

Local Market Update – April 2024

A RESEARCH TOOL PROVIDED BY MIDWEST REAL ESTATE DATA LLC
RESIDENTIAL ACTIVITY ONLY | Data current as of May 14, 2024



McHenry County

+ 30.0%

Change in
New Listings
All Properties

- 3.0%

Change in
Closed Sales
All Properties

+ 22.9%

Change in
Inventory of Homes
All Properties

Detached Single-Family

	April			Trailing 12 Months		
	4-2023	4-2024	+ / -	4-2023	4-2024	+ / -
New Listings	363	482	+ 32.8%	4,955	4,560	- 8.0%
Under Contract (includes Contingent and Pending)	309	298	- 3.6%	3,679	3,380	- 8.1%
Closed Sales	259	270	+ 4.2%	3,862	3,361	- 13.0%
Median Sales Price*	\$315,990	\$360,180	+ 14.0%	\$330,000	\$350,000	+ 6.1%
Average Sales Price*	\$341,251	\$390,897	+ 14.5%	\$348,551	\$371,942	+ 6.7%
Percent of Original List Price Received*	99.7%	100.3%	+ 0.6%	98.9%	99.3%	+ 0.4%
Average Market Time	58	39	- 32.8%	38	37	- 2.6%
Inventory of Homes for Sale at Month End	337	416	+ 23.4%	--	--	--

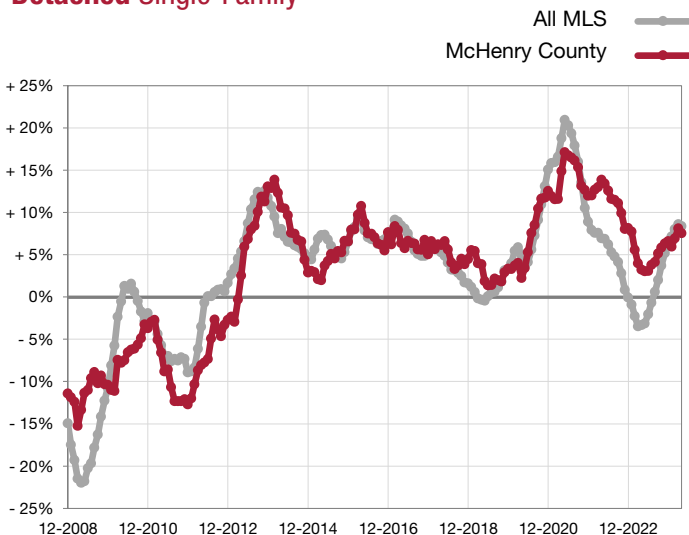
Attached Single-Family

	April			Trailing 12 Months		
	4-2023	4-2024	+ / -	4-2023	4-2024	+ / -
New Listings	94	112	+ 19.1%	1,274	1,071	- 15.9%
Under Contract (includes Contingent and Pending)	83	92	+ 10.8%	1,060	922	- 13.0%
Closed Sales	105	83	- 21.0%	1,114	925	- 17.0%
Median Sales Price*	\$235,000	\$272,500	+ 16.0%	\$226,000	\$245,000	+ 8.4%
Average Sales Price*	\$234,875	\$269,520	+ 14.8%	\$223,689	\$243,343	+ 8.8%
Percent of Original List Price Received*	100.2%	100.7%	+ 0.5%	99.2%	100.2%	+ 1.0%
Average Market Time	31	31	0.0%	32	28	- 12.5%
Inventory of Homes for Sale at Month End	69	83	+ 20.3%	--	--	--

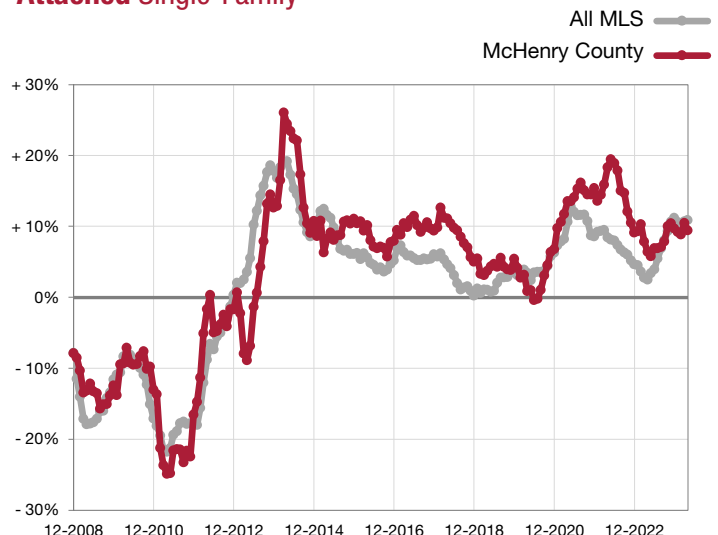
* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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.