

# Local Market Update – February 2021

A Research Tool Provided by the Chicago Association of REALTORS®  
RESIDENTIAL ACTIVITY ONLY | Data current as of March 14, 2021



## West Town

**+ 3.4%**

Change in  
**New Listings**  
All Properties

**+ 6.7%**

Change in  
**Closed Sales**  
All Properties

**- 10.1%**

Change in  
**Inventory of Homes**  
All Properties

### Detached Single-Family

	February			Year to Date		
	2-2020	2-2021	+ / -	2-2020	2-2021	+ / -
New Listings	41	<b>46</b>	+ 12.2%	73	<b>80</b>	+ 9.6%
Closed Sales	9	<b>14</b>	+ 55.6%	18	<b>33</b>	+ 83.3%
Median Sales Price*	\$1,085,000	<b>\$961,000</b>	- 11.4%	\$1,032,500	<b>\$942,500</b>	- 8.7%
Percent of Original List Price Received*	96.8%	<b>94.6%</b>	- 2.3%	96.3%	<b>94.7%</b>	- 1.6%
Market Time	100	<b>136</b>	+ 36.2%	104	<b>105</b>	+ 1.0%
Inventory of Homes for Sale	63	<b>58</b>	- 7.9%	--	--	--

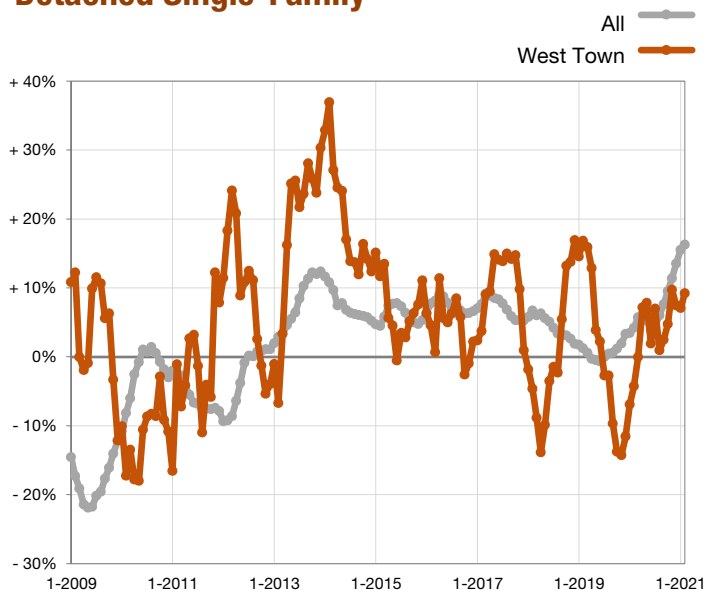
### Attached Single-Family

	February			Year to Date		
	2-2020	2-2021	+ / -	2-2020	2-2021	+ / -
New Listings	283	<b>289</b>	+ 2.1%	589	<b>572</b>	- 2.9%
Closed Sales	96	<b>98</b>	+ 2.1%	169	<b>211</b>	+ 24.9%
Median Sales Price*	\$525,000	<b>\$510,000</b>	- 2.9%	\$515,000	<b>\$493,000</b>	- 4.3%
Percent of Original List Price Received*	98.0%	<b>97.8%</b>	- 0.2%	97.5%	<b>97.8%</b>	+ 0.3%
Market Time	105	<b>105</b>	+ 0.0%	111	<b>87</b>	- 21.6%
Inventory of Homes for Sale	351	<b>314</b>	- 10.5%	--	--	--

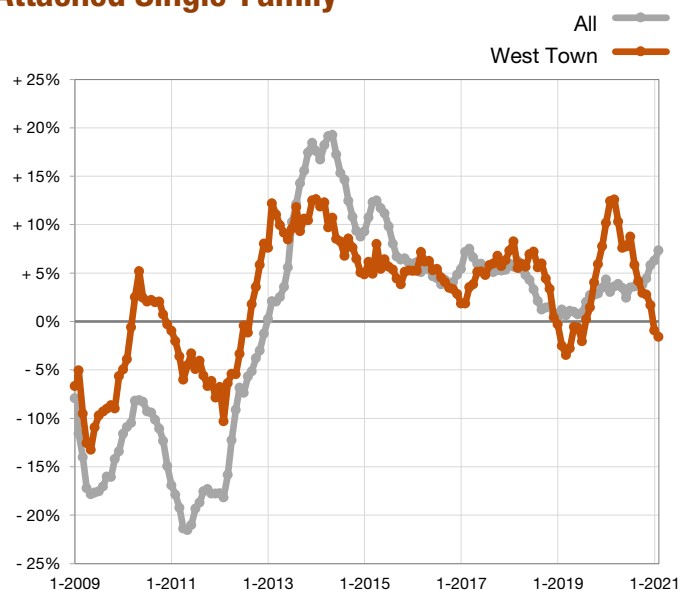
\* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

## 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.