

# Local Market Update – May 2024

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



## Lake County

**+ 1.5%**

Change in  
**New Listings**  
All Properties

**+ 0.2%**

Change in  
**Closed Sales**  
All Properties

**- 1.9%**

Change in  
**Inventory of Homes**  
All Properties

### Detached Single-Family

	May			Trailing 12 Months		
	5-2023	5-2024	+ / -	5-2023	5-2024	+ / -
New Listings	920	<b>949</b>	+ 3.2%	9,882	<b>8,855</b>	- 10.4%
Under Contract (includes Contingent and Pending)	633	<b>583</b>	- 7.9%	6,677	<b>6,112</b>	- 8.5%
Closed Sales	605	<b>609</b>	+ 0.7%	7,166	<b>6,223</b>	- 13.2%
Median Sales Price*	\$412,500	<b>\$430,000</b>	+ 4.2%	\$372,000	<b>\$400,000</b>	+ 7.5%
Average Sales Price*	\$521,270	<b>\$565,609</b>	+ 8.5%	\$487,271	<b>\$515,452</b>	+ 5.8%
Percent of Original List Price Received*	99.7%	<b>100.4%</b>	+ 0.7%	98.5%	<b>99.0%</b>	+ 0.5%
Average Market Time	40	<b>37</b>	- 7.5%	41	<b>38</b>	- 7.3%
Inventory of Homes for Sale at Month End	886	<b>873</b>	- 1.5%	--	--	--

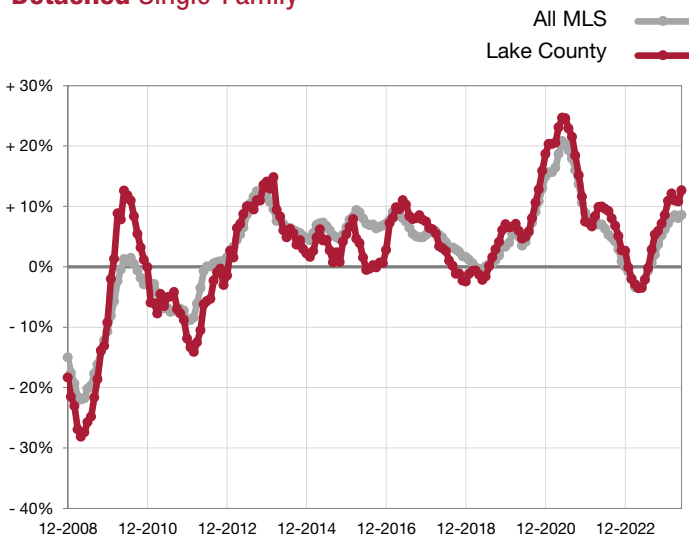
### Attached Single-Family

	May			Trailing 12 Months		
	5-2023	5-2024	+ / -	5-2023	5-2024	+ / -
New Listings	274	<b>263</b>	- 4.0%	2,668	<b>2,854</b>	+ 7.0%
Under Contract (includes Contingent and Pending)	202	<b>194</b>	- 4.0%	2,108	<b>2,208</b>	+ 4.7%
Closed Sales	212	<b>210</b>	- 0.9%	2,186	<b>2,251</b>	+ 3.0%
Median Sales Price*	\$263,000	<b>\$275,000</b>	+ 4.6%	\$237,000	<b>\$270,000</b>	+ 13.9%
Average Sales Price*	\$306,626	<b>\$321,435</b>	+ 4.8%	\$277,445	<b>\$313,955</b>	+ 13.2%
Percent of Original List Price Received*	100.3%	<b>100.4%</b>	+ 0.1%	99.0%	<b>99.5%</b>	+ 0.5%
Average Market Time	26	<b>23</b>	- 11.5%	29	<b>31</b>	+ 6.9%
Inventory of Homes for Sale at Month End	207	<b>199</b>	- 3.9%	--	--	--

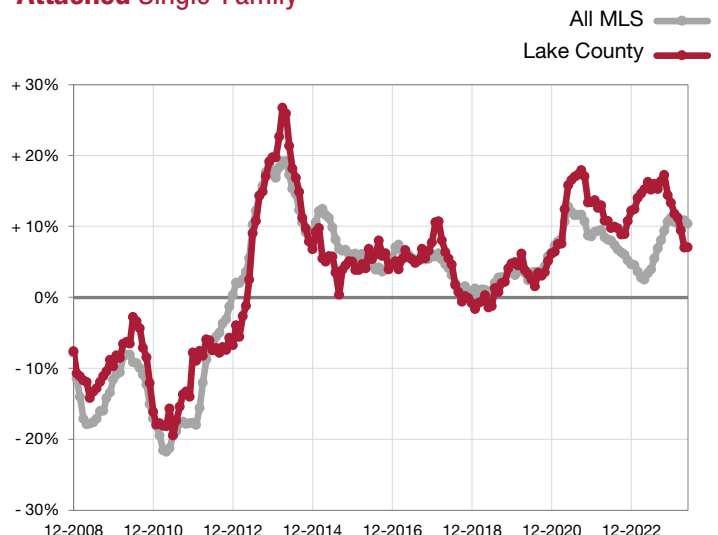
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

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

### Detached Single-Family



### Attached Single-Family



\*\* 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.