

Local Market Update – July 2021

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



West Town

- 17.6%

+ 9.3%

- 10.2%

Change in
New Listings
All Properties

Change in
Closed Sales
All Properties

Change in
Inventory of Homes
All Properties

Detached Single-Family

	July			Year to Date		
	7-2020	7-2021	+ / -	7-2020	7-2021	+ / -
New Listings	64	32	- 50.0%	287	333	+ 16.0%
Closed Sales	22	32	+ 45.5%	93	189	+ 103.2%
Median Sales Price*	\$994,500	\$1,120,000	+ 12.6%	\$990,000	\$981,000	- 0.9%
Percent of Original List Price Received*	94.8%	97.4%	+ 2.7%	95.6%	97.1%	+ 1.6%
Market Time	109	46	- 57.6%	120	66	- 45.0%
Inventory of Homes for Sale	73	56	- 23.3%	--	--	--

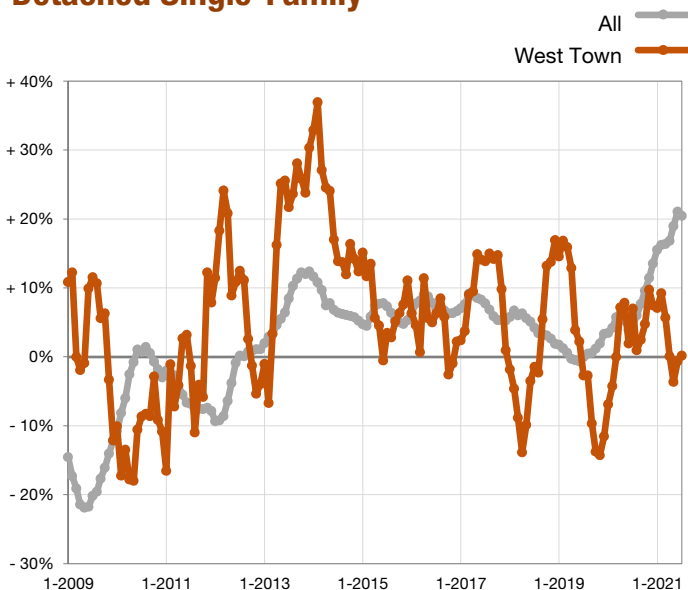
Attached Single-Family

	July			Year to Date		
	7-2020	7-2021	+ / -	7-2020	7-2021	+ / -
New Listings	380	334	- 12.1%	2,036	2,331	+ 14.5%
Closed Sales	183	192	+ 4.9%	949	1,389	+ 46.4%
Median Sales Price*	\$505,000	\$500,000	- 1.0%	\$505,000	\$500,000	- 1.0%
Percent of Original List Price Received*	98.8%	98.9%	+ 0.1%	98.2%	98.8%	+ 0.6%
Market Time	50	35	- 28.5%	70	59	- 15.7%
Inventory of Homes for Sale	439	404	- 8.0%	--	--	--

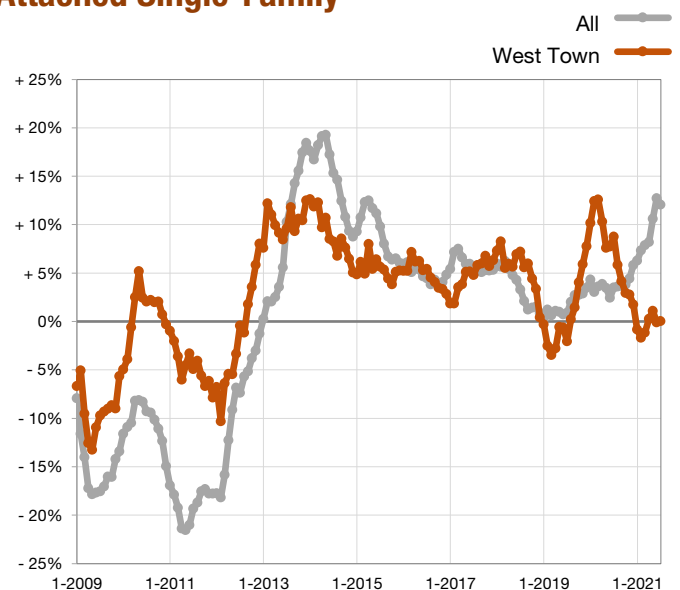
* Does not account for sale concessions and/or down payment assistance. Note: Activity for one month can sometimes look extreme due to small sample size.

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.