,000	<b>\$390,000</b>	+ 5.4%
Average Sales Price*	\$403,618	<b>\$419,160</b>	+ 3.9%	\$399,303	<b>\$416,380</b>	+ 4.3%
Percent of Original List Price Received*	98.4%	<b>98.7%</b>	+ 0.3%	99.5%	<b>98.6%</b>	- 0.9%
Average Market Time	27	<b>54</b>	+ 100.0%	36	<b>42</b>	+ 16.7%
Inventory of Homes for Sale at Month End	88	<b>92</b>	+ 4.5%	--	--	--

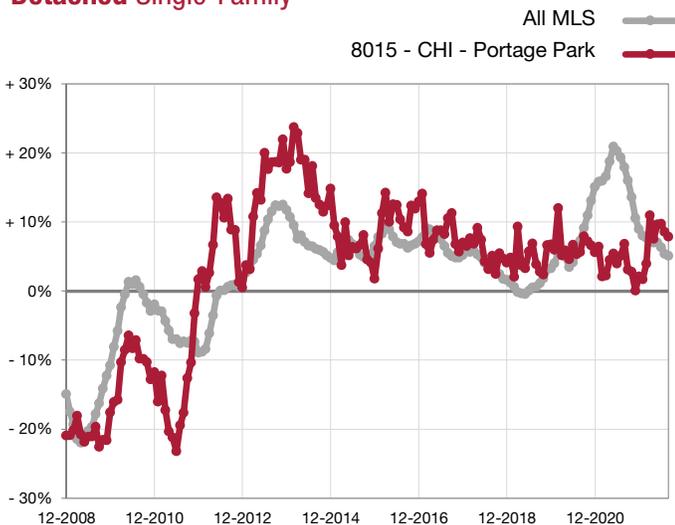
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	23	11	- 52.2%	239	166	- 30.5%
Under Contract (includes Contingent and Pending)	13	6	- 53.8%	130	92	- 29.2%
Closed Sales	8	7	- 12.5%	129	100	- 22.5%
Median Sales Price*	\$176,000	<b>\$157,900</b>	- 10.3%	\$170,000	<b>\$165,000</b>	- 2.9%
Average Sales Price*	\$211,563	<b>\$172,486</b>	- 18.5%	\$202,715	<b>\$194,758</b>	- 3.9%
Percent of Original List Price Received*	95.8%	<b>99.4%</b>	+ 3.8%	103.0%	<b>96.8%</b>	- 6.0%
Average Market Time	55	<b>13</b>	- 76.4%	69	<b>72</b>	+ 4.3%
Inventory of Homes for Sale at Month End	32	<b>18</b>	- 43.8%	--	--	--

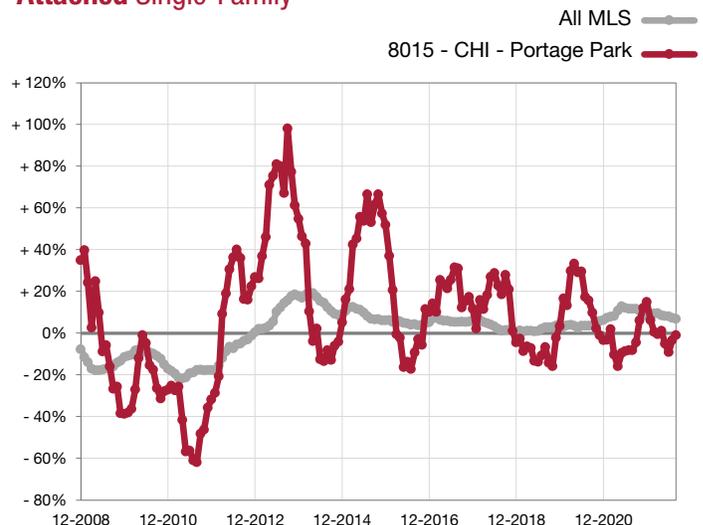
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Rogers Park

Local Market Update / August 2022

**- 52.9%**

**- 27.6%**

**- 36.1%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	12	7	- 41.7%	88	62	- 29.5%
Under Contract (includes Contingent and Pending)	8	2	- 75.0%	55	34	- 38.2%
Closed Sales	7	3	- 57.1%	49	42	- 14.3%
Median Sales Price*	\$548,000	<b>\$690,000</b>	+ 25.9%	\$555,000	<b>\$607,500</b>	+ 9.5%
Average Sales Price*	\$542,557	<b>\$751,667</b>	+ 38.5%	\$561,814	<b>\$608,799</b>	+ 8.4%
Percent of Original List Price Received*	97.9%	<b>99.5%</b>	+ 1.6%	98.4%	<b>97.9%</b>	- 0.5%
Average Market Time	30	<b>10</b>	- 66.7%	40	<b>47</b>	+ 17.5%
Inventory of Homes for Sale at Month End	8	7	- 12.5%	--	--	--

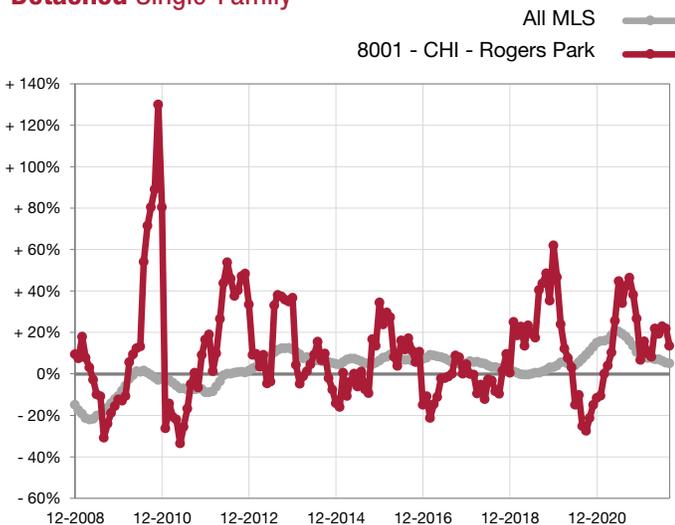
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	128	59	- 53.9%	1,061	873	- 17.7%
Under Contract (includes Contingent and Pending)	46	46	0.0%	609	537	- 11.8%
Closed Sales	51	39	- 23.5%	620	541	- 12.7%
Median Sales Price*	\$180,000	<b>\$198,000</b>	+ 10.0%	\$199,950	<b>\$195,000</b>	- 2.5%
Average Sales Price*	\$209,714	<b>\$205,436</b>	- 2.0%	\$217,000	<b>\$214,076</b>	- 1.3%
Percent of Original List Price Received*	97.2%	<b>98.8%</b>	+ 1.6%	97.3%	<b>98.0%</b>	+ 0.7%
Average Market Time	46	31	- 32.6%	56	61	+ 8.9%
Inventory of Homes for Sale at Month End	158	99	- 37.3%	--	--	--

\* 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



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# South Shore

Local Market Update / August 2022

**+ 32.1%**

**+ 10.5%**

**+ 15.7%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	31	<b>34</b>	+ 9.7%	240	<b>281</b>	+ 17.1%
Under Contract (includes Contingent and Pending)	13	<b>14</b>	+ 7.7%	110	<b>121</b>	+ 10.0%
Closed Sales	9	<b>7</b>	- 22.2%	116	<b>119</b>	+ 2.6%
Median Sales Price*	\$290,734	<b>\$180,000</b>	- 38.1%	\$207,000	<b>\$240,000</b>	+ 15.9%
Average Sales Price*	\$285,582	<b>\$250,931</b>	- 12.1%	\$228,343	<b>\$255,856</b>	+ 12.0%
Percent of Original List Price Received*	98.6%	<b>101.4%</b>	+ 2.8%	98.0%	<b>96.2%</b>	- 1.8%
Average Market Time	57	<b>132</b>	+ 131.6%	69	<b>69</b>	0.0%
Inventory of Homes for Sale at Month End	47	<b>58</b>	+ 23.4%	--	--	--

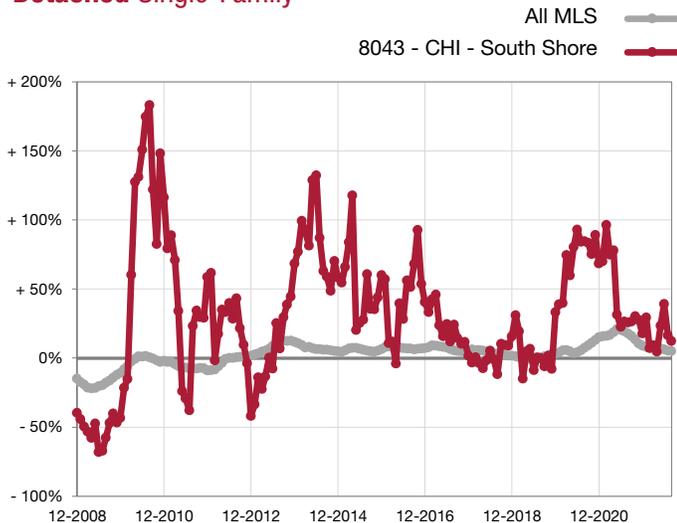
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	25	<b>40</b>	+ 60.0%	272	<b>302</b>	+ 11.0%
Under Contract (includes Contingent and Pending)	15	<b>26</b>	+ 73.3%	125	<b>156</b>	+ 24.8%
Closed Sales	10	<b>14</b>	+ 40.0%	117	<b>141</b>	+ 20.5%
Median Sales Price*	\$67,500	<b>\$94,170</b>	+ 39.5%	\$67,000	<b>\$93,000</b>	+ 38.8%
Average Sales Price*	\$100,300	<b>\$90,799</b>	- 9.5%	\$85,666	<b>\$104,240</b>	+ 21.7%
Percent of Original List Price Received*	90.8%	<b>93.8%</b>	+ 3.3%	92.4%	<b>93.1%</b>	+ 0.8%
Average Market Time	116	<b>58</b>	- 50.0%	107	<b>89</b>	- 16.8%
Inventory of Homes for Sale at Month End	61	<b>67</b>	+ 9.8%	--	--	--

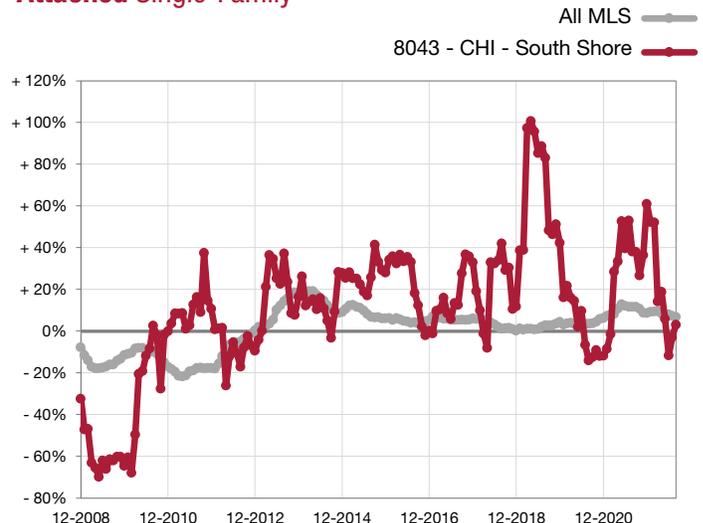
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Uptown

Local Market Update / August 2022

**- 42.8%**

**- 33.0%**

**- 49.6%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	12	7	- 41.7%	83	68	- 18.1%
Under Contract (includes Contingent and Pending)	3	1	- 66.7%	43	40	- 7.0%
Closed Sales	3	0	- 100.0%	49	42	- 14.3%
Median Sales Price*	\$837,316	\$0	- 100.0%	\$960,000	\$1,200,000	+ 25.0%
Average Sales Price*	\$1,002,439	\$0	- 100.0%	\$1,057,866	\$1,317,739	+ 24.6%
Percent of Original List Price Received*	84.2%	0.0%	- 100.0%	94.7%	96.8%	+ 2.2%
Average Market Time	63	0	- 100.0%	107	90	- 15.9%
Inventory of Homes for Sale at Month End	14	13	- 7.1%	--	--	--

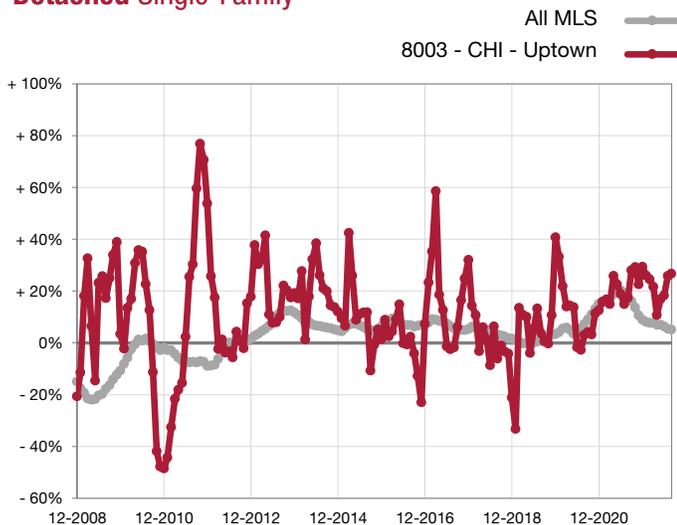
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	161	92	- 42.9%	1,846	1,456	- 21.1%
Under Contract (includes Contingent and Pending)	84	50	- 40.5%	1,072	979	- 8.7%
Closed Sales	88	61	- 30.7%	1,084	1,025	- 5.4%
Median Sales Price*	\$292,000	\$312,000	+ 6.8%	\$300,000	\$310,000	+ 3.3%
Average Sales Price*	\$296,567	\$316,837	+ 6.8%	\$310,248	\$314,877	+ 1.5%
Percent of Original List Price Received*	97.7%	98.0%	+ 0.3%	98.0%	98.4%	+ 0.4%
Average Market Time	40	23	- 42.5%	52	54	+ 3.8%
Inventory of Homes for Sale at Month End	258	124	- 51.9%	--	--	--

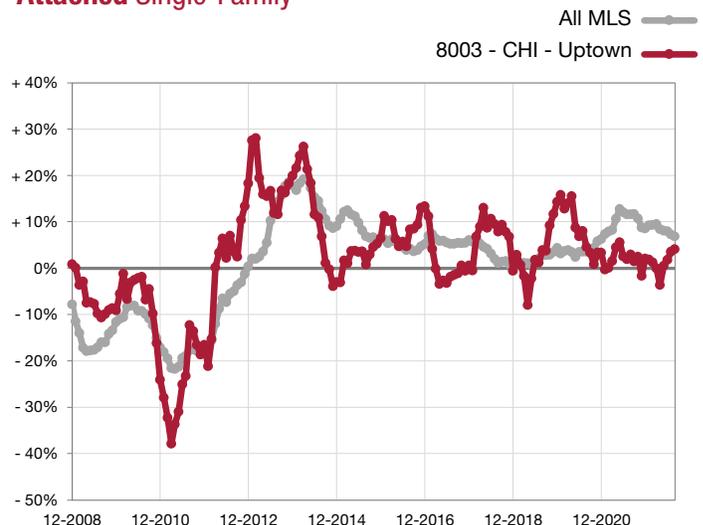
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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+ 11.1%

+ 66.7%

+ 21.1%

# Washington Park

Local Market Update / August 2022

Change in  
New Listings  
All Properties

Change in  
Closed Sales  
All Properties

Change in  
Inventory of Homes  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	2	1	- 50.0%	12	26	+ 116.7%
Under Contract (includes Contingent and Pending)	0	0	--	3	7	+ 133.3%
Closed Sales	0	0	--	3	7	+ 133.3%
Median Sales Price*	\$0	\$0	--	\$235,000	\$225,000	- 4.3%
Average Sales Price*	\$0	\$0	--	\$286,167	\$266,924	- 6.7%
Percent of Original List Price Received*	0.0%	0.0%	--	95.8%	99.4%	+ 3.8%
Average Market Time	0	0	--	11	64	+ 481.8%
Inventory of Homes for Sale at Month End	1	3	+ 200.0%	--	--	--

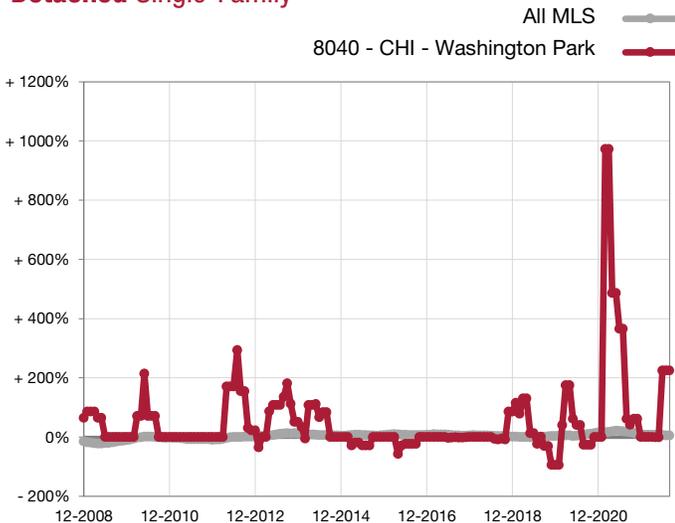
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	7	9	+ 28.6%	81	79	- 2.5%
Under Contract (includes Contingent and Pending)	3	2	- 33.3%	39	40	+ 2.6%
Closed Sales	3	5	+ 66.7%	43	41	- 4.7%
Median Sales Price*	\$156,000	\$143,999	- 7.7%	\$167,000	\$150,000	- 10.2%
Average Sales Price*	\$126,967	\$174,900	+ 37.8%	\$187,783	\$152,576	- 18.7%
Percent of Original List Price Received*	99.2%	95.2%	- 4.0%	98.3%	94.8%	- 3.6%
Average Market Time	6	105	+ 1,650.0%	52	73	+ 40.4%
Inventory of Homes for Sale at Month End	18	20	+ 11.1%	--	--	--

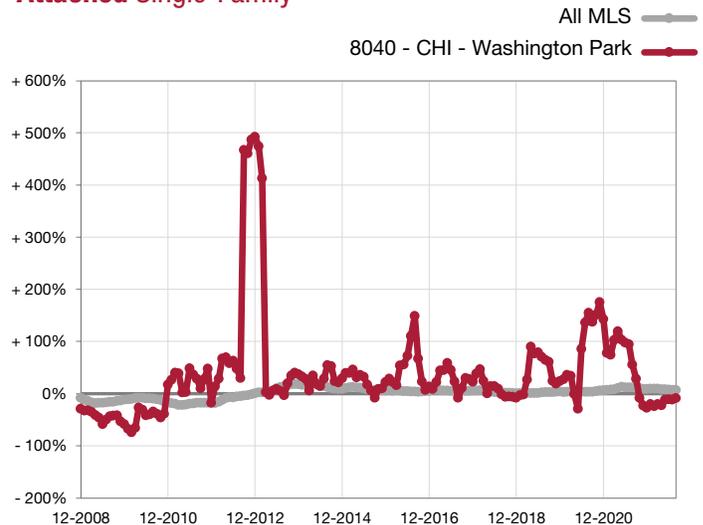
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# West Elsdon

Local Market Update / August 2022

**- 30.8%**

**+ 25.0%**

**+ 125.0%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	9	9	0.0%	119	149	+ 25.2%
Under Contract (includes Contingent and Pending)	9	7	- 22.2%	93	93	0.0%
Closed Sales	7	6	- 14.3%	86	103	+ 19.8%
Median Sales Price*	\$251,085	<b>\$250,000</b>	- 0.4%	\$253,043	<b>\$283,000</b>	+ 11.8%
Average Sales Price*	\$263,869	<b>\$254,983</b>	- 3.4%	\$253,356	<b>\$279,464</b>	+ 10.3%
Percent of Original List Price Received*	101.8%	<b>102.0%</b>	+ 0.2%	100.1%	<b>101.1%</b>	+ 1.0%
Average Market Time	17	11	- 35.3%	46	34	- 26.1%
Inventory of Homes for Sale at Month End	7	17	+ 142.9%	--	--	--

## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	4	0	- 100.0%	17	16	- 5.9%
Under Contract (includes Contingent and Pending)	4	2	- 50.0%	14	11	- 21.4%
Closed Sales	1	4	+ 300.0%	16	13	- 18.8%
Median Sales Price*	\$158,500	<b>\$90,000</b>	- 43.2%	\$136,000	<b>\$143,000</b>	+ 5.1%
Average Sales Price*	\$158,500	<b>\$145,000</b>	- 8.5%	\$145,956	<b>\$156,485</b>	+ 7.2%
Percent of Original List Price Received*	93.8%	<b>88.1%</b>	- 6.1%	97.5%	<b>92.9%</b>	- 4.7%
Average Market Time	48	11	- 77.1%	18	19	+ 5.6%
Inventory of Homes for Sale at Month End	1	1	0.0%	--	--	--

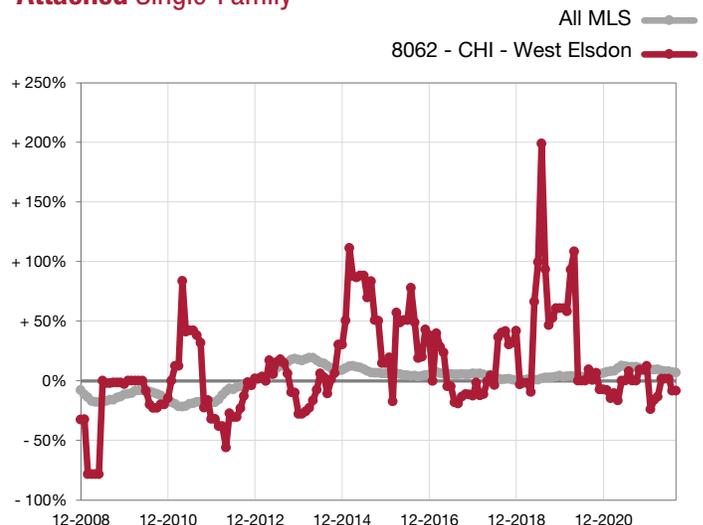
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# West Ridge

Local Market Update / August 2022

**- 45.5%**

**- 35.5%**

**- 32.0%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	15	13	- 13.3%	215	188	- 12.6%
Under Contract (includes Contingent and Pending)	20	4	- 80.0%	159	121	- 23.9%
Closed Sales	22	8	- 63.6%	161	138	- 14.3%
Median Sales Price*	\$437,500	<b>\$529,000</b>	+ 20.9%	\$425,000	<b>\$450,000</b>	+ 5.9%
Average Sales Price*	\$516,717	<b>\$519,688</b>	+ 0.6%	\$453,398	<b>\$475,530</b>	+ 4.9%
Percent of Original List Price Received*	97.7%	<b>95.1%</b>	- 2.7%	98.0%	<b>98.2%</b>	+ 0.2%
Average Market Time	34	<b>27</b>	- 20.6%	46	<b>41</b>	- 10.9%
Inventory of Homes for Sale at Month End	18	<b>21</b>	+ 16.7%	--	--	--

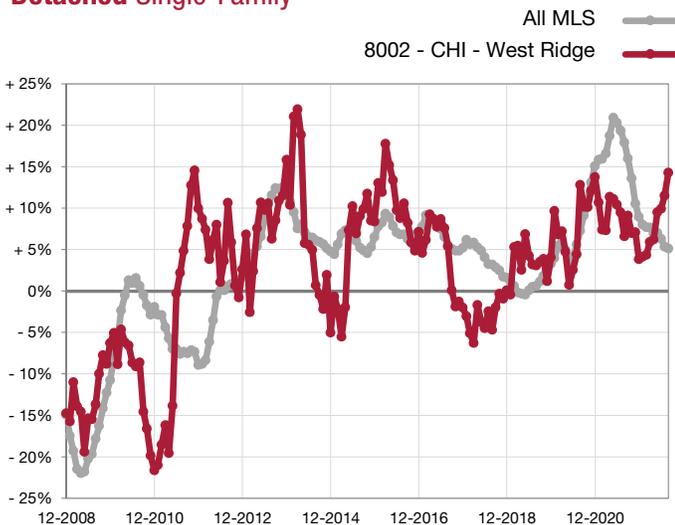
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	86	42	- 51.2%	837	726	- 13.3%
Under Contract (includes Contingent and Pending)	30	24	- 20.0%	449	408	- 9.1%
Closed Sales	40	32	- 20.0%	451	418	- 7.3%
Median Sales Price*	\$173,750	<b>\$161,000</b>	- 7.3%	\$158,900	<b>\$155,000</b>	- 2.5%
Average Sales Price*	\$184,991	<b>\$179,165</b>	- 3.1%	\$176,237	<b>\$177,184</b>	+ 0.5%
Percent of Original List Price Received*	96.2%	<b>95.5%</b>	- 0.7%	95.5%	<b>95.8%</b>	+ 0.3%
Average Market Time	44	<b>35</b>	- 20.5%	65	<b>71</b>	+ 9.2%
Inventory of Homes for Sale at Month End	157	<b>98</b>	- 37.6%	--	--	--

\* 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



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# West Town

Local Market Update / August 2022

**- 19.9%**

**- 24.6%**

**- 26.9%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	30	<b>40</b>	+ 33.3%	547	<b>436</b>	- 20.3%
Under Contract (includes Contingent and Pending)	17	<b>19</b>	+ 11.8%	291	<b>251</b>	- 13.7%
Closed Sales	22	<b>23</b>	+ 4.5%	302	<b>254</b>	- 15.9%
Median Sales Price*	\$930,000	<b>\$1,110,000</b>	+ 19.4%	\$965,000	<b>\$1,095,000</b>	+ 13.5%
Average Sales Price*	\$1,043,109	<b>\$1,166,865</b>	+ 11.9%	\$1,056,393	<b>\$1,149,649</b>	+ 8.8%
Percent of Original List Price Received*	95.8%	<b>95.6%</b>	- 0.2%	96.9%	<b>97.9%</b>	+ 1.0%
Average Market Time	47	<b>32</b>	- 31.9%	58	<b>48</b>	- 17.2%
Inventory of Homes for Sale at Month End	54	<b>52</b>	- 3.7%	--	--	--

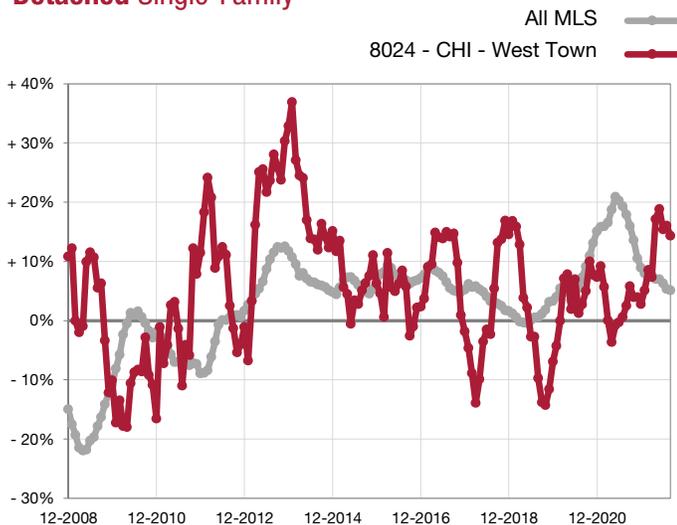
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	287	<b>214</b>	- 25.4%	3,768	<b>2,950</b>	- 21.7%
Under Contract (includes Contingent and Pending)	125	<b>86</b>	- 31.2%	1,998	<b>1,682</b>	- 15.8%
Closed Sales	149	<b>106</b>	- 28.9%	2,017	<b>1,731</b>	- 14.2%
Median Sales Price*	\$505,000	<b>\$525,000</b>	+ 4.0%	\$500,000	<b>\$510,000</b>	+ 2.0%
Average Sales Price*	\$514,719	<b>\$538,943</b>	+ 4.7%	\$516,454	<b>\$535,591</b>	+ 3.7%
Percent of Original List Price Received*	99.3%	<b>98.1%</b>	- 1.2%	98.5%	<b>99.0%</b>	+ 0.5%
Average Market Time	54	<b>30</b>	- 44.4%	58	<b>49</b>	- 15.5%
Inventory of Homes for Sale at Month End	403	<b>282</b>	- 30.0%	--	--	--

\* 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



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# Woodlawn

Local Market Update / August 2022

**+ 9.1%**

**- 23.1%**

**- 5.4%**

Change in  
**New Listings**  
All Properties

Change in  
**Closed Sales**  
All Properties

Change in  
**Inventory of Homes**  
All Properties

## Detached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	10	9	- 10.0%	97	93	- 4.1%
Under Contract (includes Contingent and Pending)	4	4	0.0%	59	50	- 15.3%
Closed Sales	4	5	+ 25.0%	48	58	+ 20.8%
Median Sales Price*	\$198,968	<b>\$390,000</b>	+ 96.0%	\$283,000	<b>\$497,600</b>	+ 75.8%
Average Sales Price*	\$296,359	<b>\$374,760</b>	+ 26.5%	\$316,740	<b>\$439,718</b>	+ 38.8%
Percent of Original List Price Received*	99.9%	<b>87.2%</b>	- 12.7%	98.6%	<b>97.7%</b>	- 0.9%
Average Market Time	52	<b>85</b>	+ 63.5%	78	<b>63</b>	- 19.2%
Inventory of Homes for Sale at Month End	19	<b>17</b>	- 10.5%	--	--	--

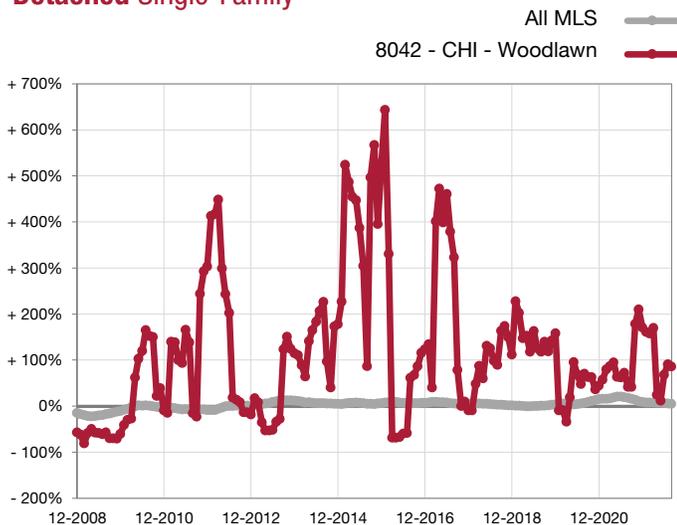
## Attached Single-Family

	August			Trailing 12 Months		
	8-2021	8-2022	+ / -	8-2021	8-2022	+ / -
New Listings	12	15	+ 25.0%	167	144	- 13.8%
Under Contract (includes Contingent and Pending)	3	5	+ 66.7%	96	76	- 20.8%
Closed Sales	9	5	- 44.4%	102	75	- 26.5%
Median Sales Price*	\$265,000	<b>\$222,000</b>	- 16.2%	\$225,000	<b>\$245,000</b>	+ 8.9%
Average Sales Price*	\$288,544	<b>\$212,600</b>	- 26.3%	\$231,158	<b>\$254,668</b>	+ 10.2%
Percent of Original List Price Received*	99.0%	<b>99.9%</b>	+ 0.9%	98.0%	<b>98.0%</b>	0.0%
Average Market Time	51	<b>110</b>	+ 115.7%	88	<b>84</b>	- 4.5%
Inventory of Homes for Sale at Month End	37	<b>36</b>	- 2.7%	--	--	--

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

### Detached Single-Family



### Attached Single-Family



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