

Local Market Update – November 2023

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of December 14, 2023



8007 - CHI - Lincoln Park

- 14.5%

- 8.3%

- 31.7%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	November			Trailing 12 Months		
	11-2022	11-2023	+ / -	11-2022	11-2023	+ / -
New Listings	14	15	+ 7.1%	402	337	- 16.2%
Under Contract (includes Contingent and Pending)	8	7	- 12.5%	215	147	- 31.6%
Closed Sales	12	10	- 16.7%	245	150	- 38.8%
Median Sales Price*	\$1,690,000	\$2,039,500	+ 20.7%	\$1,720,000	\$1,800,000	+ 4.7%
Average Sales Price*	\$1,769,250	\$2,304,800	+ 30.3%	\$2,165,573	\$2,235,282	+ 3.2%
Percent of Original List Price Received*	91.8%	93.3%	+ 1.6%	96.5%	95.7%	- 0.8%
Average Market Time	58	94	+ 62.1%	65	71	+ 9.2%
Inventory of Homes for Sale at Month End	52	53	+ 1.9%	--	--	--

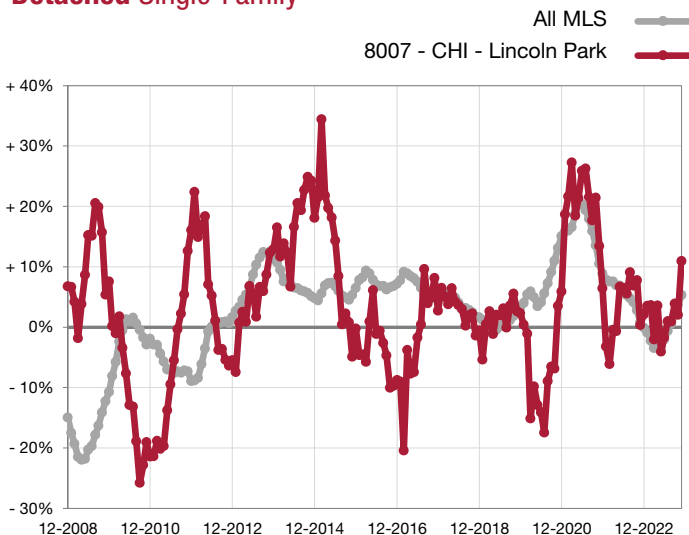
Attached Single-Family

	November			Trailing 12 Months		
	11-2022	11-2023	+ / -	11-2022	11-2023	+ / -
New Listings	69	56	- 18.8%	2,260	1,554	- 31.2%
Under Contract (includes Contingent and Pending)	46	46	0.0%	1,447	1,013	- 30.0%
Closed Sales	60	56	- 6.7%	1,517	1,032	- 32.0%
Median Sales Price*	\$662,500	\$627,500	- 5.3%	\$548,000	\$552,188	+ 0.8%
Average Sales Price*	\$848,802	\$725,669	- 14.5%	\$643,255	\$679,313	+ 5.6%
Percent of Original List Price Received*	95.9%	98.5%	+ 2.7%	98.3%	98.4%	+ 0.1%
Average Market Time	59	47	- 20.3%	60	56	- 6.7%
Inventory of Homes for Sale at Month End	226	137	- 39.4%	--	--	--

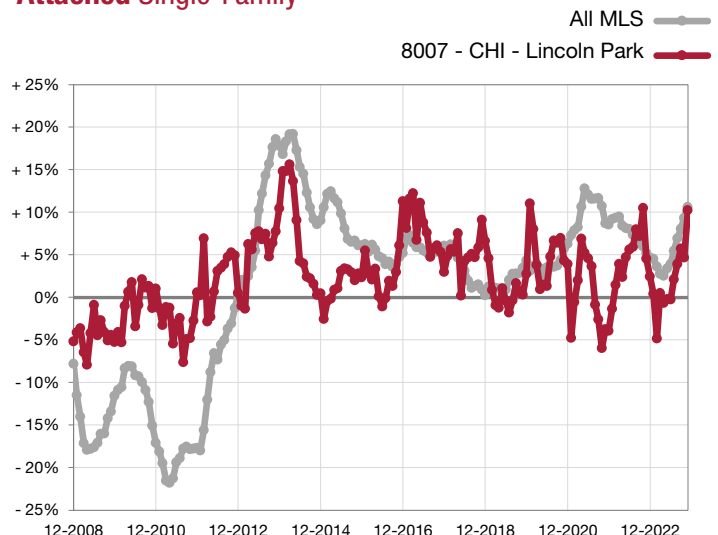
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

Detached Single-Family



Attached Single-Family



** 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.