

# CHICAGO

## NEIGHBORHOOD MARKET REPORT

Insight, trends and outlook on your local real estate market

UPDATED MAY 16, 2021



Area Name	Page	Sub-Neighborhoods	South Loop		
Albany Park	3	Albany Park Mayfair North Mayfair Ravenswood Manor	Area Name	Page	Sub-Neighborhoods
Avondale	4	Avondale	Near North Side	24	Old Town Gold Coast Near North Side Magnificent Mile River North Streeterville
Beverly	5	Beverly	Near South Side	25	Dearborn Park Near South Side Museum Park Prairie Ave. Historic District
Bridgeport	6	Bridgeport			
Chatham	7	Andersonville Edgewater Edgewater Glen Lakewood/Balmoral			
Edgewater	8				
Edison Park	9	Edison Park	Near West Side	26	Columbus Circle Greektown Little Italy Medical Center Near West Side Fulton River District University Village Tri-Taylor
Forest Glen	10	Forest Glen	North Center	27	Northcenter Roscoe Village Saint Ben's
Grand Boulevard	11	Grand Boulevard Bronzeville			
Greater Grand Crossing	12				
Hegewisch	13	Hegewisch	North Park Norwood Park Portage Park Rogers Park	28 29 30 31	North Park Norwood Park Portage Park Loyola Rogers Park
Humboldt Park	14	Humboldt Park			
Hyde Park	15	Hyde Park			
Irving Park	16	Irving Park Kilbourn Park Old Irving Park The Villa			
Jefferson Park	17	Jefferson Park	South Shore Uptown	32 33	South Shore Clarendon Park Buena Park Sheridan Park Uptown
Kenwood	18	Kenwood			
Lakeview	19	Lake View East North Halsted West Lakeview Wrigleyville	Washington Park West Elsdon West Ridge West Town	34 35 36 37	Washington Park West Elsdon West Ridge Ukrainian Village Wicker Park River West Logan Square Noble Square
Lincoln Park	20	DePaul Old Town Triangle Park West Lincoln Park Ranch Triangle Sheffield Neighbors Wrightwood Neighbors			
Lincoln Square	21	Lincoln Square Bowmanville Ravenswood Ravenswood Gardens			
Logan Square	22	Logan Square Bucktown Palmer Square			
Loop	23	The Loop New Eastside Printer's Row			

# Albany Park

Local Market Update / April 2021

**+ 128.6%**

**+ 24.1%**

**- 13.4%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	13	13	0.0%	266	199	- 25.2%
Under Contract (includes Contingent and Pending)	7	11	+ 57.1%	130	154	+ 18.5%
Closed Sales	7	12	+ 71.4%	135	153	+ 13.3%
Median Sales Price*	\$530,000	<b>\$490,000</b>	- 7.5%	\$409,900	<b>\$490,000</b>	+ 19.5%
Average Sales Price*	\$515,857	<b>\$497,126</b>	- 3.6%	\$451,499	<b>\$497,861</b>	+ 10.3%
Percent of Original List Price Received*	99.3%	<b>102.3%</b>	+ 3.0%	97.4%	<b>98.6%</b>	+ 1.2%
Average Market Time	41	19	- 53.7%	72	57	- 20.8%
Inventory of Homes for Sale at Month End	35	13	- 62.9%	--	--	--

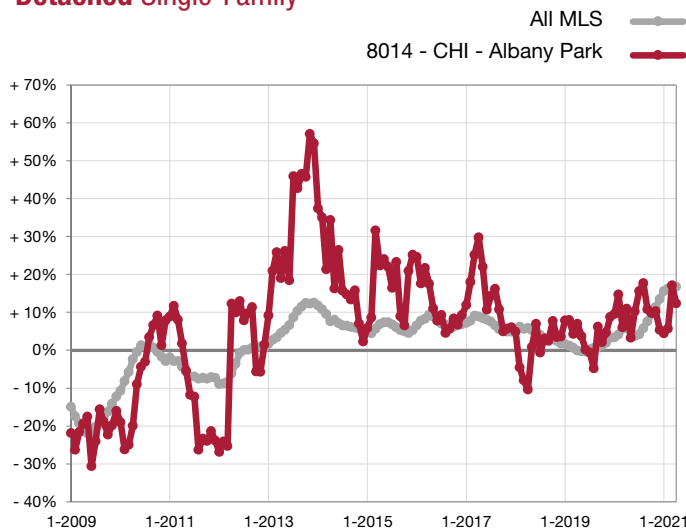
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	15	51	+ 240.0%	314	392	+ 24.8%
Under Contract (includes Contingent and Pending)	9	28	+ 211.1%	159	212	+ 33.3%
Closed Sales	22	24	+ 9.1%	168	192	+ 14.3%
Median Sales Price*	\$284,000	<b>\$230,000</b>	- 19.0%	\$202,500	<b>\$211,500</b>	+ 4.4%
Average Sales Price*	\$257,200	<b>\$242,958</b>	- 5.5%	\$234,167	<b>\$226,798</b>	- 3.1%
Percent of Original List Price Received*	98.8%	<b>98.4%</b>	- 0.4%	97.0%	<b>97.7%</b>	+ 0.7%
Average Market Time	72	44	- 38.9%	61	50	- 18.0%
Inventory of Homes for Sale at Month End	32	45	+ 40.6%	--	--	--

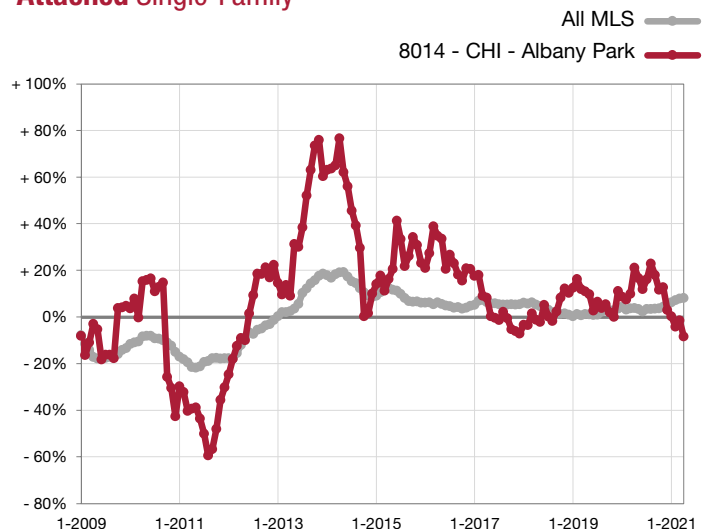
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Avondale

Local Market Update / April 2021

**+ 95.8%**

**+ 114.3%**

**- 26.8%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	10	10	0.0%	163	170	+ 4.3%
Under Contract (includes Contingent and Pending)	5	7	+ 40.0%	93	122	+ 31.2%
Closed Sales	9	10	+ 11.1%	103	119	+ 15.5%
Median Sales Price*	\$444,000	<b>\$688,700</b>	+ 55.1%	\$492,500	<b>\$597,500</b>	+ 21.3%
Average Sales Price*	\$483,022	<b>\$639,940</b>	+ 32.5%	\$503,481	<b>\$585,122</b>	+ 16.2%
Percent of Original List Price Received*	100.2%	<b>105.8%</b>	+ 5.6%	97.4%	<b>99.8%</b>	+ 2.5%
Average Market Time	33	<b>46</b>	+ 39.4%	61	<b>52</b>	- 14.8%
Inventory of Homes for Sale at Month End	22	<b>9</b>	- 59.1%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	14	37	+ 164.3%	305	391	+ 28.2%
Under Contract (includes Contingent and Pending)	5	32	+ 540.0%	147	228	+ 55.1%
Closed Sales	12	35	+ 191.7%	158	195	+ 23.4%
Median Sales Price*	\$464,500	<b>\$450,000</b>	- 3.1%	\$375,500	<b>\$380,000</b>	+ 1.2%
Average Sales Price*	\$416,833	<b>\$400,259</b>	- 4.0%	\$379,798	<b>\$373,674</b>	- 1.6%
Percent of Original List Price Received*	98.7%	<b>99.7%</b>	+ 1.0%	98.1%	<b>98.9%</b>	+ 0.8%
Average Market Time	32	<b>42</b>	+ 31.3%	54	<b>43</b>	- 20.4%
Inventory of Homes for Sale at Month End	19	<b>21</b>	+ 10.5%	--	--	--

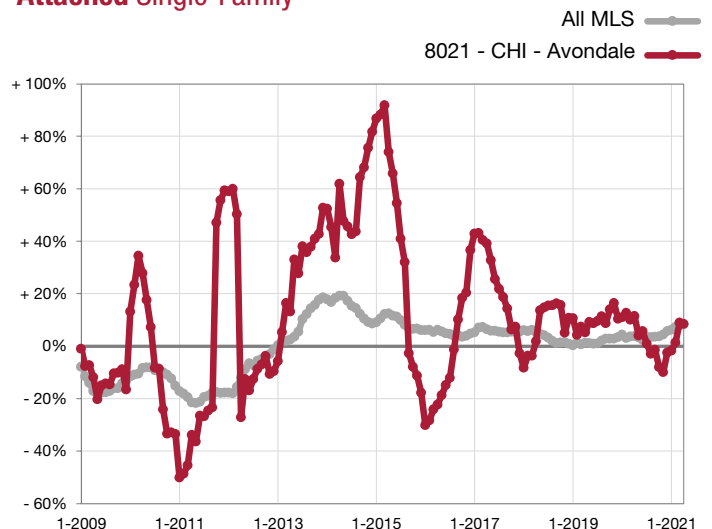
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Beverly

Local Market Update / April 2021

**+ 50.0%**

**+ 118.2%**

**- 63.1%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	17	26	+ 52.9%	401	372	- 7.2%
Under Contract (includes Contingent and Pending)	13	27	+ 107.7%	201	275	+ 36.8%
Closed Sales	11	23	+ 109.1%	214	258	+ 20.6%
Median Sales Price*	\$347,000	<b>\$407,000</b>	+ 17.3%	\$310,500	<b>\$350,000</b>	+ 12.7%
Average Sales Price*	\$338,182	<b>\$471,835</b>	+ 39.5%	\$328,580	<b>\$375,586</b>	+ 14.3%
Percent of Original List Price Received*	97.4%	<b>99.5%</b>	+ 2.2%	97.4%	<b>97.3%</b>	- 0.1%
Average Market Time	93	<b>76</b>	- 18.3%	78	<b>103</b>	+ 32.1%
Inventory of Homes for Sale at Month End	61	<b>21</b>	- 65.6%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	1	1	0.0%	21	24	+ 14.3%
Under Contract (includes Contingent and Pending)	0	1	--	9	18	+ 100.0%
Closed Sales	0	1	--	9	17	+ 88.9%
Median Sales Price*	\$0	<b>\$129,000</b>	--	\$119,900	<b>\$151,000</b>	+ 25.9%
Average Sales Price*	\$0	<b>\$129,000</b>	--	\$140,744	<b>\$170,235</b>	+ 21.0%
Percent of Original List Price Received*	0.0%	<b>99.3%</b>	--	97.0%	<b>97.1%</b>	+ 0.1%
Average Market Time	0	<b>7</b>	--	101	<b>121</b>	+ 19.8%
Inventory of Homes for Sale at Month End	4	<b>3</b>	- 25.0%	--	--	--

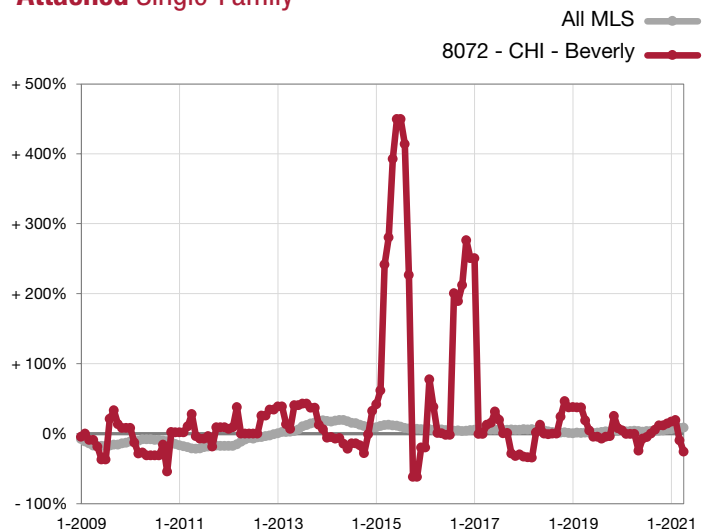
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Bridgeport

Local Market Update / April 2021

**+ 135.7%**    **+ 171.4%**    **- 24.4%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	10	24	+ 140.0%	197	217	+ 10.2%
Under Contract (includes Contingent and Pending)	5	15	+ 200.0%	92	139	+ 51.1%
Closed Sales	5	13	+ 160.0%	97	127	+ 30.9%
Median Sales Price*	\$409,000	<b>\$480,000</b>	+ 17.4%	\$480,000	<b>\$482,000</b>	+ 0.4%
Average Sales Price*	\$457,400	<b>\$497,406</b>	+ 8.7%	\$487,341	<b>\$492,049</b>	+ 1.0%
Percent of Original List Price Received*	99.4%	<b>101.3%</b>	+ 1.9%	96.4%	<b>97.4%</b>	+ 1.0%
Average Market Time	91	22	- 75.8%	65	57	- 12.3%
Inventory of Homes for Sale at Month End	31	19	- 38.7%	--	--	--

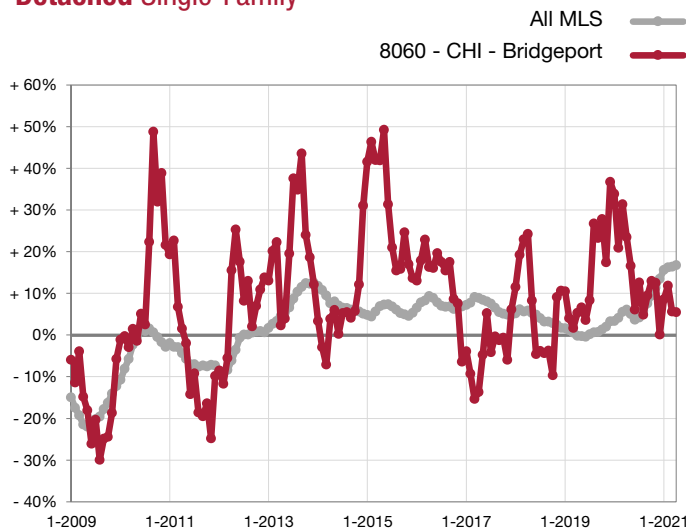
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	4	9	+ 125.0%	100	117	+ 17.0%
Under Contract (includes Contingent and Pending)	2	8	+ 300.0%	56	77	+ 37.5%
Closed Sales	2	6	+ 200.0%	64	62	- 3.1%
Median Sales Price*	\$269,000	<b>\$436,000</b>	+ 62.1%	\$310,000	<b>\$300,000</b>	- 3.2%
Average Sales Price*	\$269,000	<b>\$421,833</b>	+ 56.8%	\$321,863	<b>\$336,652</b>	+ 4.6%
Percent of Original List Price Received*	97.7%	<b>100.2%</b>	+ 2.6%	97.0%	<b>97.5%</b>	+ 0.5%
Average Market Time	7	116	+ 1,557.1%	73	67	- 8.2%
Inventory of Homes for Sale at Month End	14	15	+ 7.1%	--	--	--

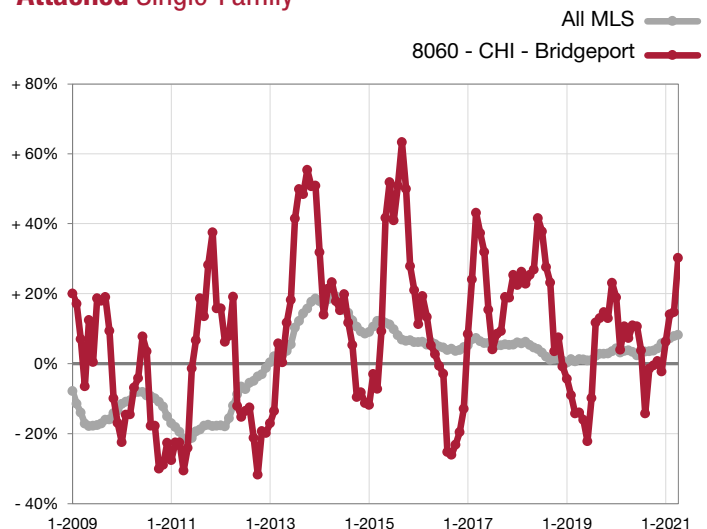
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



# Chatham

Local Market Update / April 2021

**+ 45.0%**

**+ 36.4%**

**- 44.7%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	17	26	+ 52.9%	362	267	- 26.2%
Under Contract (includes Contingent and Pending)	8	18	+ 125.0%	194	205	+ 5.7%
Closed Sales	11	13	+ 18.2%	192	197	+ 2.6%
Median Sales Price*	\$195,000	<b>\$242,050</b>	+ 24.1%	\$147,000	<b>\$190,000</b>	+ 29.3%
Average Sales Price*	\$168,536	<b>\$223,412</b>	+ 32.6%	\$141,591	<b>\$181,242</b>	+ 28.0%
Percent of Original List Price Received*	97.4%	<b>104.6%</b>	+ 7.4%	96.0%	<b>97.0%</b>	+ 1.0%
Average Market Time	137	49	- 64.2%	76	86	+ 13.2%
Inventory of Homes for Sale at Month End	63	30	- 52.4%	--	--	--

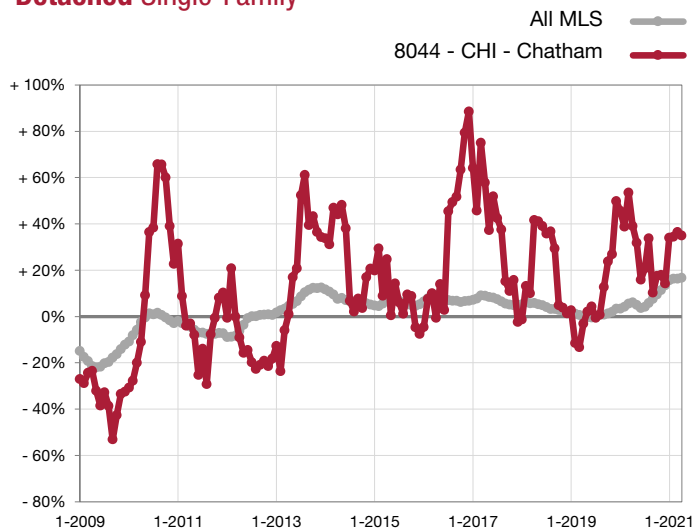
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	3	3	0.0%	35	56	+ 60.0%
Under Contract (includes Contingent and Pending)	0	2	--	20	31	+ 55.0%
Closed Sales	0	2	--	20	27	+ 35.0%
Median Sales Price*	\$0	<b>\$95,975</b>	--	\$39,000	<b>\$45,000</b>	+ 15.4%
Average Sales Price*	\$0	<b>\$95,975</b>	--	\$44,200	<b>\$89,313</b>	+ 102.1%
Percent of Original List Price Received*	0.0%	<b>93.9%</b>	--	92.3%	<b>87.7%</b>	- 5.0%
Average Market Time	0	42	--	112	106	- 5.4%
Inventory of Homes for Sale at Month End	13	12	- 7.7%	--	--	--

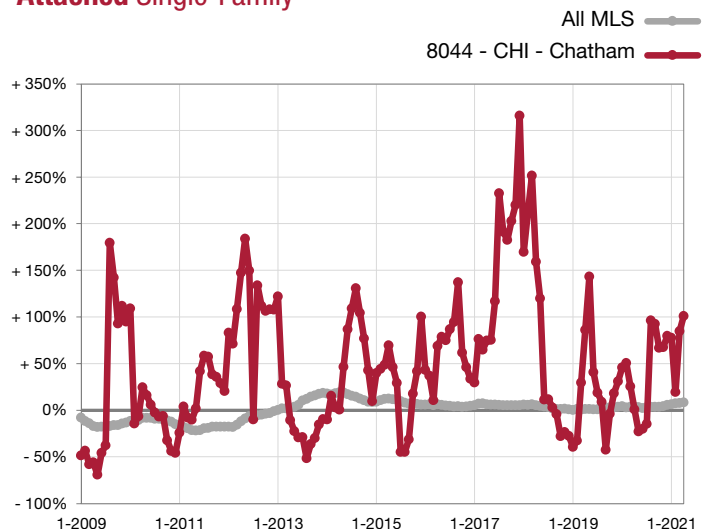
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Edgewater

Local Market Update / April 2021

**+ 143.8%**

**+ 70.2%**

**+ 0.9%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	13	10	- 23.1%	205	121	- 41.0%
Under Contract (includes Contingent and Pending)	7	7	0.0%	67	84	+ 25.4%
Closed Sales	3	7	+ 133.3%	65	79	+ 21.5%
Median Sales Price*	\$865,000	<b>\$888,000</b>	+ 2.7%	\$705,000	<b>\$755,000</b>	+ 7.1%
Average Sales Price*	\$908,333	<b>\$977,000</b>	+ 7.6%	\$772,740	<b>\$834,196</b>	+ 8.0%
Percent of Original List Price Received*	94.8%	<b>101.8%</b>	+ 7.4%	95.9%	<b>96.8%</b>	+ 0.9%
Average Market Time	236	14	- 94.1%	105	78	- 25.7%
Inventory of Homes for Sale at Month End	27	8	- 70.4%	--	--	--

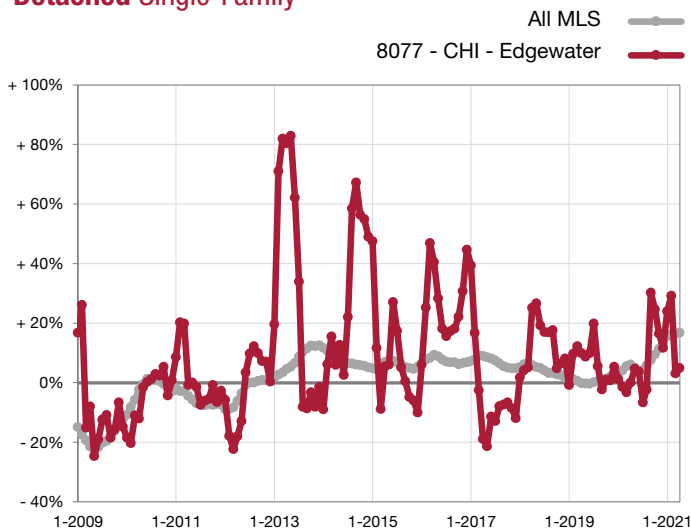
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	60	168	+ 180.0%	1,293	1,587	+ 22.7%
Under Contract (includes Contingent and Pending)	41	112	+ 173.2%	664	899	+ 35.4%
Closed Sales	54	90	+ 66.7%	686	809	+ 17.9%
Median Sales Price*	\$265,000	<b>\$228,500</b>	- 13.8%	\$217,750	<b>\$250,000</b>	+ 14.8%
Average Sales Price*	\$281,550	<b>\$267,997</b>	- 4.8%	\$244,843	<b>\$278,742</b>	+ 13.8%
Percent of Original List Price Received*	96.0%	<b>96.6%</b>	+ 0.6%	95.5%	<b>96.0%</b>	+ 0.5%
Average Market Time	60	59	- 1.7%	68	74	+ 8.8%
Inventory of Homes for Sale at Month End	192	213	+ 10.9%	--	--	--

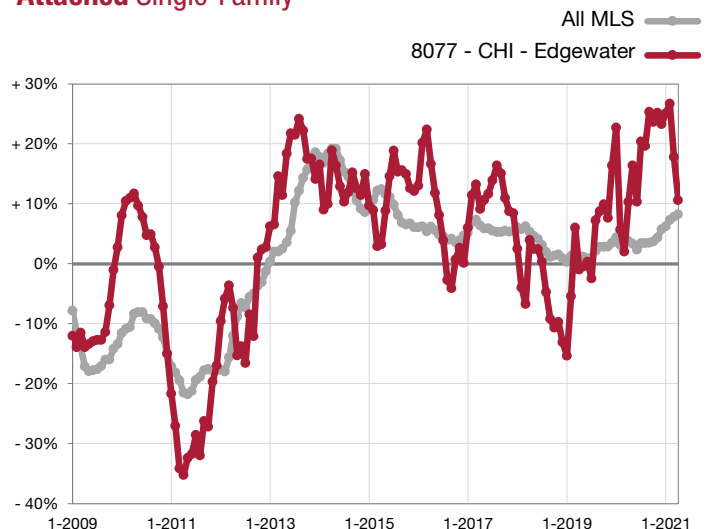
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# Edison Park

Local Market Update / April 2021

**+ 87.5%**

**+ 50.0%**

**- 18.6%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	18	36	+ 100.0%	301	297	- 1.3%
Under Contract (includes Contingent and Pending)	9	15	+ 66.7%	123	169	+ 37.4%
Closed Sales	11	21	+ 90.9%	131	155	+ 18.3%
Median Sales Price*	\$352,000	\$500,000	+ 42.0%	\$385,000	\$405,000	+ 5.2%
Average Sales Price*	\$426,264	\$502,686	+ 17.9%	\$441,712	\$450,745	+ 2.0%
Percent of Original List Price Received*	97.7%	98.3%	+ 0.6%	95.0%	97.8%	+ 2.9%
Average Market Time	64	43	- 32.8%	75	54	- 28.0%
Inventory of Homes for Sale at Month End	30	29	- 3.3%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	6	9	+ 50.0%	93	97	+ 4.3%
Under Contract (includes Contingent and Pending)	4	9	+ 125.0%	57	72	+ 26.3%
Closed Sales	5	3	- 40.0%	58	66	+ 13.8%
Median Sales Price*	\$235,000	\$145,000	- 38.3%	\$166,500	\$167,000	+ 0.3%
Average Sales Price*	\$220,300	\$148,333	- 32.7%	\$168,938	\$164,426	- 2.7%
Percent of Original List Price Received*	96.0%	96.0%	0.0%	95.8%	95.7%	- 0.1%
Average Market Time	87	103	+ 18.4%	72	78	+ 8.3%
Inventory of Homes for Sale at Month End	13	6	- 53.8%	--	--	--

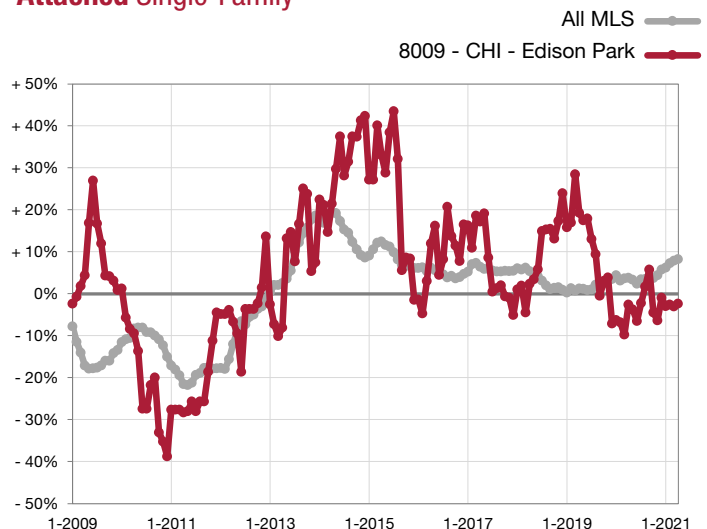
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# Forest Glen

Local Market Update / April 2021

**+ 52.0%**

**- 12.5%**

**- 46.6%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	23	37	+ 60.9%	414	424	+ 2.4%
Under Contract (includes Contingent and Pending)	13	26	+ 100.0%	197	273	+ 38.6%
Closed Sales	24	18	- 25.0%	214	254	+ 18.7%
Median Sales Price*	\$447,125	<b>\$525,250</b>	+ 17.5%	\$463,000	<b>\$490,250</b>	+ 5.9%
Average Sales Price*	\$498,734	<b>\$536,694</b>	+ 7.6%	\$493,059	<b>\$533,811</b>	+ 8.3%
Percent of Original List Price Received*	96.5%	<b>97.7%</b>	+ 1.2%	95.3%	<b>96.7%</b>	+ 1.5%
Average Market Time	68	42	- 38.2%	90	84	- 6.7%
Inventory of Homes for Sale at Month End	54	31	- 42.6%	--	--	--

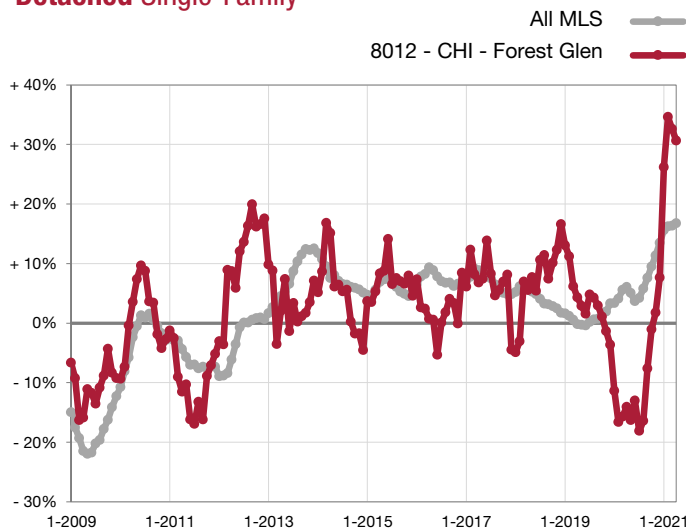
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	2	1	- 50.0%	35	33	- 5.7%
Under Contract (includes Contingent and Pending)	0	2	--	17	22	+ 29.4%
Closed Sales	0	3	--	19	18	- 5.3%
Median Sales Price*	\$0	<b>\$320,000</b>	--	\$310,000	<b>\$319,500</b>	+ 3.1%
Average Sales Price*	\$0	<b>\$432,967</b>	--	\$325,763	<b>\$339,970</b>	+ 4.4%
Percent of Original List Price Received*	0.0%	<b>101.1%</b>	--	96.2%	<b>97.3%</b>	+ 1.1%
Average Market Time	0	33	--	58	57	- 1.7%
Inventory of Homes for Sale at Month End	4	0	- 100.0%	--	--	--

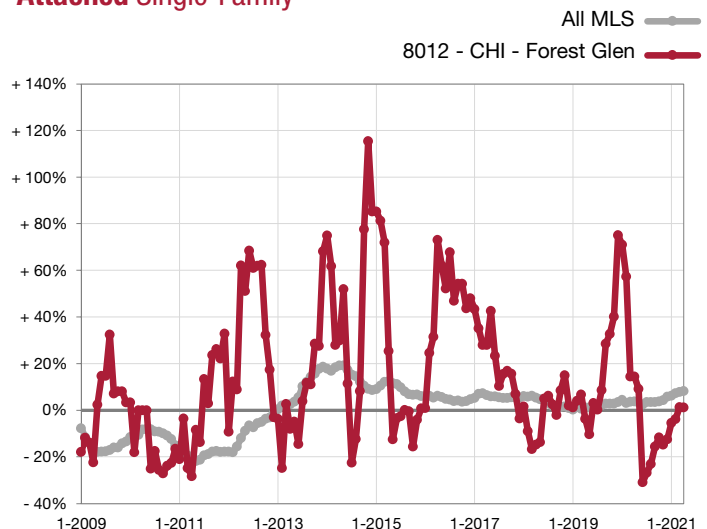
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

### Detached Single-Family



### Attached Single-Family



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# Grand Boulevard

Local Market Update / April 2021

**+ 8.9%**

**- 5.3%**

**- 24.0%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	19	11	- 42.1%	206	157	- 23.8%
Under Contract (includes Contingent and Pending)	6	8	+ 33.3%	91	92	+ 1.1%
Closed Sales	7	4	- 42.9%	83	83	0.0%
Median Sales Price*	\$519,000	<b>\$624,500</b>	+ 20.3%	\$519,000	<b>\$565,000</b>	+ 8.9%
Average Sales Price*	\$503,500	<b>\$580,750</b>	+ 15.3%	\$511,116	<b>\$539,468</b>	+ 5.5%
Percent of Original List Price Received*	97.6%	<b>99.2%</b>	+ 1.6%	97.6%	<b>97.9%</b>	+ 0.3%
Average Market Time	72	29	- 59.7%	104	89	- 14.4%
Inventory of Homes for Sale at Month End	35	17	- 51.4%	--	--	--

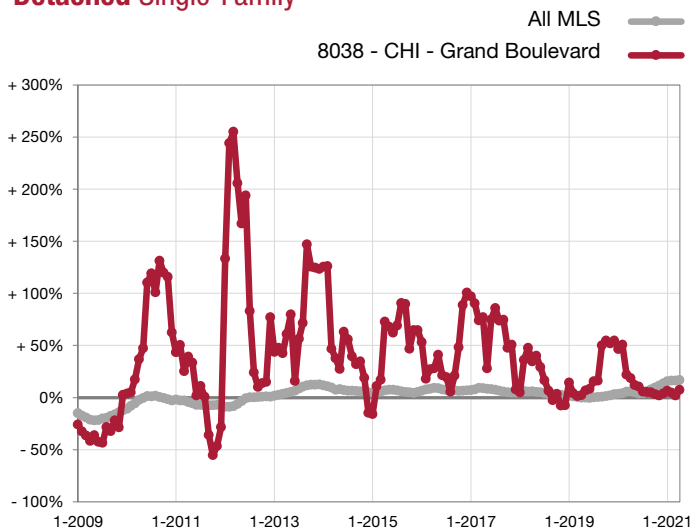
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	26	38	+ 46.2%	349	367	+ 5.2%
Under Contract (includes Contingent and Pending)	11	33	+ 200.0%	150	170	+ 13.3%
Closed Sales	12	14	+ 16.7%	173	135	- 22.0%
Median Sales Price*	\$222,000	<b>\$210,000</b>	- 5.4%	\$226,000	<b>\$235,000</b>	+ 4.0%
Average Sales Price*	\$234,533	<b>\$211,929</b>	- 9.6%	\$235,061	<b>\$253,075</b>	+ 7.7%
Percent of Original List Price Received*	94.4%	<b>94.9%</b>	+ 0.5%	95.6%	<b>95.5%</b>	- 0.1%
Average Market Time	140	79	- 43.6%	88	100	+ 13.6%
Inventory of Homes for Sale at Month End	61	56	- 8.2%	--	--	--

\* 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 / April 2021

**+ 129.4%**

**+ 37.5%**

**- 45.3%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	17	39	+ 129.4%	316	312	- 1.3%
Under Contract (includes Contingent and Pending)	10	25	+ 150.0%	140	197	+ 40.7%
Closed Sales	8	11	+ 37.5%	142	172	+ 21.1%
Median Sales Price*	\$180,250	<b>\$170,000</b>	- 5.7%	\$79,000	<b>\$147,000</b>	+ 86.1%
Average Sales Price*	\$181,750	<b>\$178,327</b>	- 1.9%	\$109,461	<b>\$150,461</b>	+ 37.5%
Percent of Original List Price Received*	97.6%	<b>107.2%</b>	+ 9.8%	92.6%	<b>94.5%</b>	+ 2.1%
Average Market Time	178	55	- 69.1%	105	97	- 7.6%
Inventory of Homes for Sale at Month End	71	41	- 42.3%	--	--	--

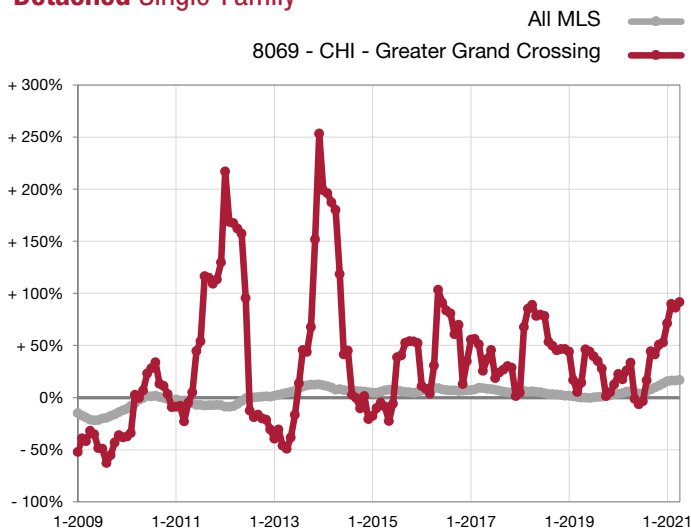
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	0	0	--	14	4	- 71.4%
Under Contract (includes Contingent and Pending)	0	0	--	4	5	+ 25.0%
Closed Sales	0	0	--	5	4	- 20.0%
Median Sales Price*	\$0	<b>\$0</b>	--	\$46,000	<b>\$45,500</b>	- 1.1%
Average Sales Price*	\$0	<b>\$0</b>	--	\$48,400	<b>\$66,250</b>	+ 36.9%
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	77.1%	<b>82.7%</b>	+ 7.3%
Average Market Time	0	0	--	54	42	- 22.2%
Inventory of Homes for Sale at Month End	4	0	- 100.0%	--	--	--

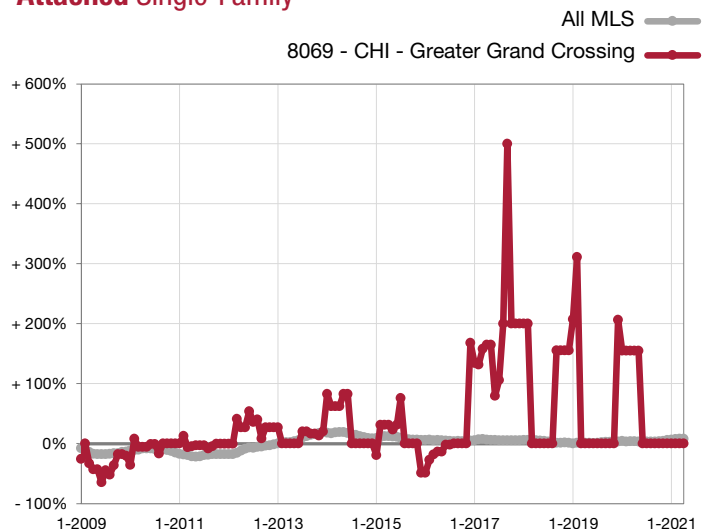
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Hegewisch

Local Market Update / April 2021

**+ 50.0%**

**+ 100.0%**

**- 62.5%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	3	6	+ 100.0%	110	99	- 10.0%
Under Contract (includes Contingent and Pending)	2	4	+ 100.0%	76	80	+ 5.3%
Closed Sales	3	6	+ 100.0%	89	73	- 18.0%
Median Sales Price*	\$132,000	<b>\$175,950</b>	+ 33.3%	\$143,000	<b>\$167,900</b>	+ 17.4%
Average Sales Price*	\$134,833	<b>\$174,400</b>	+ 29.3%	\$143,019	<b>\$170,876</b>	+ 19.5%
Percent of Original List Price Received*	93.5%	<b>94.4%</b>	+ 1.0%	93.1%	<b>97.0%</b>	+ 4.2%
Average Market Time	107	<b>62</b>	- 42.1%	77	<b>57</b>	- 26.0%
Inventory of Homes for Sale at Month End	15	<b>6</b>	- 60.0%	--	--	--

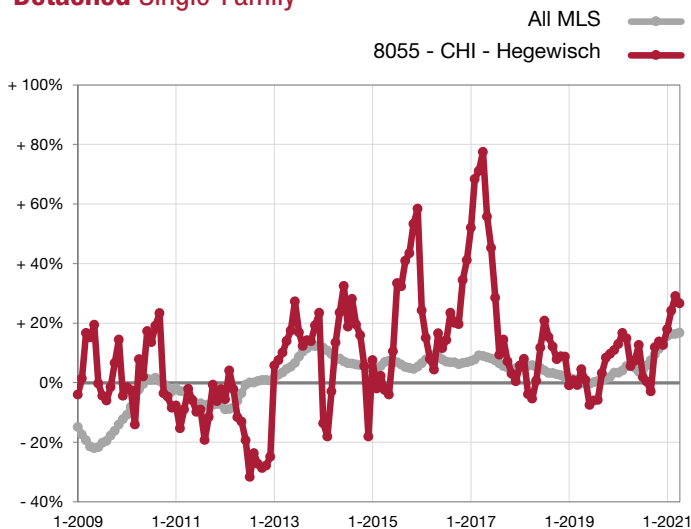
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	1	0	- 100.0%	1	0	- 100.0%
Under Contract (includes Contingent and Pending)	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Average Sales Price*	\$0	<b>\$0</b>	--	\$0	<b>\$0</b>	--
Percent of Original List Price Received*	0.0%	<b>0.0%</b>	--	0.0%	<b>0.0%</b>	--
Average Market Time	0	0	--	0	0	--
Inventory of Homes for Sale at Month End	1	0	- 100.0%	--	--	--

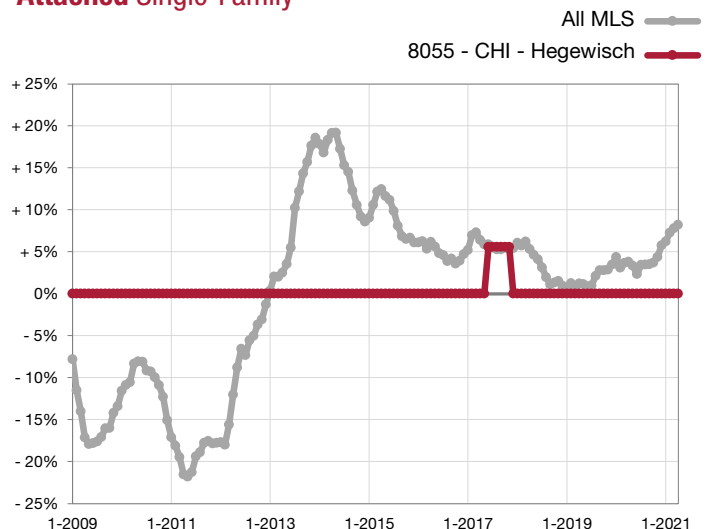
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Humboldt Park

Local Market Update / April 2021

**+ 28.6%**

**+ 41.2%**

**- 38.6%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	15	20	+ 33.3%	328	308	- 6.1%
Under Contract (includes Contingent and Pending)	7	17	+ 142.9%	132	190	+ 43.9%
Closed Sales	15	16	+ 6.7%	140	174	+ 24.3%
Median Sales Price*	\$375,000	<b>\$384,000</b>	+ 2.4%	\$254,000	<b>\$286,000</b>	+ 12.6%
Average Sales Price*	\$356,667	<b>\$443,719</b>	+ 24.4%	\$296,998	<b>\$340,909</b>	+ 14.8%
Percent of Original List Price Received*	97.2%	<b>102.1%</b>	+ 5.0%	96.3%	<b>98.4%</b>	+ 2.2%
Average Market Time	77	59	- 23.4%	62	67	+ 8.1%
Inventory of Homes for Sale at Month End	47	29	- 38.3%	--	--	--

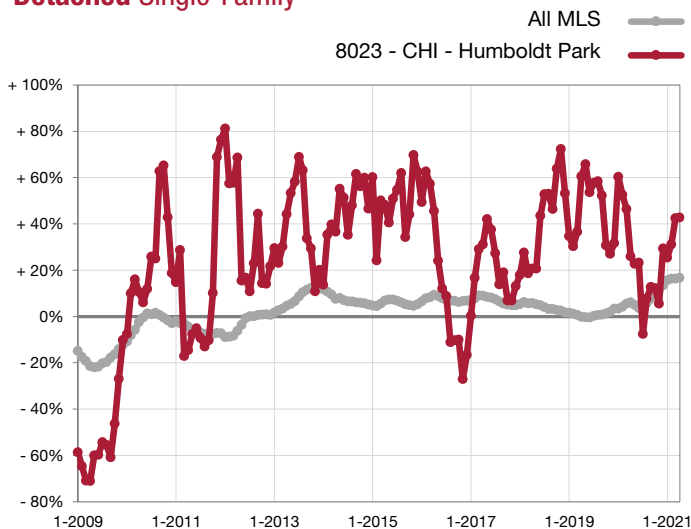
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	6	7	+ 16.7%	82	111	+ 35.4%
Under Contract (includes Contingent and Pending)	5	5	0.0%	32	55	+ 71.9%
Closed Sales	2	8	+ 300.0%	30	47	+ 56.7%
Median Sales Price*	\$128,250	<b>\$299,743</b>	+ 133.7%	\$258,500	<b>\$362,500</b>	+ 40.2%
Average Sales Price*	\$128,250	<b>\$335,598</b>	+ 161.7%	\$246,010	<b>\$335,760</b>	+ 36.5%
Percent of Original List Price Received*	64.2%	<b>98.1%</b>	+ 52.8%	93.8%	<b>95.3%</b>	+ 1.6%
Average Market Time	157	223	+ 42.0%	65	104	+ 60.0%
Inventory of Homes for Sale at Month End	10	6	- 40.0%	--	--	--

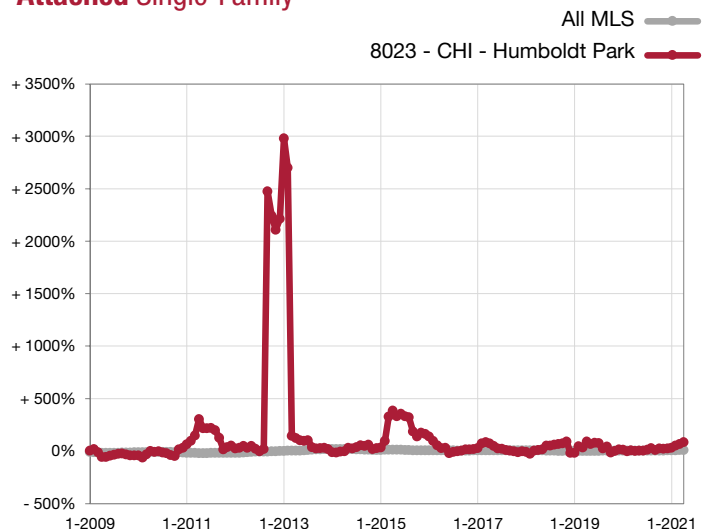
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Hyde Park

Local Market Update / April 2021

**+ 185.7%**

**+ 25.0%**

**- 26.0%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	2	8	+ 300.0%	50	41	- 18.0%
Under Contract (includes Contingent and Pending)	1	7	+ 600.0%	25	28	+ 12.0%
Closed Sales	3	2	- 33.3%	28	25	- 10.7%
Median Sales Price*	\$699,000	<b>\$582,500</b>	- 16.7%	\$741,000	<b>\$1,000,000</b>	+ 35.0%
Average Sales Price*	\$667,667	<b>\$582,500</b>	- 12.8%	\$794,946	<b>\$997,368</b>	+ 25.5%
Percent of Original List Price Received*	97.4%	<b>104.0%</b>	+ 6.8%	94.1%	<b>90.9%</b>	- 3.4%
Average Market Time	139	5	- 96.4%	130	95	- 26.9%
Inventory of Homes for Sale at Month End	9	8	- 11.1%	--	--	--

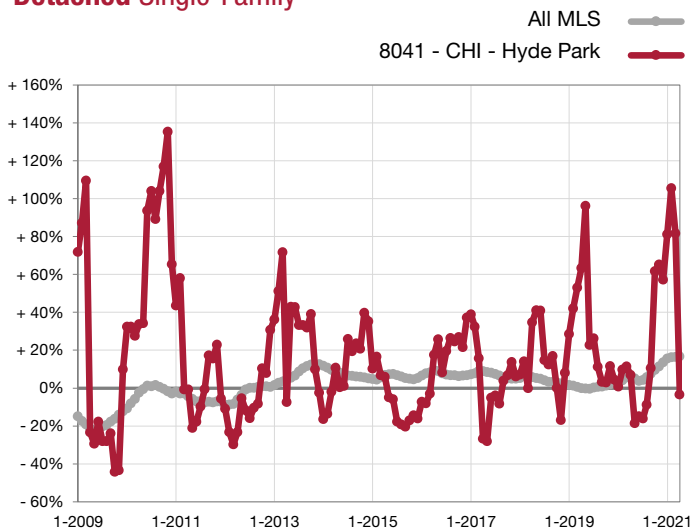
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	19	52	+ 173.7%	427	449	+ 5.2%
Under Contract (includes Contingent and Pending)	12	34	+ 183.3%	251	295	+ 17.5%
Closed Sales	21	28	+ 33.3%	278	267	- 4.0%
Median Sales Price*	\$210,000	<b>\$225,500</b>	+ 7.4%	\$193,250	<b>\$200,000</b>	+ 3.5%
Average Sales Price*	\$272,286	<b>\$246,393</b>	- 9.5%	\$244,471	<b>\$242,221</b>	- 0.9%
Percent of Original List Price Received*	96.1%	<b>94.7%</b>	- 1.5%	93.5%	<b>94.9%</b>	+ 1.5%
Average Market Time	76	102	+ 34.2%	79	79	0.0%
Inventory of Homes for Sale at Month End	87	63	- 27.6%	--	--	--

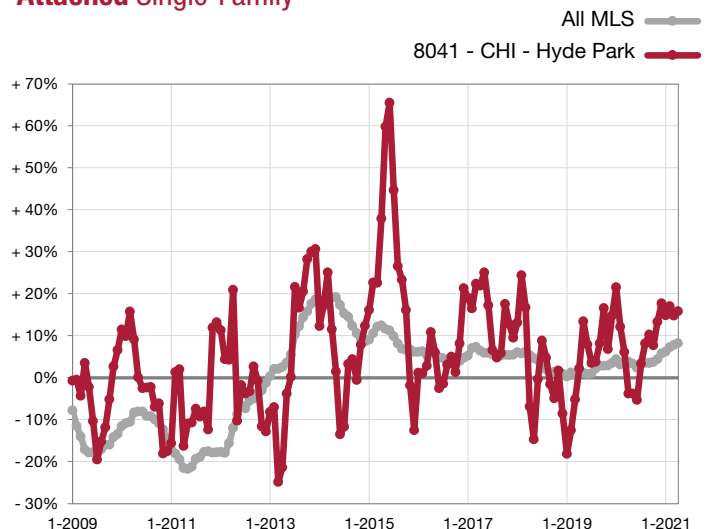
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Irving Park

Local Market Update / April 2021

**+ 72.6%**

Change in  
New Listings  
All Properties

**+ 72.7%**

Change in  
Closed Sales  
All Properties

**- 20.3%**

Change in  
Inventory of Homes  
All Properties

## Detached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	29	47	+ 62.1%	499	461	- 7.6%
Under Contract (includes Contingent and Pending)	17	23	+ 35.3%	254	314	+ 23.6%
Closed Sales	21	31	+ 47.6%	269	294	+ 9.3%
Median Sales Price*	\$682,000	<b>\$580,000</b>	- 15.0%	\$490,000	<b>\$578,500</b>	+ 18.1%
Average Sales Price*	\$657,490	<b>\$638,998</b>	- 2.8%	\$532,984	<b>\$598,509</b>	+ 12.3%
Percent of Original List Price Received*	98.0%	<b>100.6%</b>	+ 2.7%	95.9%	<b>97.8%</b>	+ 2.0%
Average Market Time	79	35	- 55.7%	84	63	- 25.0%
Inventory of Homes for Sale at Month End	63	33	- 47.6%	--	--	--

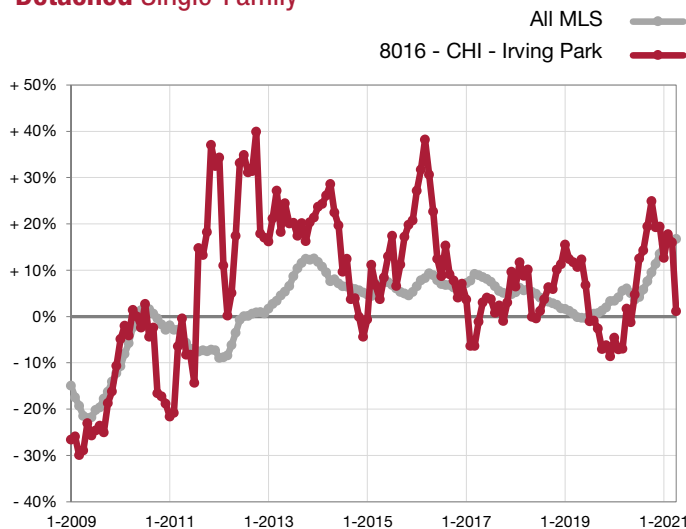
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	33	60	+ 81.8%	499	635	+ 27.3%
Under Contract (includes Contingent and Pending)	11	38	+ 245.5%	248	359	+ 44.8%
Closed Sales	23	45	+ 95.7%	281	310	+ 10.3%
Median Sales Price*	\$225,000	<b>\$233,000</b>	+ 3.6%	\$217,000	<b>\$230,000</b>	+ 6.0%
Average Sales Price*	\$248,987	<b>\$256,351</b>	+ 3.0%	\$241,690	<b>\$258,907</b>	+ 7.1%
Percent of Original List Price Received*	97.7%	<b>98.1%</b>	+ 0.4%	96.9%	<b>97.5%</b>	+ 0.6%
Average Market Time	57	54	- 5.3%	56	51	- 8.9%
Inventory of Homes for Sale at Month End	65	69	+ 6.2%	--	--	--

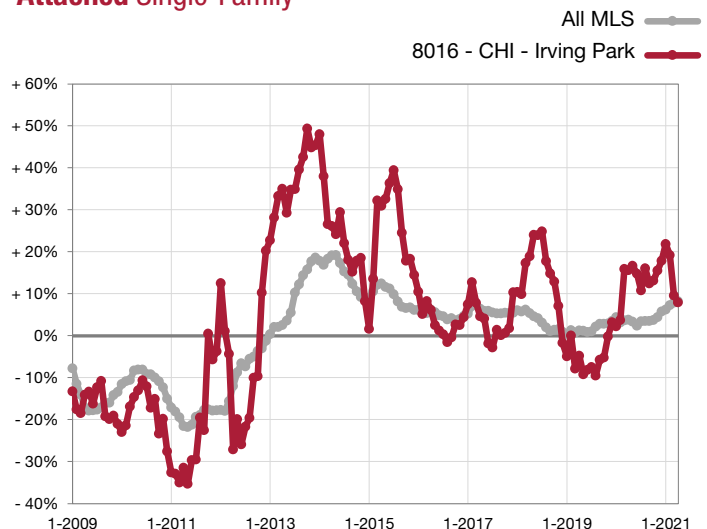
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Jefferson Park

Local Market Update / April 2021

**+ 200.0%**

**- 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

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	15	46	+ 206.7%	385	348	- 9.6%
Under Contract (includes Contingent and Pending)	13	29	+ 123.1%	213	261	+ 22.5%
Closed Sales	22	15	- 31.8%	230	245	+ 6.5%
Median Sales Price*	\$325,750	<b>\$403,000</b>	+ 23.7%	\$330,463	<b>\$356,400</b>	+ 7.8%
Average Sales Price*	\$358,705	<b>\$453,653</b>	+ 26.5%	\$347,732	<b>\$380,829</b>	+ 9.5%
Percent of Original List Price Received*	93.9%	<b>101.4%</b>	+ 8.0%	96.4%	<b>98.0%</b>	+ 1.7%
Average Market Time	99	39	- 60.6%	66	58	- 12.1%
Inventory of Homes for Sale at Month End	39	23	- 41.0%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	5	14	+ 180.0%	114	136	+ 19.3%
Under Contract (includes Contingent and Pending)	3	8	+ 166.7%	62	75	+ 21.0%
Closed Sales	9	5	- 44.4%	67	69	+ 3.0%
Median Sales Price*	\$152,000	<b>\$238,000</b>	+ 56.6%	\$165,000	<b>\$159,000</b>	- 3.6%
Average Sales Price*	\$180,222	<b>\$210,000</b>	+ 16.5%	\$180,092	<b>\$176,856</b>	- 1.8%
Percent of Original List Price Received*	94.8%	<b>96.9%</b>	+ 2.2%	98.9%	<b>95.1%</b>	- 3.8%
Average Market Time	235	115	- 51.1%	91	62	- 31.9%
Inventory of Homes for Sale at Month End	11	11	0.0%	--	--	--

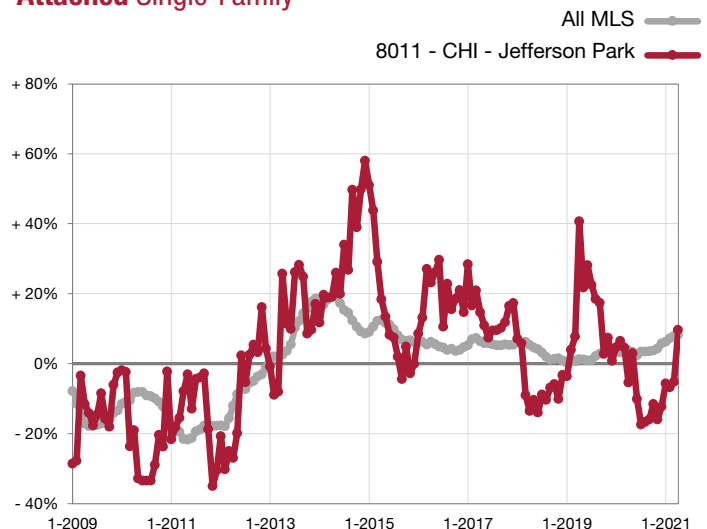
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Kenwood

Local Market Update / April 2021

**+ 109.1%**

**+ 62.5%**

**- 25.9%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	8	9	+ 12.5%	86	76	- 11.6%
Under Contract (includes Contingent and Pending)	1	4	+ 300.0%	29	35	+ 20.7%
Closed Sales	1	4	+ 300.0%	36	27	- 25.0%
Median Sales Price*	\$730,000	<b>\$1,099,500</b>	+ 50.6%	\$608,225	<b>\$799,000</b>	+ 31.4%
Average Sales Price*	\$730,000	<b>\$1,418,500</b>	+ 94.3%	\$697,401	<b>\$1,181,181</b>	+ 69.4%
Percent of Original List Price Received*	97.3%	<b>101.1%</b>	+ 3.9%	95.8%	<b>95.4%</b>	- 0.4%
Average Market Time	245	<b>12</b>	- 95.1%	132	<b>115</b>	- 12.9%
Inventory of Homes for Sale at Month End	19	<b>13</b>	- 31.6%	--	--	--

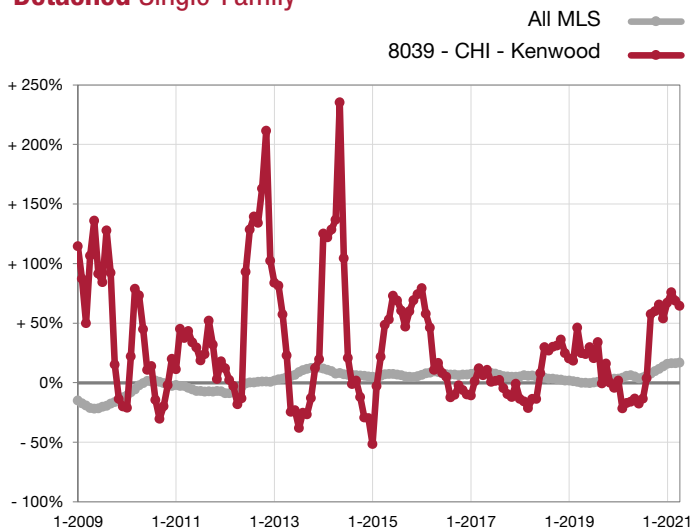
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	14	37	+ 164.3%	308	391	+ 26.9%
Under Contract (includes Contingent and Pending)	11	33	+ 200.0%	141	241	+ 70.9%
Closed Sales	15	22	+ 46.7%	142	209	+ 47.2%
Median Sales Price*	\$235,000	<b>\$287,000</b>	+ 22.1%	\$234,000	<b>\$252,000</b>	+ 7.7%
Average Sales Price*	\$259,027	<b>\$306,609</b>	+ 18.4%	\$230,475	<b>\$252,552</b>	+ 9.6%
Percent of Original List Price Received*	96.7%	<b>96.5%</b>	- 0.2%	94.5%	<b>96.0%</b>	+ 1.6%
Average Market Time	57	<b>53</b>	- 7.0%	93	<b>80</b>	- 14.0%
Inventory of Homes for Sale at Month End	66	<b>50</b>	- 24.2%	--	--	--

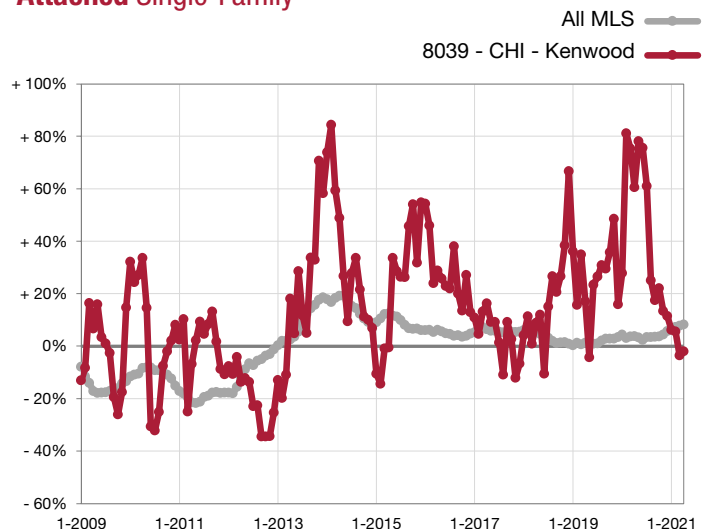
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Lakeview

Local Market Update / April 2021

**+ 138.6%**

**+ 70.0%**

**+ 8.7%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	17	47	+ 176.5%	369	406	+ 10.0%
Under Contract (includes Contingent and Pending)	3	22	+ 633.3%	128	185	+ 44.5%
Closed Sales	16	21	+ 31.3%	150	156	+ 4.0%
Median Sales Price*	\$1,152,500	<b>\$1,460,000</b>	+ 26.7%	\$1,250,000	<b>\$1,450,000</b>	+ 16.0%
Average Sales Price*	\$1,270,438	<b>\$1,472,062</b>	+ 15.9%	\$1,342,460	<b>\$1,449,582</b>	+ 8.0%
Percent of Original List Price Received*	94.2%	<b>96.6%</b>	+ 2.5%	95.7%	<b>95.1%</b>	- 0.6%
Average Market Time	155	95	- 38.7%	120	120	0.0%
Inventory of Homes for Sale at Month End	65	61	- 6.2%	--	--	--

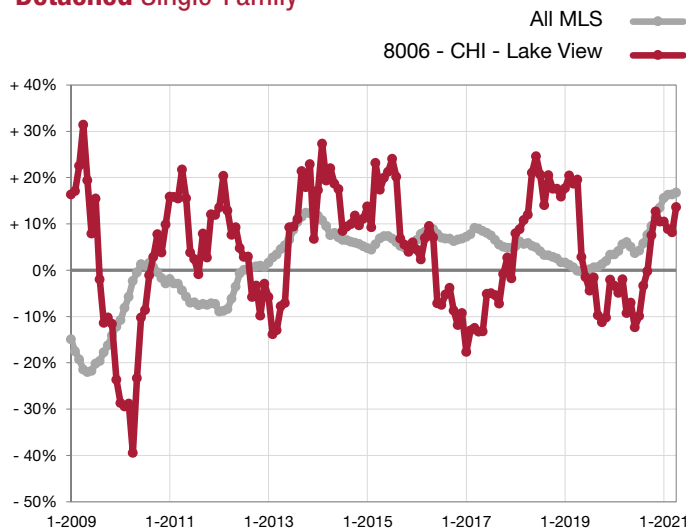
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	219	516	+ 135.6%	3,769	5,182	+ 37.5%
Under Contract (includes Contingent and Pending)	113	339	+ 200.0%	1,629	2,473	+ 51.8%
Closed Sales	187	324	+ 73.3%	1,758	2,171	+ 23.5%
Median Sales Price*	\$398,000	<b>\$415,500</b>	+ 4.4%	\$369,500	<b>\$415,000</b>	+ 12.3%
Average Sales Price*	\$432,030	<b>\$446,047</b>	+ 3.2%	\$407,089	<b>\$436,067</b>	+ 7.1%
Percent of Original List Price Received*	97.4%	<b>98.1%</b>	+ 0.7%	96.5%	<b>97.1%</b>	+ 0.6%
Average Market Time	65	76	+ 16.9%	76	72	- 5.3%
Inventory of Homes for Sale at Month End	473	524	+ 10.8%	--	--	--

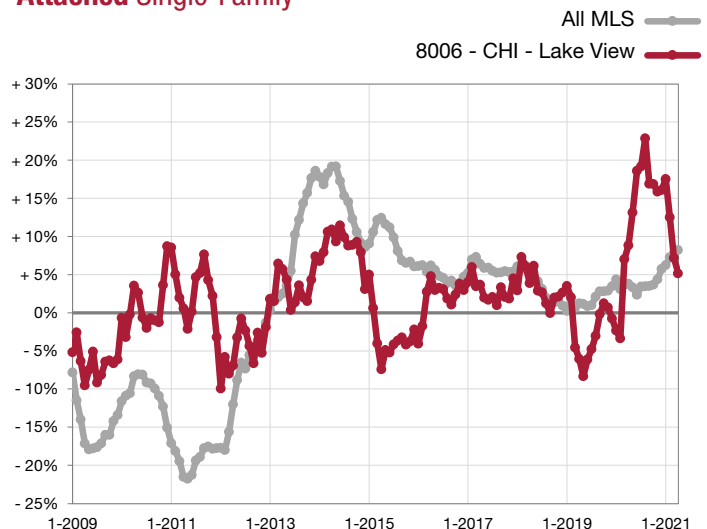
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Lincoln Park

Local Market Update / April 2021

**+ 167.6%**

**+ 89.2%**

**- 9.0%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	21	57	+ 171.4%	508	631	+ 24.2%
Under Contract (includes Contingent and Pending)	9	38	+ 322.2%	173	287	+ 65.9%
Closed Sales	17	32	+ 88.2%	195	233	+ 19.5%
Median Sales Price*	\$1,430,000	<b>\$1,692,500</b>	+ 18.4%	\$1,500,000	<b>\$1,655,000</b>	+ 10.3%
Average Sales Price*	\$1,497,324	<b>\$1,999,673</b>	+ 33.5%	\$1,747,323	<b>\$2,028,166</b>	+ 16.1%
Percent of Original List Price Received*	96.7%	<b>95.9%</b>	- 0.8%	94.0%	<b>94.2%</b>	+ 0.2%
Average Market Time	141	156	+ 10.6%	145	133	- 8.3%
Inventory of Homes for Sale at Month End	122	77	- 36.9%	--	--	--

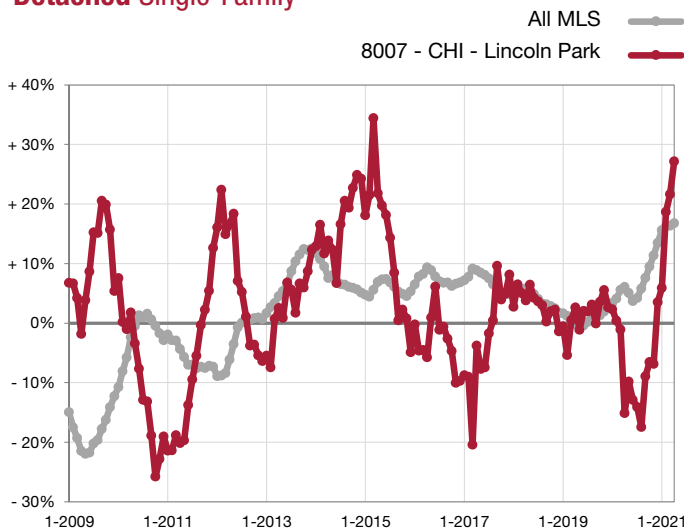
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	115	307	+ 167.0%	2,815	3,570	+ 26.8%
Under Contract (includes Contingent and Pending)	60	186	+ 210.0%	1,098	1,625	+ 48.0%
Closed Sales	113	214	+ 89.4%	1,217	1,439	+ 18.2%
Median Sales Price*	\$484,000	<b>\$498,750</b>	+ 3.0%	\$500,000	<b>\$520,000</b>	+ 4.0%
Average Sales Price*	\$543,171	<b>\$562,655</b>	+ 3.6%	\$600,648	<b>\$587,877</b>	- 2.1%
Percent of Original List Price Received*	97.3%	<b>98.3%</b>	+ 1.0%	96.6%	<b>96.9%</b>	+ 0.3%
Average Market Time	79	75	- 5.1%	85	78	- 8.2%
Inventory of Homes for Sale at Month End	390	389	- 0.3%	--	--	--

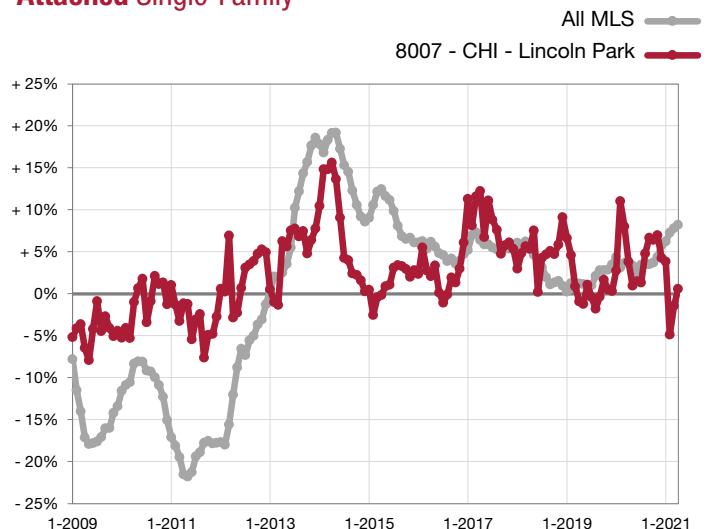
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Lincoln Square

Local Market Update / April 2021

**+ 118.2%**

**+ 97.6%**

**- 20.7%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	12	15	+ 25.0%	198	250	+ 26.3%
Under Contract (includes Contingent and Pending)	7	15	+ 114.3%	82	159	+ 93.9%
Closed Sales	6	14	+ 133.3%	91	142	+ 56.0%
Median Sales Price*	\$487,750	<b>\$907,500</b>	+ 86.1%	\$745,000	<b>\$815,000</b>	+ 9.4%
Average Sales Price*	\$571,250	<b>\$980,393</b>	+ 71.6%	\$801,752	<b>\$832,964</b>	+ 3.9%
Percent of Original List Price Received*	95.7%	<b>101.3%</b>	+ 5.9%	96.1%	<b>97.6%</b>	+ 1.6%
Average Market Time	124	100	- 19.4%	114	72	- 36.8%
Inventory of Homes for Sale at Month End	31	16	- 48.4%	--	--	--

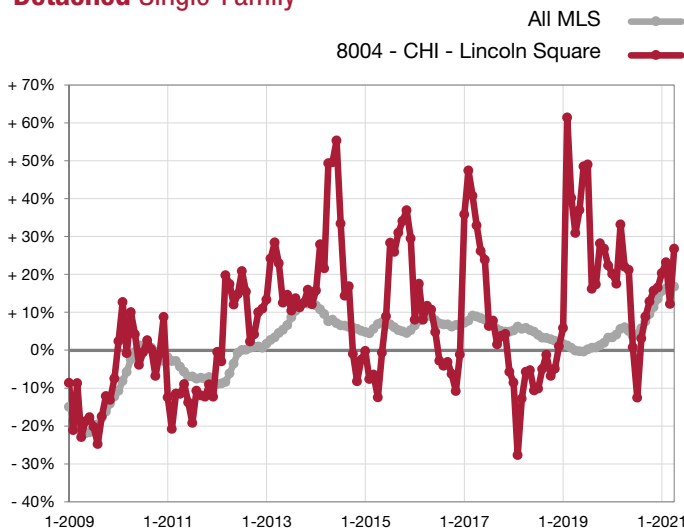
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	32	81	+ 153.1%	615	836	+ 35.9%
Under Contract (includes Contingent and Pending)	9	52	+ 477.8%	306	468	+ 52.9%
Closed Sales	36	69	+ 91.7%	367	419	+ 14.2%
Median Sales Price*	\$328,000	<b>\$333,000</b>	+ 1.5%	\$320,000	<b>\$325,000</b>	+ 1.6%
Average Sales Price*	\$345,278	<b>\$343,064</b>	- 0.6%	\$361,513	<b>\$358,917</b>	- 0.7%
Percent of Original List Price Received*	98.6%	<b>98.3%</b>	- 0.3%	97.0%	<b>97.8%</b>	+ 0.8%
Average Market Time	66	73	+ 10.6%	61	59	- 3.3%
Inventory of Homes for Sale at Month End	61	57	- 6.6%	--	--	--

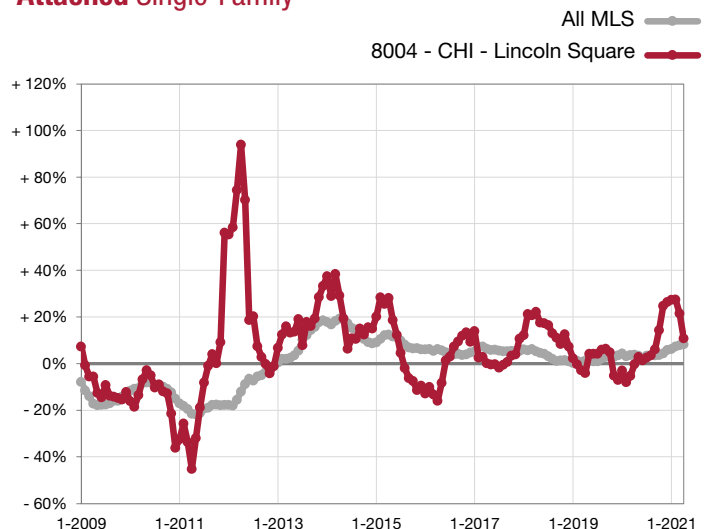
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Logan Square

Local Market Update / April 2021

**+ 94.3%**

**+ 72.8%**

**- 30.9%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	25	50	+ 100.0%	483	509	+ 5.4%
Under Contract (includes Contingent and Pending)	14	26	+ 85.7%	224	316	+ 41.1%
Closed Sales	23	32	+ 39.1%	238	291	+ 22.3%
Median Sales Price*	\$780,000	<b>\$912,000</b>	+ 16.9%	\$790,000	<b>\$830,000</b>	+ 5.1%
Average Sales Price*	\$861,878	<b>\$954,911</b>	+ 10.8%	\$855,966	<b>\$892,262</b>	+ 4.2%
Percent of Original List Price Received*	98.4%	<b>100.2%</b>	+ 1.8%	96.9%	<b>97.4%</b>	+ 0.5%
Average Market Time	48	29	- 39.6%	66	64	- 3.0%
Inventory of Homes for Sale at Month End	67	42	- 37.3%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	63	121	+ 92.1%	1,091	1,577	+ 44.5%
Under Contract (includes Contingent and Pending)	27	97	+ 259.3%	532	884	+ 66.2%
Closed Sales	58	108	+ 86.2%	595	769	+ 29.2%
Median Sales Price*	\$442,500	<b>\$453,000</b>	+ 2.4%	\$410,000	<b>\$418,000</b>	+ 2.0%
Average Sales Price*	\$458,503	<b>\$485,312</b>	+ 5.8%	\$428,603	<b>\$446,258</b>	+ 4.1%
Percent of Original List Price Received*	98.7%	<b>108.0%</b>	+ 9.4%	98.3%	<b>99.3%</b>	+ 1.0%
Average Market Time	46	53	+ 15.2%	57	54	- 5.3%
Inventory of Homes for Sale at Month End	114	83	- 27.2%	--	--	--

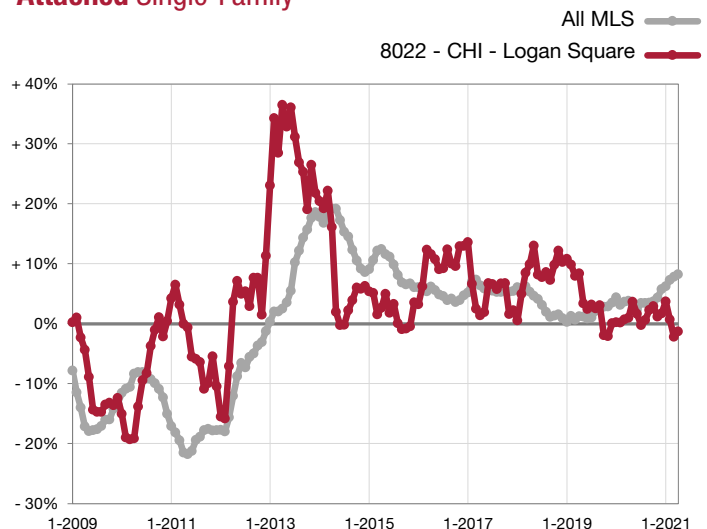
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Loop

Local Market Update / April 2021

**+ 85.7%**

**+ 183.3%**

**+ 37.2%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	1	0	- 100.0%	5	1	- 80.0%
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	1	0	- 100.0%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	132	247	+ 87.1%	1,724	2,446	+ 41.9%
Under Contract (includes Contingent and Pending)	31	119	+ 283.9%	619	702	+ 13.4%
Closed Sales	42	119	+ 183.3%	678	678	0.0%
Median Sales Price*	\$362,500	\$475,000	+ 31.0%	\$336,250	\$379,250	+ 12.8%
Average Sales Price*	\$457,631	\$872,869	+ 90.7%	\$416,245	\$639,034	+ 53.5%
Percent of Original List Price Received*	97.0%	95.4%	- 1.6%	96.6%	95.5%	- 1.1%
Average Market Time	128	137	+ 7.0%	97	116	+ 19.6%
Inventory of Homes for Sale at Month End	443	609	+ 37.5%	--	--	--

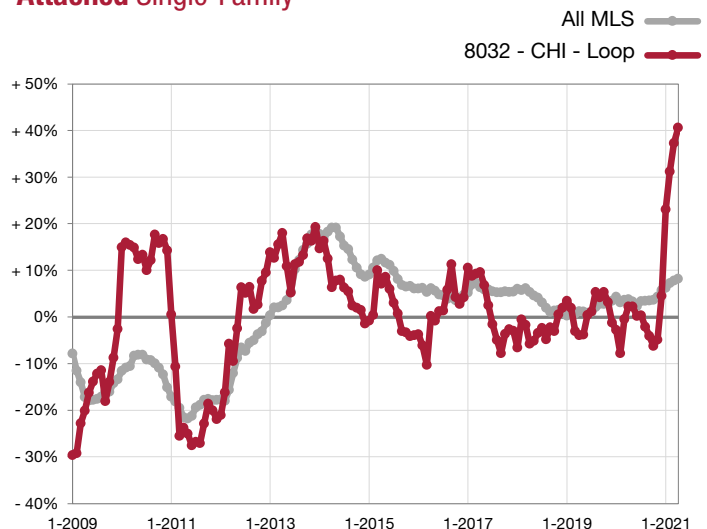
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Near North Side

Local Market Update / April 2021

**+ 231.1%**

**+ 73.5%**

**+ 45.4%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	6	17	+ 183.3%	179	171	- 4.5%
Under Contract (includes Contingent and Pending)	1	2	+ 100.0%	26	50	+ 92.3%
Closed Sales	0	6	--	28	38	+ 35.7%
Median Sales Price*	\$0	<b>\$1,880,000</b>	--	\$1,340,000	<b>\$1,510,000</b>	+ 12.7%
Average Sales Price*	\$0	<b>\$2,003,750</b>	--	\$1,731,894	<b>\$1,824,987</b>	+ 5.4%
Percent of Original List Price Received*	0.0%	<b>83.2%</b>	--	89.3%	<b>88.5%</b>	- 0.9%
Average Market Time	0	501	--	165	256	+ 55.2%
Inventory of Homes for Sale at Month End	51	47	- 7.8%	--	--	--

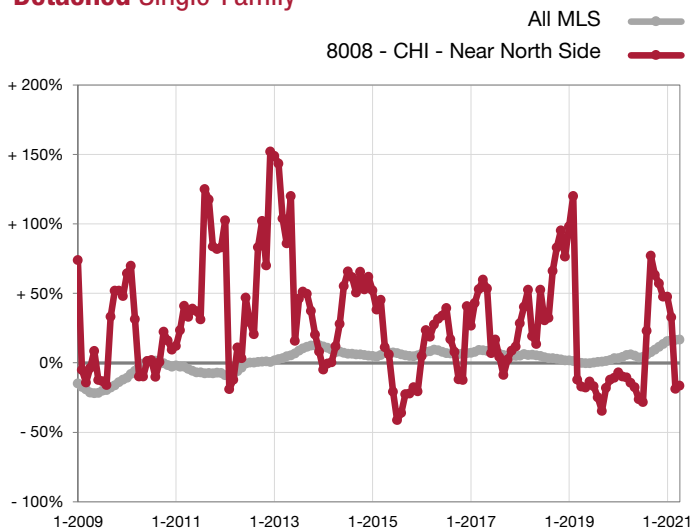
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	229	761	+ 232.3%	5,938	8,298	+ 39.7%
Under Contract (includes Contingent and Pending)	82	357	+ 335.4%	2,068	2,400	+ 16.1%
Closed Sales	151	256	+ 69.5%	2,307	2,060	- 10.7%
Median Sales Price*	\$415,000	<b>\$425,000</b>	+ 2.4%	\$400,000	<b>\$412,500</b>	+ 3.1%
Average Sales Price*	\$519,649	<b>\$553,523</b>	+ 6.5%	\$608,799	<b>\$562,280</b>	- 7.6%
Percent of Original List Price Received*	97.4%	<b>96.2%</b>	- 1.2%	96.1%	<b>95.6%</b>	- 0.5%
Average Market Time	125	135	+ 8.0%	117	128	+ 9.4%
Inventory of Homes for Sale at Month End	1,286	1,897	+ 47.5%	--	--	--

\* 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 / April 2021

**+ 200.0%**

**+ 52.0%**

**+ 71.3%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	0	3	--	14	14	0.0%
Under Contract (includes Contingent and Pending)	0	3	--	5	8	+ 60.0%
Closed Sales	0	0	--	6	5	- 16.7%
Median Sales Price*	\$0	\$0	--	\$1,250,000	\$1,220,000	- 2.4%
Average Sales Price*	\$0	\$0	--	\$1,209,167	\$1,428,400	+ 18.1%
Percent of Original List Price Received*	0.0%	0.0%	--	92.4%	91.8%	- 0.6%
Average Market Time	0	0	--	152	183	+ 20.4%
Inventory of Homes for Sale at Month End	2	1	- 50.0%	--	--	--

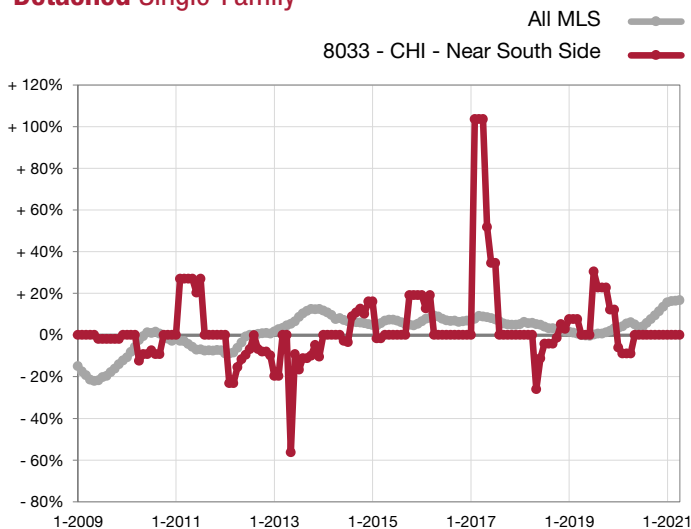
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	80	237	+ 196.3%	1,316	2,007	+ 52.5%
Under Contract (includes Contingent and Pending)	43	116	+ 169.8%	621	798	+ 28.5%
Closed Sales	50	76	+ 52.0%	673	699	+ 3.9%
Median Sales Price*	\$345,250	\$372,500	+ 7.9%	\$370,000	\$385,000	+ 4.1%
Average Sales Price*	\$389,180	\$431,151	+ 10.8%	\$426,154	\$444,075	+ 4.2%
Percent of Original List Price Received*	100.8%	99.0%	- 1.8%	99.3%	99.5%	+ 0.2%
Average Market Time	80	113	+ 41.3%	81	91	+ 12.3%
Inventory of Homes for Sale at Month End	214	369	+ 72.4%	--	--	--

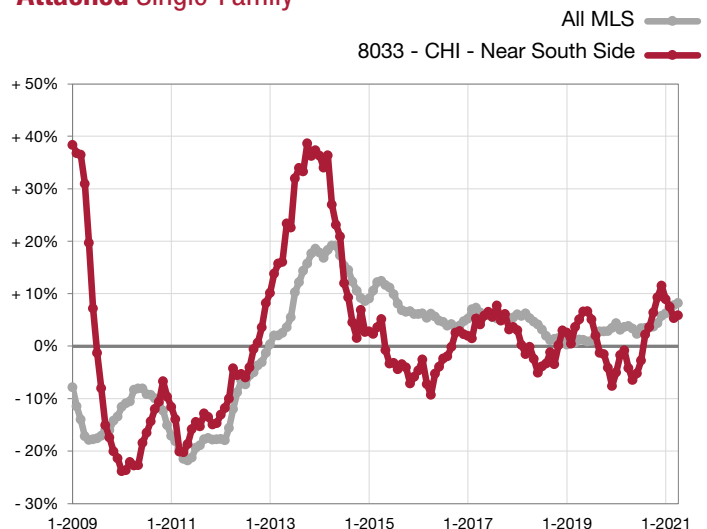
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Near West Side

Local Market Update / April 2021

**+ 142.3%**

**+ 93.9%**

**+ 39.3%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	6	7	+ 16.7%	69	131	+ 89.9%
Under Contract (includes Contingent and Pending)	3	4	+ 33.3%	29	57	+ 96.6%
Closed Sales	2	3	+ 50.0%	36	44	+ 22.2%
Median Sales Price*	\$332,000	<b>\$624,000</b>	+ 88.0%	\$494,500	<b>\$530,400</b>	+ 7.3%
Average Sales Price*	\$332,000	<b>\$766,333</b>	+ 130.8%	\$513,926	<b>\$560,231</b>	+ 9.0%
Percent of Original List Price Received*	83.9%	<b>98.7%</b>	+ 17.6%	95.7%	<b>99.2%</b>	+ 3.7%
Average Market Time	20	<b>188</b>	+ 840.0%	59	<b>78</b>	+ 32.2%
Inventory of Homes for Sale at Month End	16	<b>21</b>	+ 31.3%	--	--	--

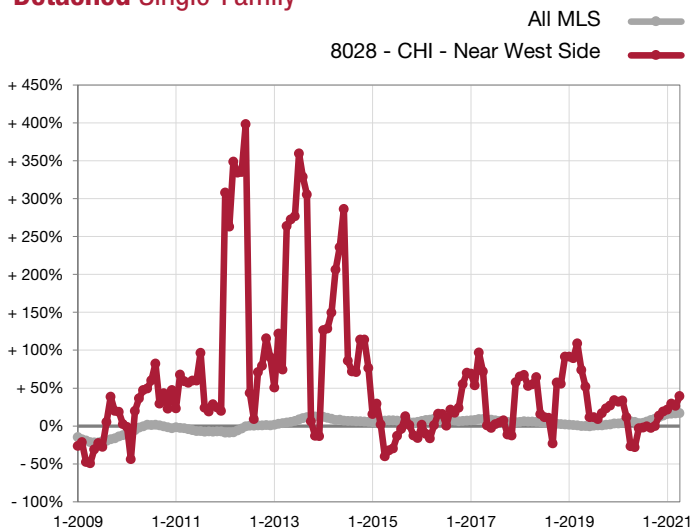
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	150	<b>371</b>	+ 147.3%	2,264	<b>3,519</b>	+ 55.4%
Under Contract (includes Contingent and Pending)	55	<b>204</b>	+ 270.9%	1,015	<b>1,389</b>	+ 36.8%
Closed Sales	80	<b>156</b>	+ 95.0%	1,109	<b>1,153</b>	+ 4.0%
Median Sales Price*	\$339,500	<b>\$382,500</b>	+ 12.7%	\$360,000	<b>\$382,500</b>	+ 6.3%
Average Sales Price*	\$416,265	<b>\$474,188</b>	+ 13.9%	\$499,894	<b>\$463,515</b>	- 7.3%
Percent of Original List Price Received*	98.1%	<b>99.1%</b>	+ 1.0%	98.3%	<b>98.4%</b>	+ 0.1%
Average Market Time	58	<b>94</b>	+ 62.1%	76	<b>77</b>	+ 1.3%
Inventory of Homes for Sale at Month End	343	<b>479</b>	+ 39.7%	--	--	--

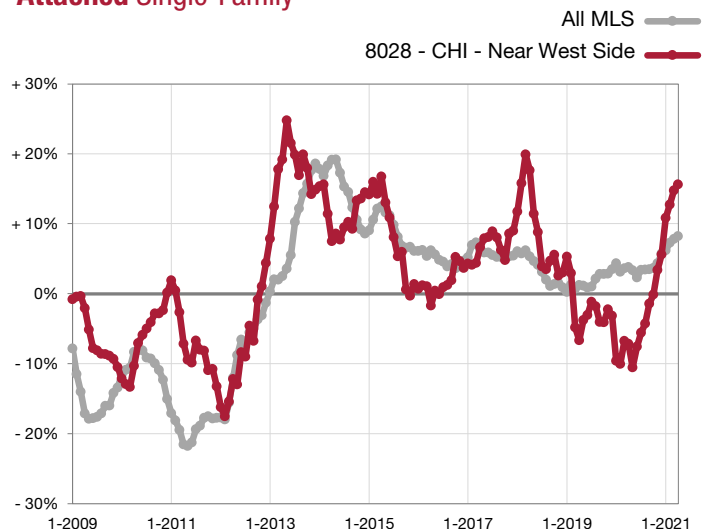
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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. | 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

# North Center

Local Market Update / April 2021

**+ 100.0%**    **+ 101.6%**    **- 32.1%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	23	29	+ 26.1%	457	414	- 9.4%
Under Contract (includes Contingent and Pending)	10	21	+ 110.0%	192	259	+ 34.9%
Closed Sales	19	31	+ 63.2%	217	230	+ 6.0%
Median Sales Price*	\$935,000	<b>\$1,080,000</b>	+ 15.5%	\$1,050,000	<b>\$1,140,000</b>	+ 8.6%
Average Sales Price*	\$985,026	<b>\$1,062,371</b>	+ 7.9%	\$1,103,443	<b>\$1,151,185</b>	+ 4.3%
Percent of Original List Price Received*	97.2%	<b>98.4%</b>	+ 1.2%	96.1%	<b>97.1%</b>	+ 1.0%
Average Market Time	118	54	- 54.2%	106	81	- 23.6%
Inventory of Homes for Sale at Month End	67	29	- 56.7%	--	--	--

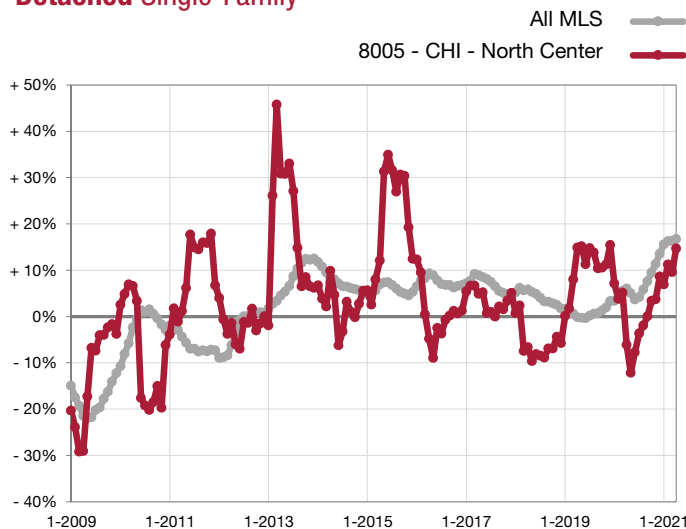
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	35	87	+ 148.6%	747	970	+ 29.9%
Under Contract (includes Contingent and Pending)	23	58	+ 152.2%	348	542	+ 55.7%
Closed Sales	43	94	+ 118.6%	395	490	+ 24.1%
Median Sales Price*	\$449,000	<b>\$477,000</b>	+ 6.2%	\$447,000	<b>\$446,750</b>	- 0.1%
Average Sales Price*	\$461,270	<b>\$486,625</b>	+ 5.5%	\$463,354	<b>\$460,937</b>	- 0.5%
Percent of Original List Price Received*	98.8%	<b>99.7%</b>	+ 0.9%	98.0%	<b>98.4%</b>	+ 0.4%
Average Market Time	74	41	- 44.6%	67	53	- 20.9%
Inventory of Homes for Sale at Month End	67	62	- 7.5%	--	--	--

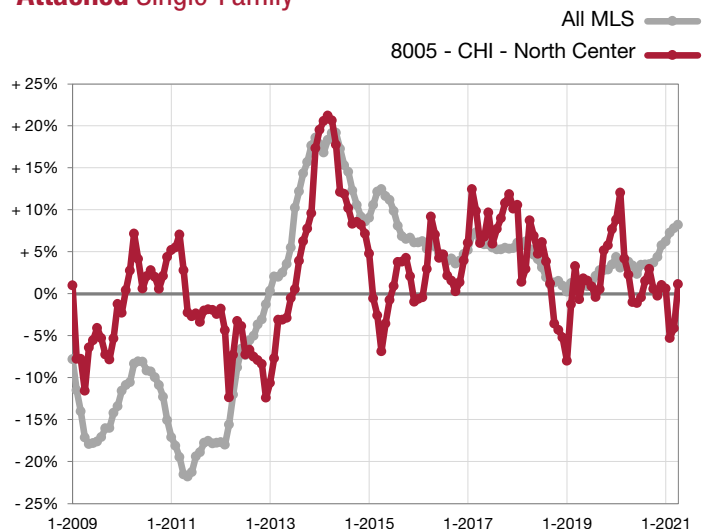
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

### Detached Single-Family



### Attached Single-Family



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# North Park

Local Market Update / April 2021

**+ 100.0%**    **+ 160.0%**    **- 37.8%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	6	7	+ 16.7%	107	99	- 7.5%
Under Contract (includes Contingent and Pending)	2	4	+ 100.0%	61	79	+ 29.5%
Closed Sales	2	7	+ 250.0%	69	74	+ 7.2%
Median Sales Price*	\$416,500	<b>\$450,000</b>	+ 8.0%	\$400,000	<b>\$407,500</b>	+ 1.9%
Average Sales Price*	\$416,500	<b>\$432,527</b>	+ 3.8%	\$423,243	<b>\$452,979</b>	+ 7.0%
Percent of Original List Price Received*	96.2%	<b>99.6%</b>	+ 3.5%	95.0%	<b>97.3%</b>	+ 2.4%
Average Market Time	170	<b>72</b>	- 57.6%	102	<b>64</b>	- 37.3%
Inventory of Homes for Sale at Month End	20	<b>9</b>	- 55.0%	--	--	--

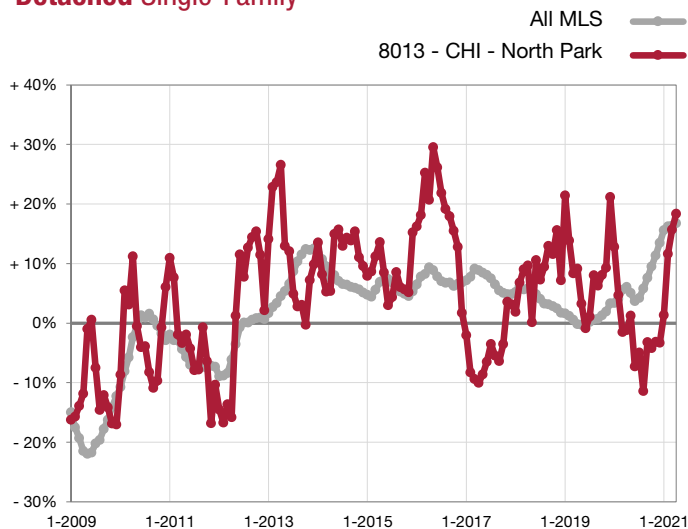
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	5	15	+ 200.0%	83	103	+ 24.1%
Under Contract (includes Contingent and Pending)	3	6	+ 100.0%	45	58	+ 28.9%
Closed Sales	3	6	+ 100.0%	47	51	+ 8.5%
Median Sales Price*	\$145,500	<b>\$224,500</b>	+ 54.3%	\$230,000	<b>\$227,000</b>	- 1.3%
Average Sales Price*	\$206,833	<b>\$223,083</b>	+ 7.9%	\$223,639	<b>\$225,763</b>	+ 0.9%
Percent of Original List Price Received*	95.7%	<b>99.9%</b>	+ 4.4%	95.9%	<b>94.8%</b>	- 1.1%
Average Market Time	60	<b>120</b>	+ 100.0%	39	<b>90</b>	+ 130.8%
Inventory of Homes for Sale at Month End	17	<b>14</b>	- 17.6%	--	--	--

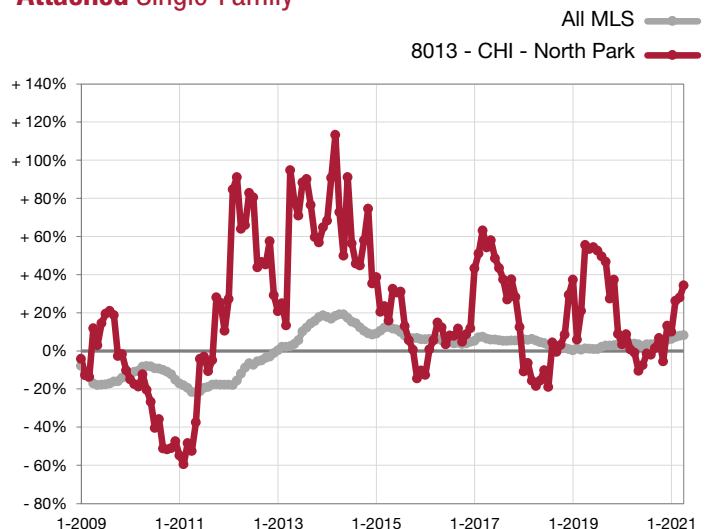
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Norwood Park

Local Market Update / April 2021

**+ 120.8%**

**+ 41.5%**

**- 34.8%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	48	93	+ 93.8%	816	765	- 6.3%
Under Contract (includes Contingent and Pending)	22	50	+ 127.3%	385	547	+ 42.1%
Closed Sales	36	49	+ 36.1%	410	510	+ 24.4%
Median Sales Price*	\$341,250	<b>\$399,000</b>	+ 16.9%	\$335,000	<b>\$365,000</b>	+ 9.0%
Average Sales Price*	\$368,381	<b>\$424,074</b>	+ 15.1%	\$358,726	<b>\$397,880</b>	+ 10.9%
Percent of Original List Price Received*	97.9%	<b>100.0%</b>	+ 2.1%	95.9%	<b>97.3%</b>	+ 1.5%
Average Market Time	61	48	- 21.3%	69	54	- 21.7%
Inventory of Homes for Sale at Month End	98	53	- 45.9%	--	--	--

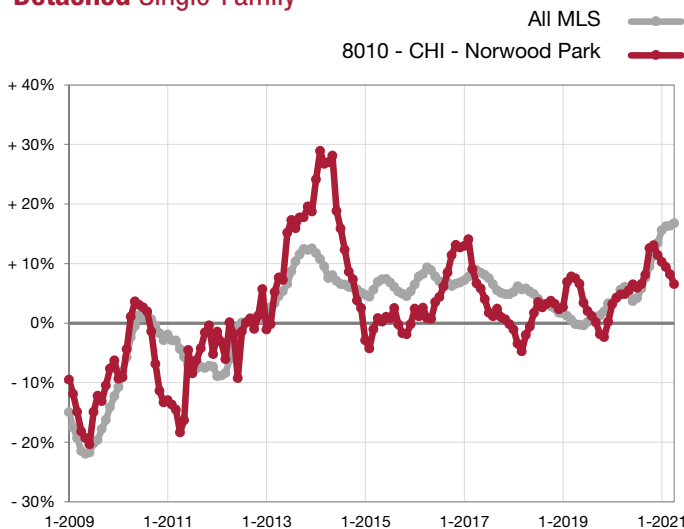
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	5	24	+ 380.0%	140	166	+ 18.6%
Under Contract (includes Contingent and Pending)	3	14	+ 366.7%	76	109	+ 43.4%
Closed Sales	5	9	+ 80.0%	82	96	+ 17.1%
Median Sales Price*	\$124,900	<b>\$152,500</b>	+ 22.1%	\$173,500	<b>\$170,000</b>	- 2.0%
Average Sales Price*	\$172,980	<b>\$159,889</b>	- 7.6%	\$190,268	<b>\$182,267</b>	- 4.2%
Percent of Original List Price Received*	95.6%	<b>94.2%</b>	- 1.5%	94.9%	<b>94.9%</b>	0.0%
Average Market Time	123	29	- 76.4%	83	63	- 24.1%
Inventory of Homes for Sale at Month End	14	20	+ 42.9%	--	--	--

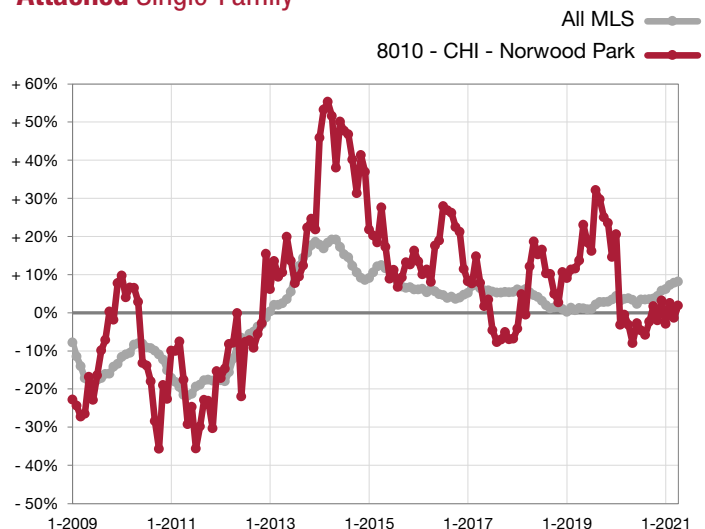
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

### Detached Single-Family



### Attached Single-Family



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# Portage Park

Local Market Update / April 2021

**+ 157.1%**

**+ 41.0%**

**+ 5.5%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	30	82	+ 173.3%	703	732	+ 4.1%
Under Contract (includes Contingent and Pending)	20	52	+ 160.0%	359	498	+ 38.7%
Closed Sales	31	45	+ 45.2%	382	465	+ 21.7%
Median Sales Price*	\$351,500	<b>\$376,000</b>	+ 7.0%	\$335,000	<b>\$356,500</b>	+ 6.4%
Average Sales Price*	\$366,835	<b>\$415,366</b>	+ 13.2%	\$355,511	<b>\$382,231</b>	+ 7.5%
Percent of Original List Price Received*	97.2%	<b>101.6%</b>	+ 4.5%	96.8%	<b>98.8%</b>	+ 2.1%
Average Market Time	90	74	- 17.8%	64	46	- 28.1%
Inventory of Homes for Sale at Month End	53	46	- 13.2%	--	--	--

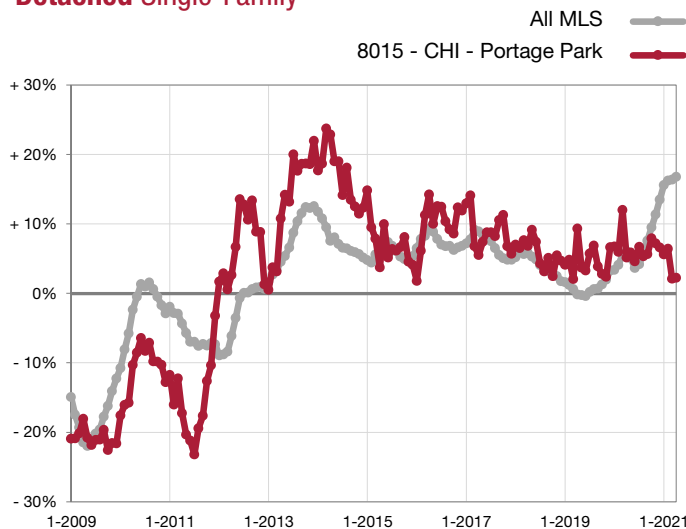
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	12	26	+ 116.7%	160	244	+ 52.5%
Under Contract (includes Contingent and Pending)	6	17	+ 183.3%	87	129	+ 48.3%
Closed Sales	8	10	+ 25.0%	86	112	+ 30.2%
Median Sales Price*	\$280,000	<b>\$174,500</b>	- 37.7%	\$160,500	<b>\$170,000</b>	+ 5.9%
Average Sales Price*	\$264,438	<b>\$170,690</b>	- 35.5%	\$194,850	<b>\$200,123</b>	+ 2.7%
Percent of Original List Price Received*	97.6%	<b>97.1%</b>	- 0.5%	94.7%	<b>104.0%</b>	+ 9.8%
Average Market Time	68	55	- 19.1%	62	63	+ 1.6%
Inventory of Homes for Sale at Month End	20	31	+ 55.0%	--	--	--

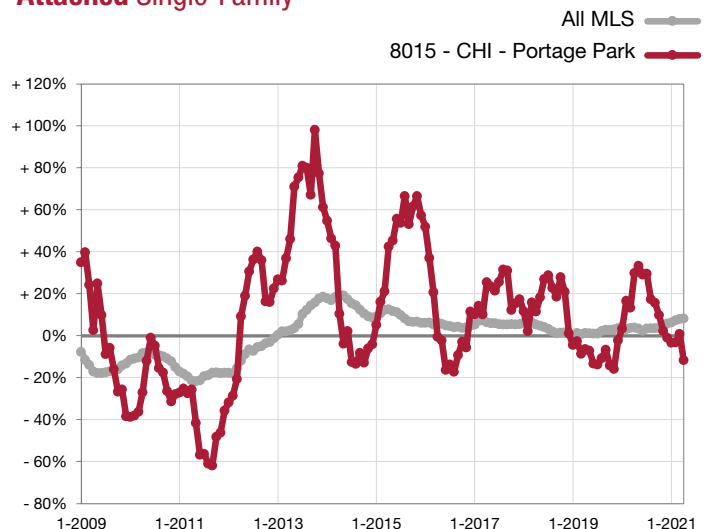
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Rogers Park

Local Market Update / April 2021

**+ 161.0%**

**+ 71.8%**

**- 6.6%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	3	10	+ 233.3%	52	62	+ 19.2%
Under Contract (includes Contingent and Pending)	0	3	--	33	43	+ 30.3%
Closed Sales	3	4	+ 33.3%	38	39	+ 2.6%
Median Sales Price*	\$500,000	<b>\$457,500</b>	- 8.5%	\$512,500	<b>\$480,000</b>	- 6.3%
Average Sales Price*	\$516,667	<b>\$543,375</b>	+ 5.2%	\$545,383	<b>\$522,214</b>	- 4.2%
Percent of Original List Price Received*	98.5%	<b>98.0%</b>	- 0.5%	95.8%	<b>96.5%</b>	+ 0.7%
Average Market Time	17	61	+ 258.8%	75	53	- 29.3%
Inventory of Homes for Sale at Month End	8	8	0.0%	--	--	--

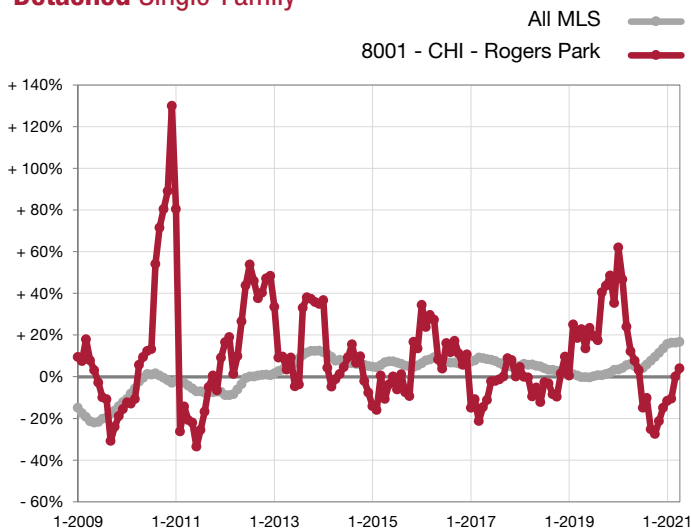
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	38	97	+ 155.3%	771	982	+ 27.4%
Under Contract (includes Contingent and Pending)	18	69	+ 283.3%	409	582	+ 42.3%
Closed Sales	36	63	+ 75.0%	447	519	+ 16.1%
Median Sales Price*	\$186,000	<b>\$200,000</b>	+ 7.5%	\$170,000	<b>\$195,000</b>	+ 14.7%
Average Sales Price*	\$198,444	<b>\$217,508</b>	+ 9.6%	\$188,720	<b>\$211,010</b>	+ 11.8%
Percent of Original List Price Received*	96.8%	<b>97.9%</b>	+ 1.1%	95.9%	<b>96.4%</b>	+ 0.5%
Average Market Time	76	64	- 15.8%	63	65	+ 3.2%
Inventory of Homes for Sale at Month End	113	105	- 7.1%	--	--	--

\* 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 / April 2021

**+ 115.0%**      **+ 40.0%**      **- 42.3%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	12	23	+ 91.7%	207	225	+ 8.7%
Under Contract (includes Contingent and Pending)	5	18	+ 260.0%	104	135	+ 29.8%
Closed Sales	10	11	+ 10.0%	108	115	+ 6.5%
Median Sales Price*	\$190,000	<b>\$236,000</b>	+ 24.2%	\$148,000	<b>\$215,000</b>	+ 45.3%
Average Sales Price*	\$201,240	<b>\$234,818</b>	+ 16.7%	\$175,148	<b>\$232,255</b>	+ 32.6%
Percent of Original List Price Received*	92.3%	<b>98.5%</b>	+ 6.7%	92.5%	<b>98.0%</b>	+ 5.9%
Average Market Time	101	69	- 31.7%	104	83	- 20.2%
Inventory of Homes for Sale at Month End	38	22	- 42.1%	--	--	--

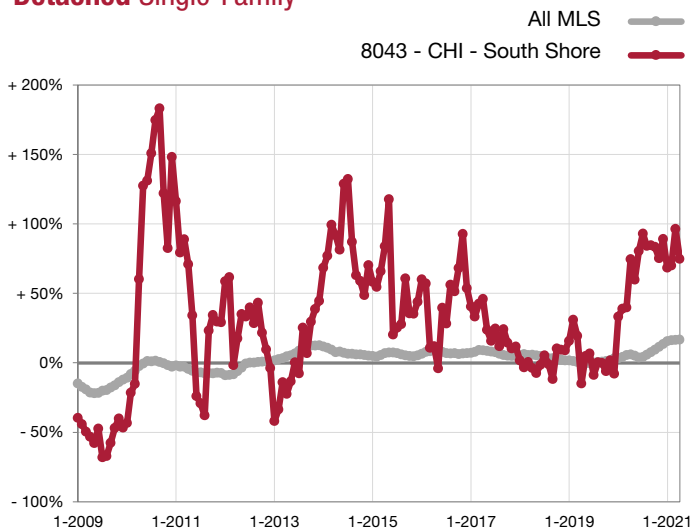
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	8	20	+ 150.0%	248	223	- 10.1%
Under Contract (includes Contingent and Pending)	9	12	+ 33.3%	124	123	- 0.8%
Closed Sales	5	10	+ 100.0%	117	122	+ 4.3%
Median Sales Price*	\$43,000	<b>\$117,500</b>	+ 173.3%	\$70,000	<b>\$64,000</b>	- 8.6%
Average Sales Price*	\$64,800	<b>\$110,685</b>	+ 70.8%	\$84,912	<b>\$82,917</b>	- 2.3%
Percent of Original List Price Received*	72.9%	<b>96.7%</b>	+ 32.6%	91.3%	<b>91.1%</b>	- 0.2%
Average Market Time	98	78	- 20.4%	116	116	0.0%
Inventory of Homes for Sale at Month End	66	38	- 42.4%	--	--	--

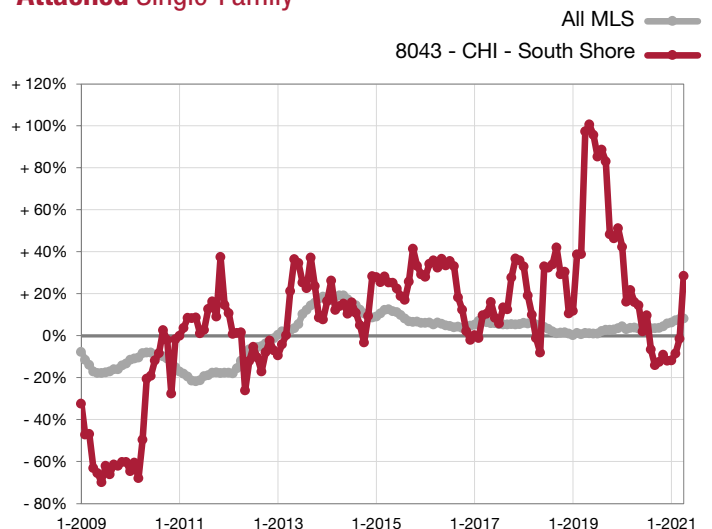
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Uptown

Local Market Update / April 2021

**+ 108.2%**

**+ 51.8%**

**+ 4.8%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	5	6	+ 20.0%	72	81	+ 12.5%
Under Contract (includes Contingent and Pending)	0	3	--	27	49	+ 81.5%
Closed Sales	4	2	- 50.0%	30	43	+ 43.3%
Median Sales Price*	\$1,110,000	<b>\$721,750</b>	- 35.0%	\$919,063	<b>\$900,000</b>	- 2.1%
Average Sales Price*	\$1,072,500	<b>\$721,750</b>	- 32.7%	\$996,984	<b>\$977,387</b>	- 2.0%
Percent of Original List Price Received*	95.0%	<b>98.9%</b>	+ 4.1%	95.1%	<b>94.3%</b>	- 0.8%
Average Market Time	155	<b>74</b>	- 52.3%	139	<b>116</b>	- 16.5%
Inventory of Homes for Sale at Month End	18	<b>10</b>	- 44.4%	--	--	--

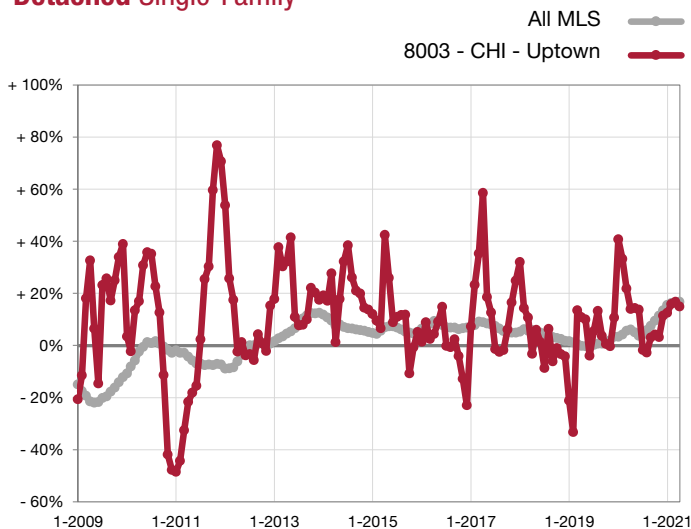
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	80	171	+ 113.8%	1,266	1,754	+ 38.5%
Under Contract (includes Contingent and Pending)	47	136	+ 189.4%	718	1,022	+ 42.3%
Closed Sales	81	127	+ 56.8%	793	903	+ 13.9%
Median Sales Price*	\$298,000	<b>\$315,500</b>	+ 5.9%	\$291,000	<b>\$300,000</b>	+ 3.1%
Average Sales Price*	\$312,701	<b>\$311,088</b>	- 0.5%	\$294,753	<b>\$305,785</b>	+ 3.7%
Percent of Original List Price Received*	98.4%	<b>98.4%</b>	0.0%	97.2%	<b>97.5%</b>	+ 0.3%
Average Market Time	41	<b>69</b>	+ 68.3%	58	<b>57</b>	- 1.7%
Inventory of Homes for Sale at Month End	150	<b>166</b>	+ 10.7%	--	--	--

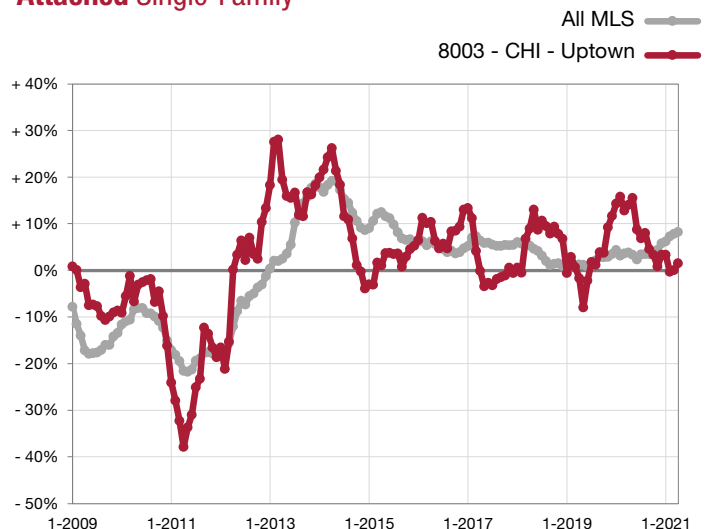
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

### Detached Single-Family



### Attached Single-Family



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# Washington Park

Local Market Update / April 2021

**+ 900.0%**    **+ 300.0%**    **- 5.9%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	0	0	--	12	7	- 41.7%
Under Contract (includes Contingent and Pending)	1	0	- 100.0%	4	3	- 25.0%
Closed Sales	0	0	--	4	3	- 25.0%
Median Sales Price*	\$0	\$0	--	\$36,500	\$180,000	+ 393.2%
Average Sales Price*	\$0	\$0	--	\$114,750	\$261,667	+ 128.0%
Percent of Original List Price Received*	0.0%	0.0%	--	66.8%	96.4%	+ 44.3%
Average Market Time	0	0	--	178	110	- 38.2%
Inventory of Homes for Sale at Month End	1	2	+ 100.0%	--	--	--

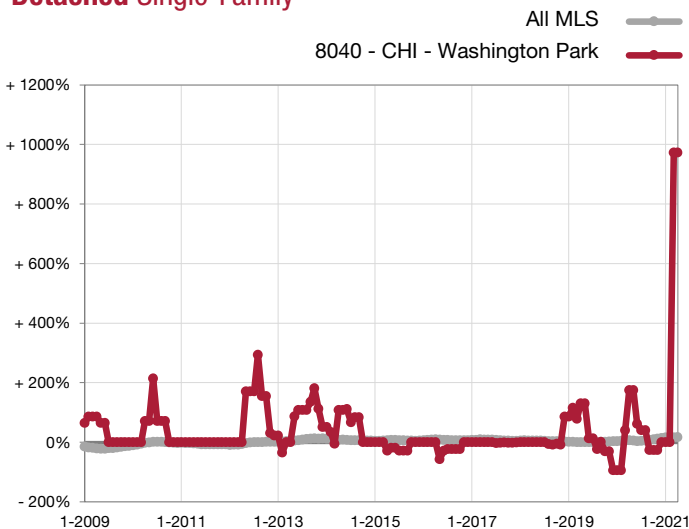
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	1	10	+ 900.0%	56	82	+ 46.4%
Under Contract (includes Contingent and Pending)	3	2	- 33.3%	27	48	+ 77.8%
Closed Sales	1	4	+ 300.0%	30	45	+ 50.0%
Median Sales Price*	\$82,000	\$180,000	+ 119.5%	\$83,950	\$185,000	+ 120.4%
Average Sales Price*	\$82,000	\$201,750	+ 146.0%	\$104,118	\$192,981	+ 85.3%
Percent of Original List Price Received*	82.8%	113.0%	+ 36.5%	90.6%	97.9%	+ 8.1%
Average Market Time	183	29	- 84.2%	110	72	- 34.5%
Inventory of Homes for Sale at Month End	16	14	- 12.5%	--	--	--

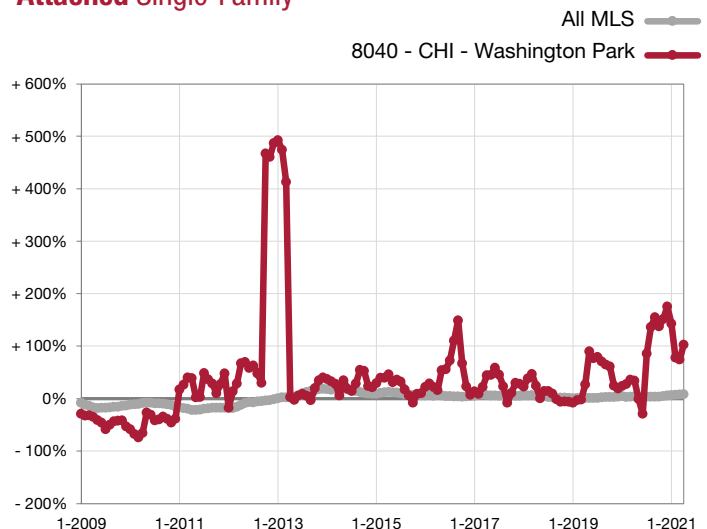
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# West Elsdon

Local Market Update / April 2021

**0.0%**

**+ 120.0%**

**- 58.3%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	10	8	- 20.0%	162	109	- 32.7%
Under Contract (includes Contingent and Pending)	4	6	+ 50.0%	101	89	- 11.9%
Closed Sales	5	8	+ 60.0%	105	92	- 12.4%
Median Sales Price*	\$239,900	<b>\$285,000</b>	+ 18.8%	\$220,000	<b>\$245,000</b>	+ 11.4%
Average Sales Price*	\$237,280	<b>\$281,625</b>	+ 18.7%	\$217,182	<b>\$241,686</b>	+ 11.3%
Percent of Original List Price Received*	97.9%	<b>102.0%</b>	+ 4.2%	97.1%	<b>97.9%</b>	+ 0.8%
Average Market Time	43	25	- 41.9%	57	59	+ 3.5%
Inventory of Homes for Sale at Month End	23	10	- 56.5%	--	--	--

## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	0	2	--	25	21	- 16.0%
Under Contract (includes Contingent and Pending)	0	3	--	11	18	+ 63.6%
Closed Sales	0	3	--	11	15	+ 36.4%
Median Sales Price*	\$0	<b>\$152,000</b>	--	\$142,000	<b>\$137,000</b>	- 3.5%
Average Sales Price*	\$0	<b>\$143,633</b>	--	\$142,685	<b>\$143,587</b>	+ 0.6%
Percent of Original List Price Received*	0.0%	<b>100.4%</b>	--	95.3%	<b>97.5%</b>	+ 2.3%
Average Market Time	0	15	--	89	16	- 82.0%
Inventory of Homes for Sale at Month End	1	0	- 100.0%	--	--	--

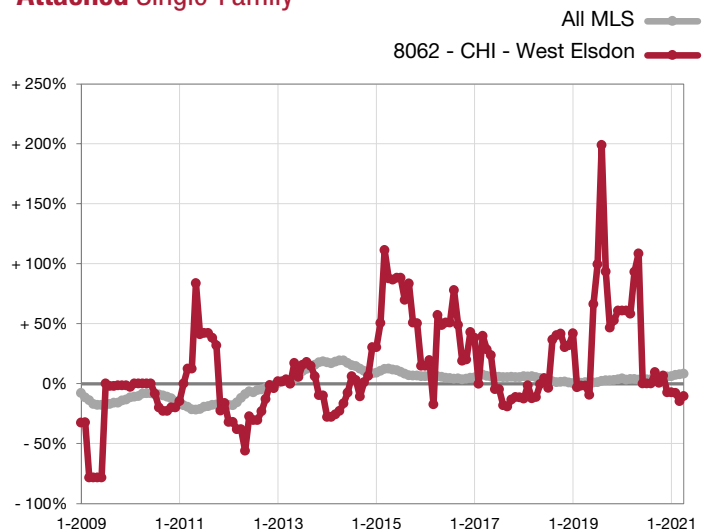
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# West Ridge

Local Market Update / April 2021

**+ 243.3%**

**+ 45.9%**

**- 1.6%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	8	25	+ 212.5%	221	190	- 14.0%
Under Contract (includes Contingent and Pending)	8	13	+ 62.5%	126	144	+ 14.3%
Closed Sales	8	12	+ 50.0%	137	140	+ 2.2%
Median Sales Price*	\$407,500	<b>\$389,000</b>	- 4.5%	\$372,000	<b>\$408,650</b>	+ 9.9%
Average Sales Price*	\$383,813	<b>\$396,333</b>	+ 3.3%	\$393,451	<b>\$427,621</b>	+ 8.7%
Percent of Original List Price Received*	95.5%	<b>97.3%</b>	+ 1.9%	95.8%	<b>97.0%</b>	+ 1.3%
Average Market Time	73	62	- 15.1%	86	63	- 26.7%
Inventory of Homes for Sale at Month End	30	19	- 36.7%	--	--	--

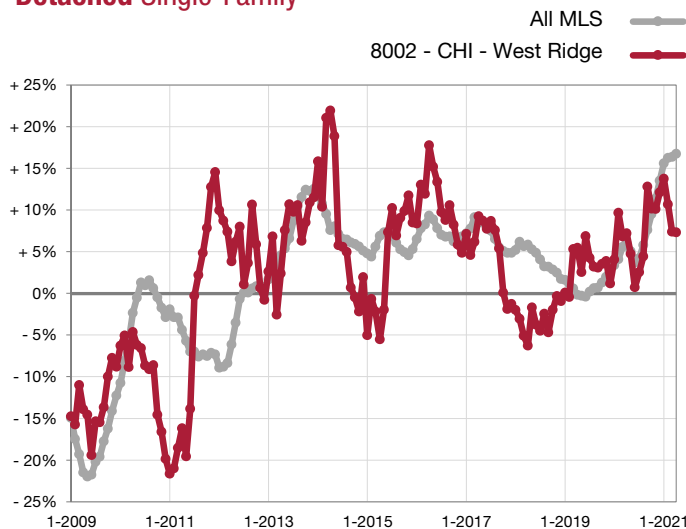
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	22	78	+ 254.5%	619	737	+ 19.1%
Under Contract (includes Contingent and Pending)	10	53	+ 430.0%	305	404	+ 32.5%
Closed Sales	29	42	+ 44.8%	340	337	- 0.9%
Median Sales Price*	\$175,000	<b>\$164,750</b>	- 5.9%	\$145,000	<b>\$153,000</b>	+ 5.5%
Average Sales Price*	\$184,524	<b>\$178,819</b>	- 3.1%	\$160,795	<b>\$170,113</b>	+ 5.8%
Percent of Original List Price Received*	95.1%	<b>96.1%</b>	+ 1.1%	93.8%	<b>94.7%</b>	+ 1.0%
Average Market Time	51	72	+ 41.2%	81	78	- 3.7%
Inventory of Homes for Sale at Month End	99	108	+ 9.1%	--	--	--

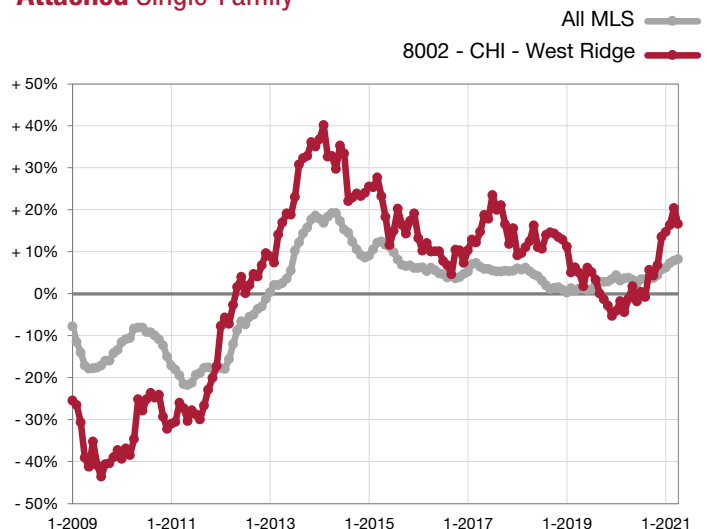
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# West Town

Local Market Update / April 2021

**+ 113.4%**

**+ 72.4%**

**- 3.5%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	22	57	+ 159.1%	475	602	+ 26.7%
Under Contract (includes Contingent and Pending)	12	30	+ 150.0%	193	282	+ 46.1%
Closed Sales	9	23	+ 155.6%	210	263	+ 25.2%
Median Sales Price*	\$1,075,000	<b>\$975,000</b>	- 9.3%	\$917,500	<b>\$950,000</b>	+ 3.5%
Average Sales Price*	\$1,223,667	<b>\$1,126,930</b>	- 7.9%	\$979,839	<b>\$1,027,797</b>	+ 4.9%
Percent of Original List Price Received*	95.7%	<b>97.2%</b>	+ 1.6%	96.1%	<b>96.4%</b>	+ 0.3%
Average Market Time	163	49	- 69.9%	103	74	- 28.2%
Inventory of Homes for Sale at Month End	59	63	+ 6.8%	--	--	--

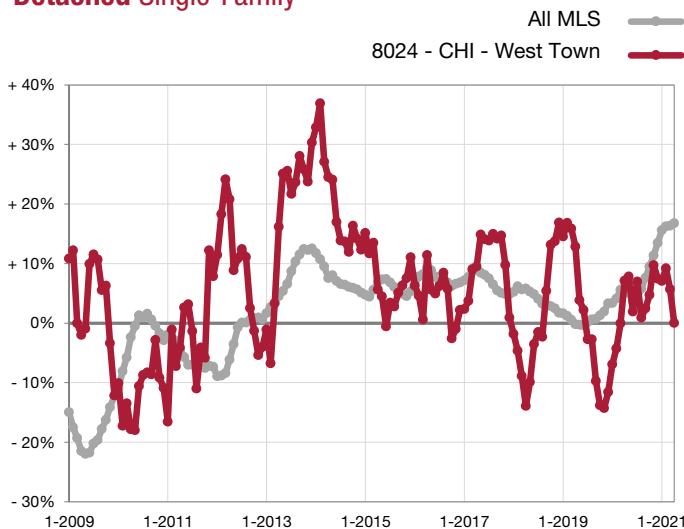
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	180	374	+ 107.8%	3,188	3,841	+ 20.5%
Under Contract (includes Contingent and Pending)	97	211	+ 117.5%	1,441	1,989	+ 38.0%
Closed Sales	165	277	+ 67.9%	1,527	1,827	+ 19.6%
Median Sales Price*	\$500,000	<b>\$520,000</b>	+ 4.0%	\$490,000	<b>\$500,000</b>	+ 2.0%
Average Sales Price*	\$528,942	<b>\$531,808</b>	+ 0.5%	\$513,302	<b>\$517,462</b>	+ 0.8%
Percent of Original List Price Received*	98.7%	<b>99.3%</b>	+ 0.6%	97.8%	<b>98.3%</b>	+ 0.5%
Average Market Time	52	52	0.0%	68	62	- 8.8%
Inventory of Homes for Sale at Month End	346	328	- 5.2%	--	--	--

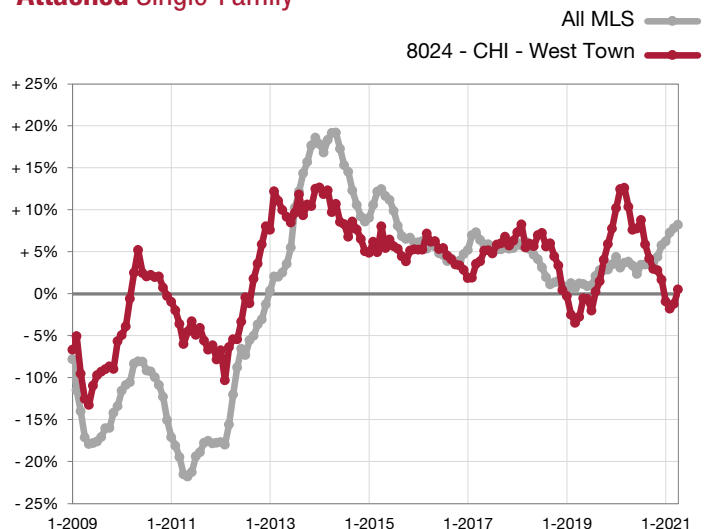
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## Change in Median Sales Price from Prior Year (6-Month Average)\*\*

### Detached Single-Family



### Attached Single-Family



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# Woodlawn

Local Market Update / April 2021

**+ 30.4%**

**+ 116.7%**

**- 57.6%**

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		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	5	10	+ 100.0%	74	91	+ 23.0%
Under Contract (includes Contingent and Pending)	4	12	+ 200.0%	28	62	+ 121.4%
Closed Sales	2	3	+ 50.0%	25	46	+ 84.0%
Median Sales Price*	\$320,611	<b>\$449,000</b>	+ 40.0%	\$133,000	<b>\$302,000</b>	+ 127.1%
Average Sales Price*	\$320,611	<b>\$411,333</b>	+ 28.3%	\$255,731	<b>\$300,459</b>	+ 17.5%
Percent of Original List Price Received*	104.5%	<b>99.7%</b>	- 4.6%	86.2%	<b>97.3%</b>	+ 12.9%
Average Market Time	2	116	+ 5,700.0%	84	90	+ 7.1%
Inventory of Homes for Sale at Month End	16	6	- 62.5%	--	--	--

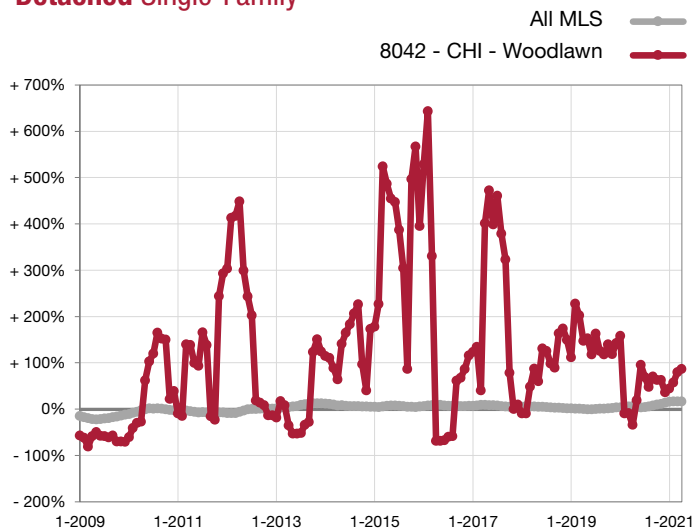
## Attached Single-Family

	April			Trailing 12 Months		
	4-2020	4-2021	+ / -	4-2020	4-2021	+ / -
New Listings	18	20	+ 11.1%	180	162	- 10.0%
Under Contract (includes Contingent and Pending)	5	22	+ 340.0%	82	116	+ 41.5%
Closed Sales	4	10	+ 150.0%	89	90	+ 1.1%
Median Sales Price*	\$188,500	<b>\$234,500</b>	+ 24.4%	\$170,000	<b>\$197,650</b>	+ 16.3%
Average Sales Price*	\$187,750	<b>\$247,105</b>	+ 31.6%	\$193,234	<b>\$222,279</b>	+ 15.0%
Percent of Original List Price Received*	93.5%	<b>95.8%</b>	+ 2.5%	94.1%	<b>98.0%</b>	+ 4.1%
Average Market Time	95	124	+ 30.5%	122	106	- 13.1%
Inventory of Homes for Sale at Month End	50	22	- 56.0%	--	--	--

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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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