



AVONDALE

Local Market Update | February 2022

+ 5.0%

- 26.3%

+ 18.2%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	13	16	+ 23.1%	21	34	+ 61.9%
Closed Sales	7	7	0.0%	13	13	0.0%
Median Sales Price*	\$456,000	\$715,000	+ 56.8%	\$456,000	\$680,000	+ 49.1%
Percent of Original List Price Received*	95.8%	97.0%	+ 1.3%	97.5%	96.3%	- 1.2%
Market Time	65	43	- 33.6%	54	45	- 16.7%
Inventory of Homes for Sale	6	14	+ 133.3%	--	--	--

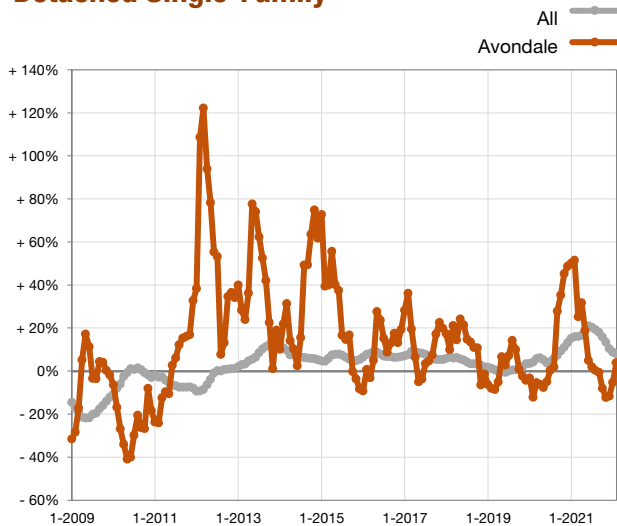
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	27	26	- 3.7%	57	38	- 33.3%
Closed Sales	12	7	- 41.7%	21	17	- 19.0%
Median Sales Price*	\$440,000	\$225,000	- 48.9%	\$361,500	\$260,000	- 28.1%
Percent of Original List Price Received*	98.3%	96.5%	- 1.8%	100.3%	97.5%	- 2.8%
Market Time	92	93	+ 2.0%	68	83	+ 22.1%
Inventory of Homes for Sale	27	25	- 7.4%	--	--	--

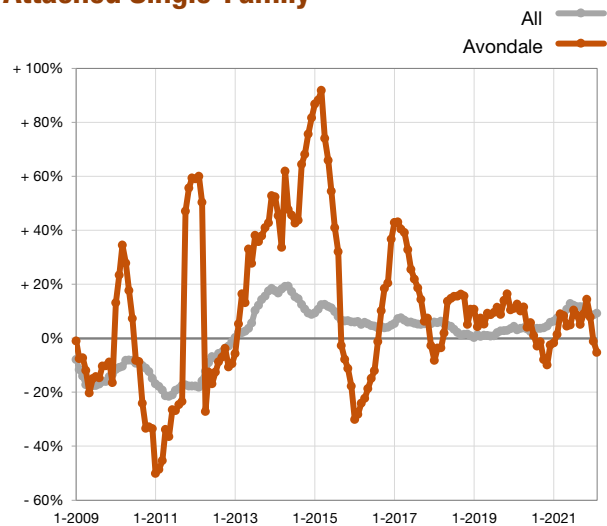
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

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.



IRVING PARK

Local Market Update | February 2022

+ 21.0%

- 9.7%

- 6.8%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	31	40	+ 29.0%	60	62	+ 3.3%
Closed Sales	13	13	0.0%	29	26	- 10.3%
Median Sales Price*	\$605,000	\$647,000	+ 6.9%	\$530,000	\$550,000	+ 3.8%
Percent of Original List Price Received*	95.7%	100.1%	+ 4.6%	96.2%	97.9%	+ 1.8%
Market Time	72	83	+ 15.2%	97	81	- 16.5%
Inventory of Homes for Sale	30	32	+ 6.7%	--	--	--

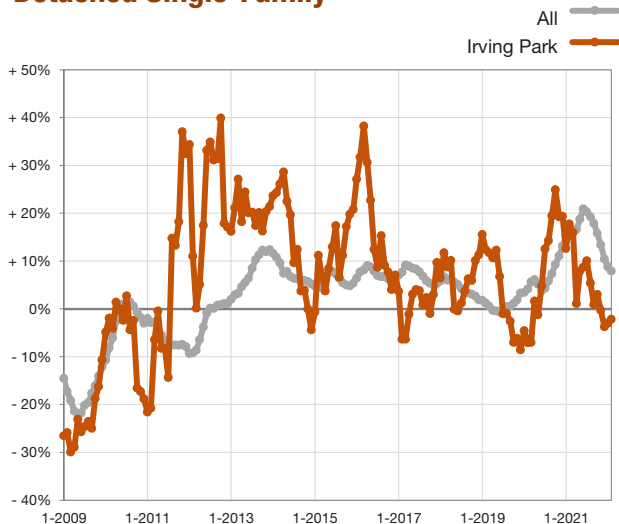
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	31	35	+ 12.9%	76	62	- 18.4%
Closed Sales	18	15	- 16.7%	36	31	- 13.9%
Median Sales Price*	\$238,251	\$225,000	- 5.6%	\$224,251	\$245,000	+ 9.3%
Percent of Original List Price Received*	96.7%	97.6%	+ 0.9%	96.4%	97.6%	+ 1.2%
Market Time	88	79	- 10.4%	77	72	- 6.5%
Inventory of Homes for Sale	58	50	- 13.8%	--	--	--

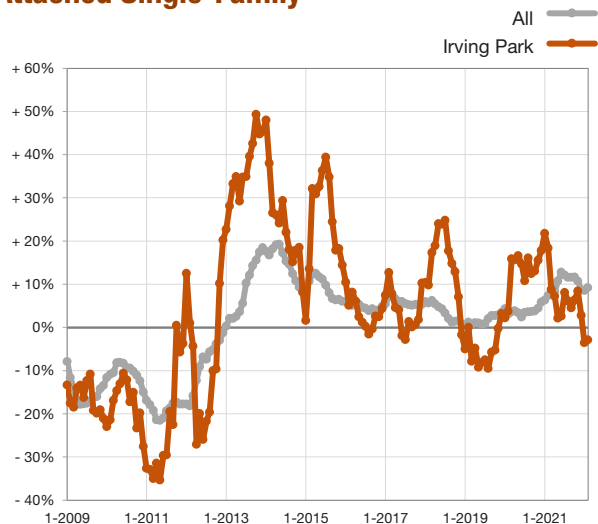
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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LAKEVIEW

Local Market Update | February 2022

- 21.5%

+ 10.1%

- 47.0%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	32	22	- 31.3%	63	37	- 41.3%
Closed Sales	4	12	+ 200.0%	15	22	+ 46.7%
Median Sales Price*	\$1,193,000	\$1,293,750	+ 8.4%	\$1,225,000	\$1,412,500	+ 15.3%
Percent of Original List Price Received*	97.9%	97.2%	- 0.7%	93.5%	97.7%	+ 4.5%
Market Time	55	117	+ 112.6%	143	108	- 24.5%
Inventory of Homes for Sale	51	22	- 56.9%	--	--	--

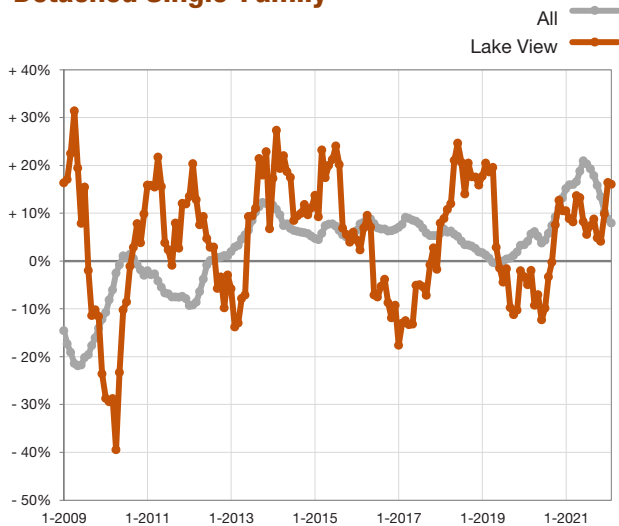
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	406	322	- 20.7%	847	586	- 30.8%
Closed Sales	125	130	+ 4.0%	229	240	+ 4.8%
Median Sales Price*	\$395,000	\$327,500	- 17.1%	\$395,000	\$365,000	- 7.6%
Percent of Original List Price Received*	96.5%	97.6%	+ 1.1%	96.4%	97.0%	+ 0.5%
Market Time	98	89	- 9.1%	94	86	- 8.5%
Inventory of Homes for Sale	573	309	- 46.1%	--	--	--

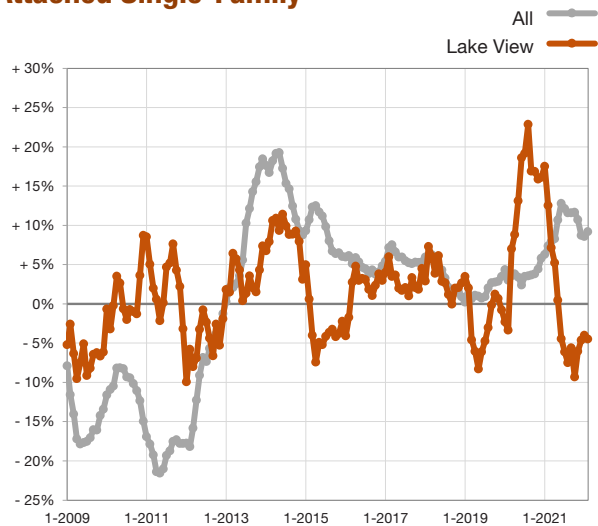
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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LINCOLN PARK

Local Market Update | February 2022

- 27.7%

+ 17.2%

- 45.3%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	41	24	- 41.5%	97	52	- 46.4%
Closed Sales	8	8	0.0%	25	31	+ 24.0%
Median Sales Price*	\$2,393,500	\$1,668,750	- 30.3%	\$1,699,000	\$1,575,000	- 7.3%
Percent of Original List Price Received*	95.2%	97.7%	+ 2.6%	94.2%	95.1%	+ 0.9%
Market Time	206	74	- 64.1%	129	97	- 24.8%
Inventory of Homes for Sale	95	39	- 58.9%	--	--	--

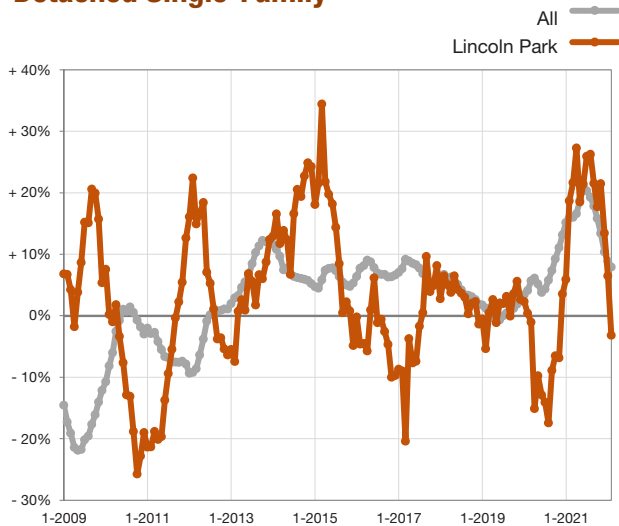
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	277	206	- 25.6%	541	389	- 28.1%
Closed Sales	85	101	+ 18.8%	163	179	+ 9.8%
Median Sales Price*	\$520,000	\$535,000	+ 2.9%	\$524,800	\$530,000	+ 1.0%
Percent of Original List Price Received*	95.4%	97.7%	+ 2.4%	95.5%	97.6%	+ 2.2%
Market Time	107	104	- 2.4%	105	92	- 12.4%
Inventory of Homes for Sale	415	240	- 42.2%	--	--	--

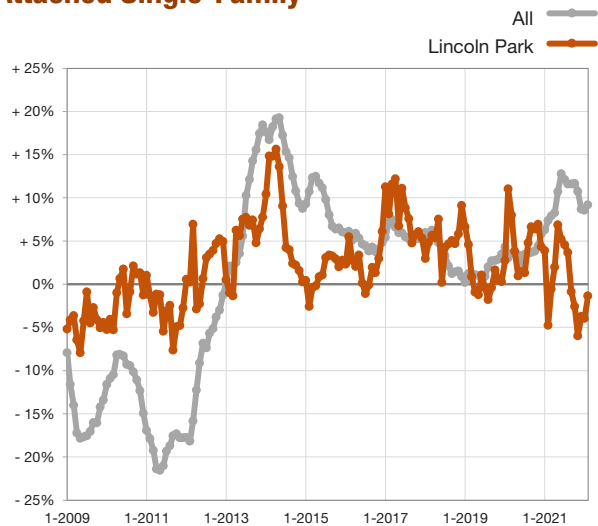
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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LINCOLN SQUARE

Local Market Update | February 2022

- 21.3%

Change in
New Listings
All Properties

+ 9.3%

Change in
Closed Sales
All Properties

- 32.1%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	19	15	- 21.1%	34	32	- 5.9%
Closed Sales	8	17	+ 112.5%	15	25	+ 66.7%
Median Sales Price*	\$723,000	\$1,068,750	+ 47.8%	\$732,500	\$780,000	+ 6.5%
Percent of Original List Price Received*	100.0%	100.6%	+ 0.6%	98.0%	98.8%	+ 0.8%
Market Time	43	70	+ 64.2%	47	66	+ 40.4%
Inventory of Homes for Sale	20	15	- 25.0%	--	--	--

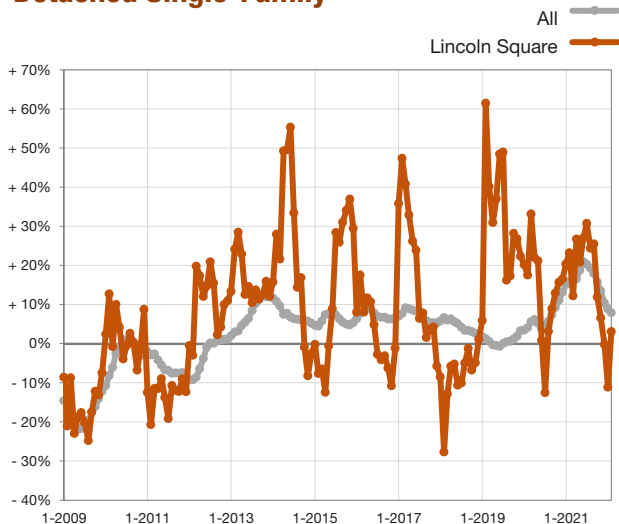
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	56	44	- 21.4%	117	93	- 20.5%
Closed Sales	35	30	- 14.3%	49	49	0.0%
Median Sales Price*	\$279,900	\$298,000	+ 6.5%	\$279,900	\$289,000	+ 3.3%
Percent of Original List Price Received*	96.0%	97.2%	+ 1.3%	96.4%	97.2%	+ 0.7%
Market Time	85	81	- 4.4%	82	91	+ 11.0%
Inventory of Homes for Sale	61	40	- 34.4%	--	--	--

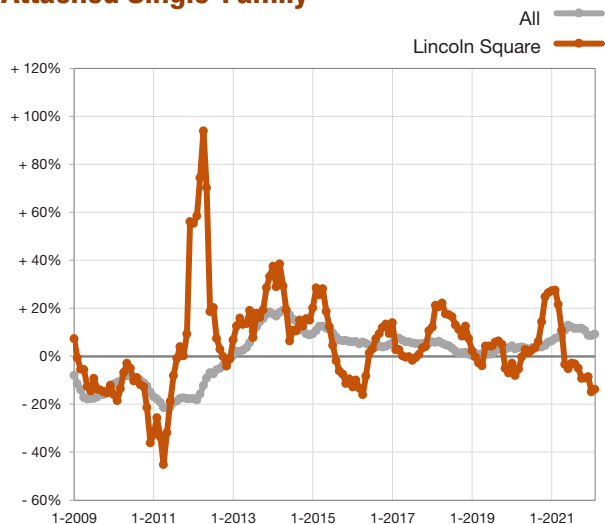
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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LOGAN SQUARE

Local Market Update | February 2022

- 27.0%

Change in
New Listings
All Properties

- 1.8%

Change in
Closed Sales
All Properties

- 37.7%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	40	27	- 32.5%	83	48	- 42.2%
Closed Sales	16	13	- 18.8%	34	23	- 32.4%
Median Sales Price*	\$825,000	\$909,000	+ 10.2%	\$842,500	\$1,050,000	+ 24.6%
Percent of Original List Price Received*	98.0%	98.8%	+ 0.8%	97.2%	99.0%	+ 1.8%
Market Time	69	74	+ 6.8%	74	63	- 14.9%
Inventory of Homes for Sale	38	32	- 15.8%	--	--	--

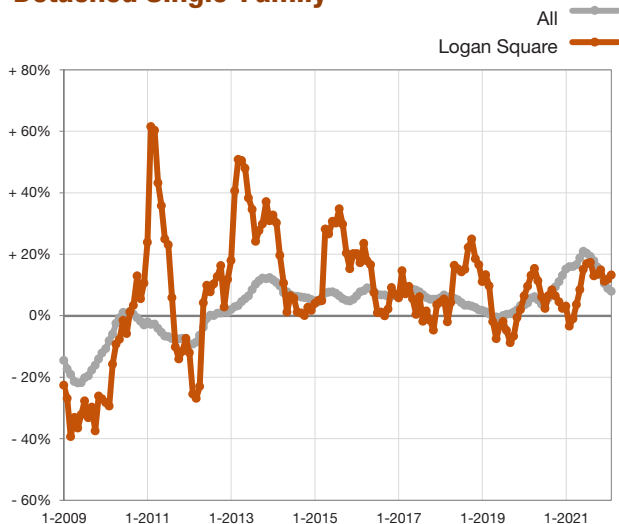
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	119	89	- 25.2%	244	182	- 25.4%
Closed Sales	41	43	+ 4.9%	87	78	- 10.3%
Median Sales Price*	\$372,000	\$415,000	+ 11.6%	\$425,000	\$405,000	- 4.7%
Percent of Original List Price Received*	97.5%	98.9%	+ 1.4%	96.7%	97.9%	+ 1.3%
Market Time	85	85	- 0.4%	91	82	- 9.9%
Inventory of Homes for Sale	92	49	- 46.7%	--	--	--

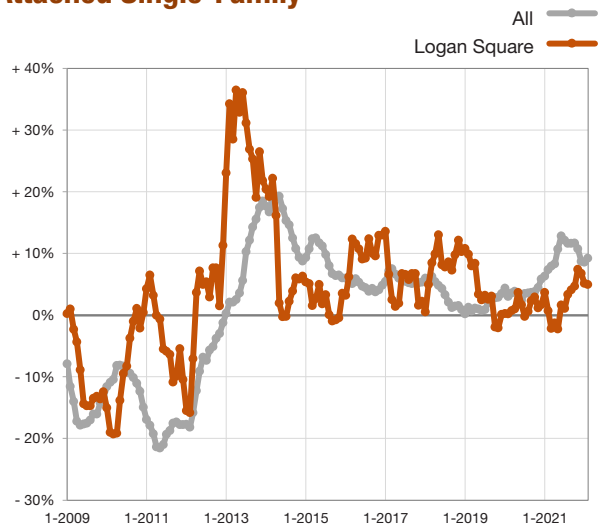
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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LOOP

Local Market Update | February 2022

- 12.6%

+ 38.6%

- 45.9%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	0	0	--	0	0	--
Closed Sales	0	0	--	0	0	--
Median Sales Price*	\$0	\$0	--	\$0	\$0	--
Percent of Original List Price Received*	0.0%	0.0%	--	0.0%	0.0%	--
Market Time	0	0	--	0	0	--
Inventory of Homes for Sale	0	0	--	--	--	--

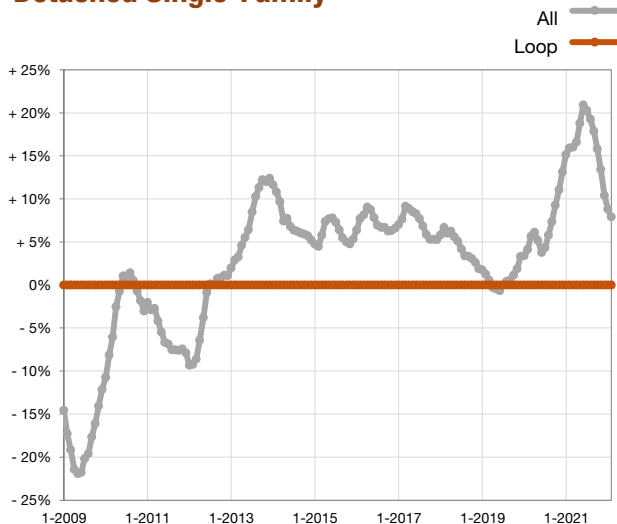
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	190	166	- 12.6%	375	350	- 6.7%
Closed Sales	44	61	+ 38.6%	98	114	+ 16.3%
Median Sales Price*	\$395,625	\$367,000	- 7.2%	\$540,000	\$382,500	- 29.2%
Percent of Original List Price Received*	93.7%	96.1%	+ 2.6%	94.6%	95.3%	+ 0.8%
Market Time	118	150	+ 27.7%	134	194	+ 44.8%
Inventory of Homes for Sale	638	345	- 45.9%	--	--	--

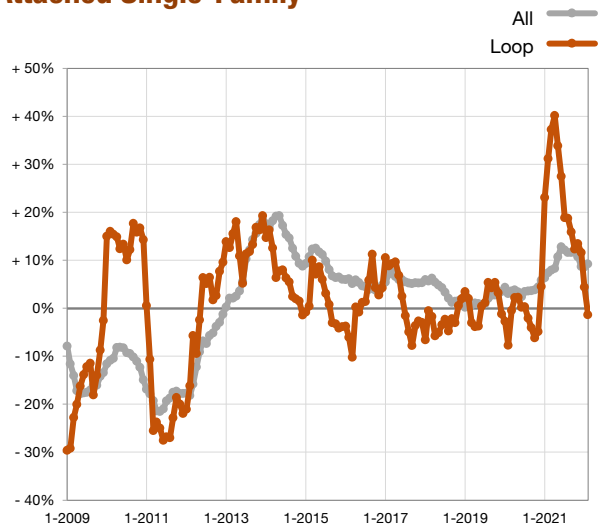
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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NEAR NORTH

Local Market Update | February 2022

- 13.6%

+ 64.8%

- 39.2%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	11	8	- 27.3%	15	12	- 20.0%
Closed Sales	2	3	+ 50.0%	3	8	+ 166.7%
Median Sales Price*	\$1,058,750	\$2,600,000	+ 145.6%	\$1,170,000	\$2,287,500	+ 95.5%
Percent of Original List Price Received*	91.2%	87.1%	- 4.5%	93.6%	88.2%	- 5.8%
Market Time	167	327	+ 96.4%	263	323	+ 22.8%
Inventory of Homes for Sale	47	21	- 55.3%	--	--	--

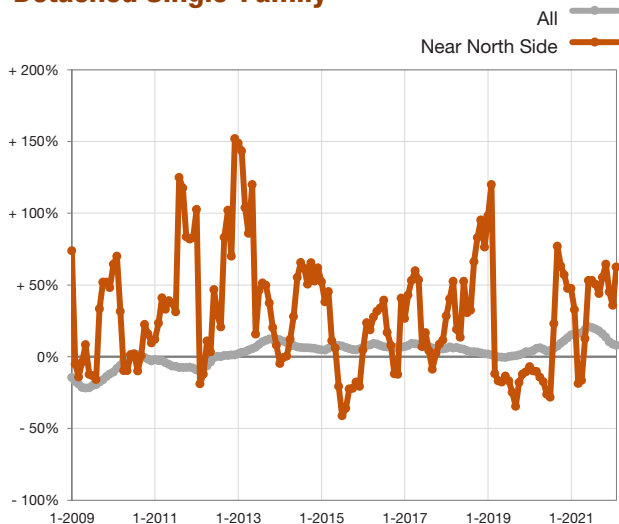
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	687	595	- 13.4%	1,396	1,148	- 17.8%
Closed Sales	126	208	+ 65.1%	223	374	+ 67.7%
Median Sales Price*	\$381,000	\$495,000	+ 29.9%	\$389,000	\$465,000	+ 19.5%
Percent of Original List Price Received*	94.6%	97.0%	+ 2.5%	93.5%	96.2%	+ 2.8%
Market Time	169	169	- 0.2%	156	167	+ 7.1%
Inventory of Homes for Sale	1,944	1,190	- 38.8%	--	--	--

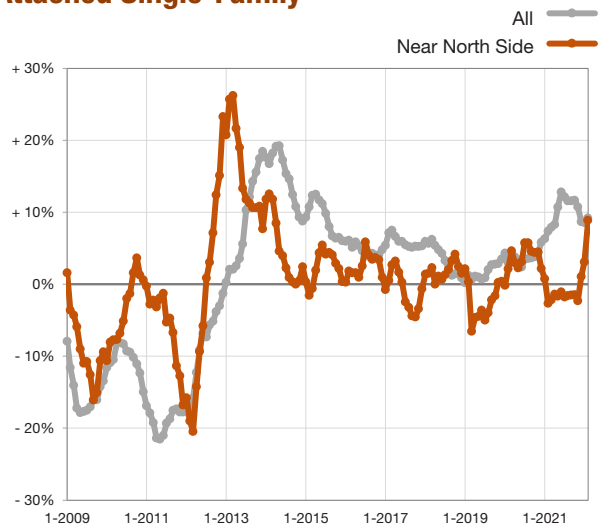
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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NORTH CENTER

Local Market Update | February 2022

- 33.3%

Change in
New Listings
All Properties

- 16.7%

Change in
Closed Sales
All Properties

- 58.2%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	26	22	- 15.4%	55	36	- 34.5%
Closed Sales	12	7	- 41.7%	26	11	- 57.7%
Median Sales Price*	\$1,217,500	\$1,875,000	+ 54.0%	\$1,066,000	\$1,200,000	+ 12.6%
Percent of Original List Price Received*	97.4%	98.0%	+ 0.6%	96.5%	97.6%	+ 1.1%
Market Time	160	23	- 85.7%	109	26	- 76.1%
Inventory of Homes for Sale	35	19	- 45.7%	--	--	--

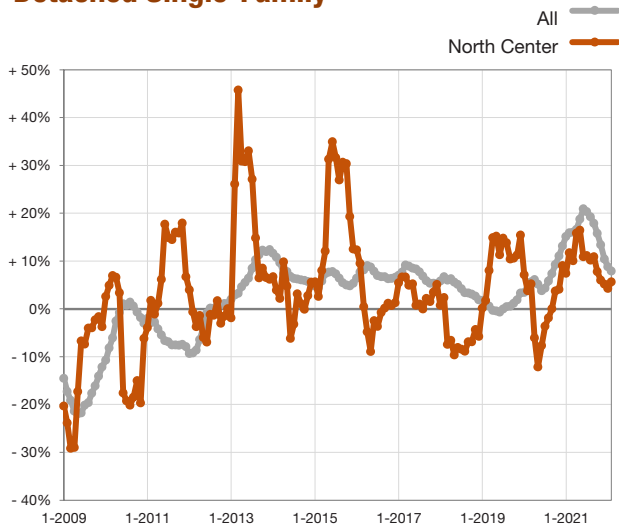
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	76	46	- 39.5%	151	89	- 41.1%
Closed Sales	24	23	- 4.2%	39	46	+ 17.9%
Median Sales Price*	\$431,450	\$469,000	+ 8.7%	\$430,000	\$457,000	+ 6.3%
Percent of Original List Price Received*	98.0%	99.9%	+ 1.9%	98.0%	98.7%	+ 0.8%
Market Time	94	70	- 26.3%	95	77	- 18.9%
Inventory of Homes for Sale	75	27	- 64.0%	--	--	--

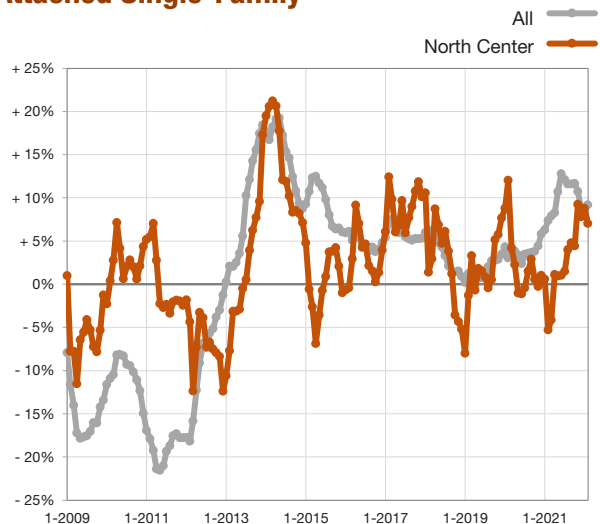
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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SOUTH LOOP

Local Market Update | February 2022

+ 4.1%

+ 26.0%

- 29.4%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	0	2	--	1	2	+ 100.0%
Closed Sales	0	4	--	2	4	+ 100.0%
Median Sales Price*	\$0	\$1,397,500	--	\$1,942,500	\$1,397,500	- 28.1%
Percent of Original List Price Received*	0.0%	88.9%	--	91.8%	88.9%	- 3.3%
Market Time	0	189	--	302	189	- 37.4%
Inventory of Homes for Sale	2	3	+ 50.0%	--	--	--

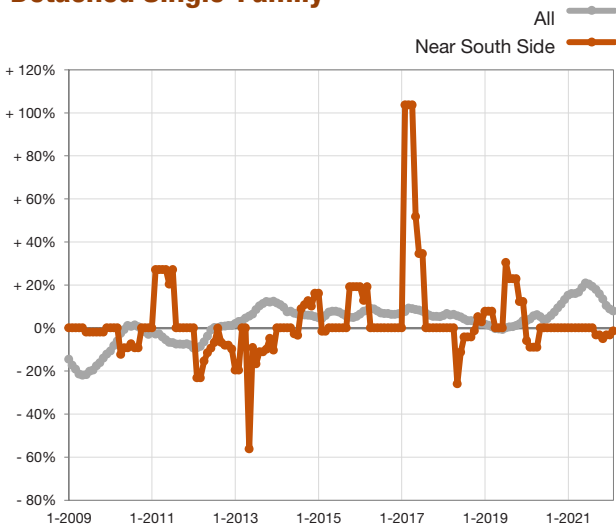
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	146	150	+ 2.7%	289	265	- 8.3%
Closed Sales	50	59	+ 18.0%	95	103	+ 8.4%
Median Sales Price*	\$370,000	\$365,000	- 1.4%	\$395,000	\$385,000	- 2.5%
Percent of Original List Price Received*	99.3%	101.8%	+ 2.5%	99.4%	100.0%	+ 0.6%
Market Time	118	121	+ 2.6%	98	120	+ 22.4%
Inventory of Homes for Sale	318	223	- 29.9%	--	--	--

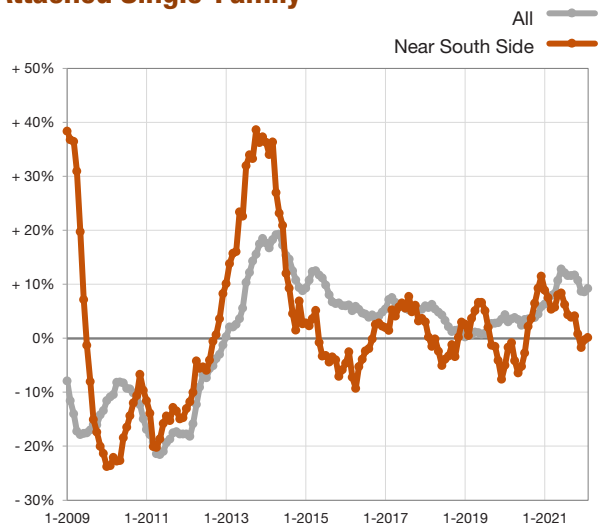
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Change in Median Sales Price from Prior Year (6-Month Average)†

Detached Single-Family



Attached Single-Family



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UPTOWN

Local Market Update | February 2022

- 22.1%

Change in
New Listings
All Properties

- 21.5%

Change in
Closed Sales
All Properties

- 30.5%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	5	5	0.0%	9	9	0.0%
Closed Sales	2	4	+ 100.0%	4	6	+ 50.0%
Median Sales Price*	\$1,042,500	\$825,000	- 20.9%	\$1,042,500	\$1,207,500	+ 15.8%
Percent of Original List Price Received*	94.9%	97.2%	+ 2.4%	94.8%	98.0%	+ 3.4%
Market Time	64	128	+ 101.2%	88	109	+ 23.9%
Inventory of Homes for Sale	10	10	0.0%	--	--	--

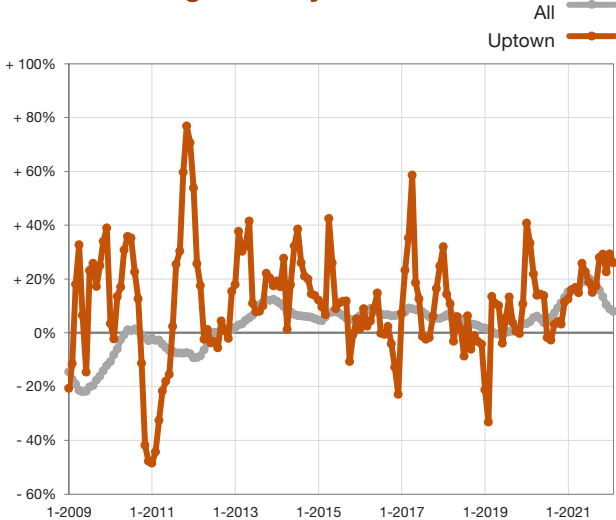
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	135	104	- 23.0%	261	202	- 22.6%
Closed Sales	63	47	- 25.4%	99	104	+ 5.1%
Median Sales Price*	\$282,500	\$245,000	- 13.3%	\$282,500	\$279,500	- 1.1%
Percent of Original List Price Received*	96.2%	97.2%	+ 1.0%	96.4%	96.9%	+ 0.6%
Market Time	67	84	+ 24.5%	68	77	+ 13.2%
Inventory of Homes for Sale	193	131	- 32.1%	--	--	--

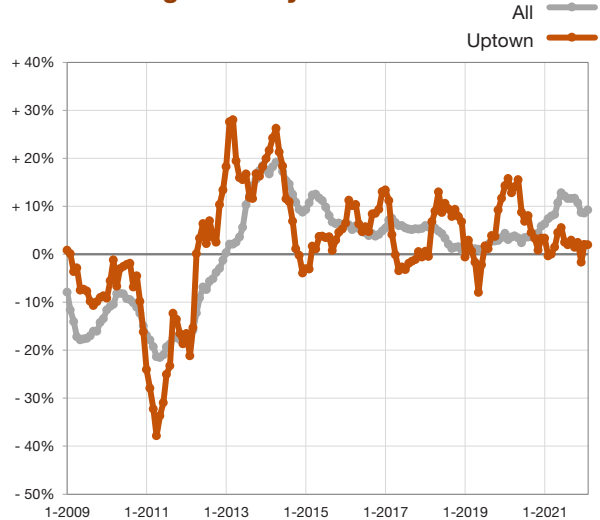
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

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.



WEST LOOP

Local Market Update | February 2022

- 21.6%

Change in
New Listings
All Properties

0.0%

Change in
Closed Sales
All Properties

- 46.0%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	17	9	- 47.1%	30	12	- 60.0%
Closed Sales	5	1	- 80.0%	9	6	- 33.3%
Median Sales Price*	\$625,000	\$480,000	- 23.2%	\$619,500	\$677,500	+ 9.4%
Percent of Original List Price Received*	98.5%	96.2%	- 2.3%	109.8%	91.8%	- 16.4%
Market Time	30	10	- 67.1%	40	127	+ 217.5%
Inventory of Homes for Sale	19	14	- 26.3%	--	--	--

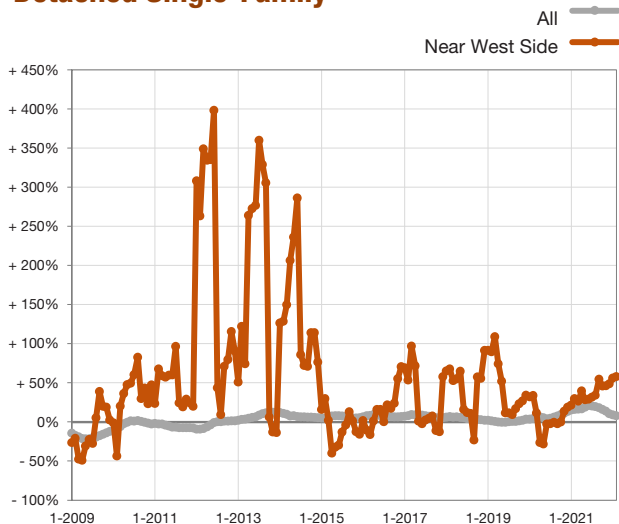
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	274	219	- 20.1%	568	401	- 29.4%
Closed Sales	77	81	+ 5.2%	151	172	+ 13.9%
Median Sales Price*	\$405,000	\$356,000	- 12.1%	\$402,000	\$359,750	- 10.5%
Percent of Original List Price Received*	99.1%	99.1%	0.0%	97.8%	98.4%	+ 0.6%
Market Time	104	126	+ 20.7%	99	120	+ 21.2%
Inventory of Homes for Sale	479	255	- 46.8%	--	--	--

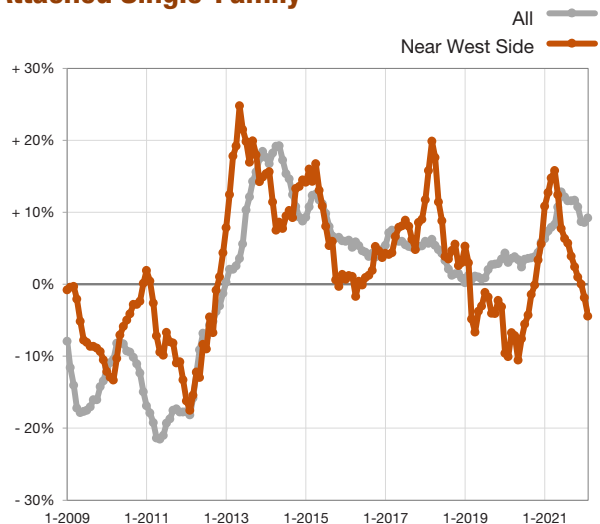
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

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 | February 2022

- 25.2%

Change in
New Listings
All Properties

- 4.4%

Change in
Closed Sales
All Properties

- 49.0%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	49	26	- 46.9%	84	54	- 35.7%
Closed Sales	14	14	0.0%	33	23	- 30.3%
Median Sales Price*	\$961,000	\$1,100,000	+ 14.5%	\$942,500	\$1,100,000	+ 16.7%
Percent of Original List Price Received*	94.6%	97.7%	+ 3.3%	94.7%	97.8%	+ 3.2%
Market Time	136	48	- 64.6%	105	48	- 54.3%
Inventory of Homes for Sale	64	21	- 67.2%	--	--	--

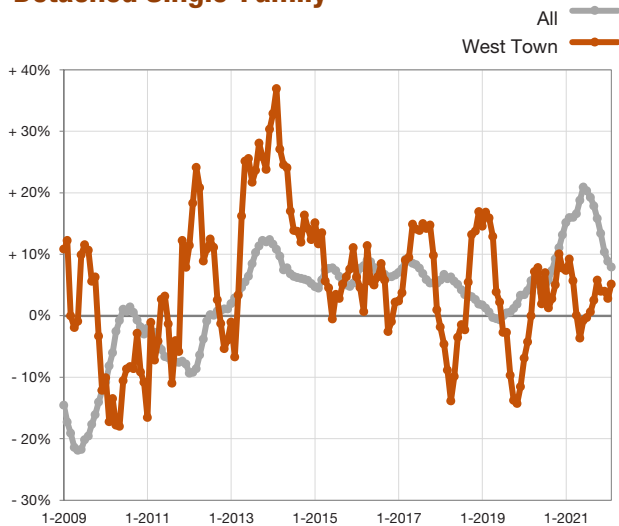
Attached Single-Family

	February			Year to Date		
	2-2021	2-2022	+ / -	2-2021	2-2022	+ / -
New Listings	304	238	- 21.7%	596	434	- 27.2%
Closed Sales	100	95	- 5.0%	213	187	- 12.2%
Median Sales Price*	\$502,750	\$475,000	- 5.5%	\$492,000	\$475,000	- 3.5%
Percent of Original List Price Received*	97.8%	98.0%	+ 0.2%	97.8%	97.5%	- 0.3%
Market Time	105	89	- 14.6%	87	92	+ 5.7%
Inventory of Homes for Sale	332	181	- 45.5%	--	--	--

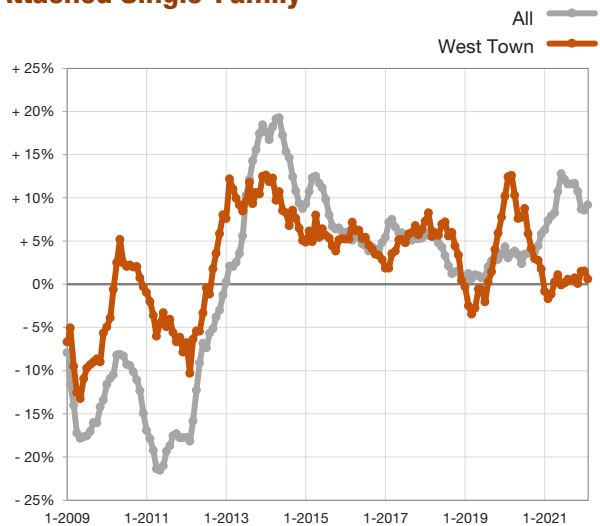
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

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.