MRED Midwest Real Estate Data

Cook County

- 3.0%	- 5.5%	- 1.2%
Change in **New Listings** All Properties	Change in **Closed Sales** All Properties	Change in **Inventory of Homes** All Properties

Detached Single-Family

	September			Trailing 12 Months		
	9-2023	9-2024	+ / −	9-2023	9-2024	+ / −
New Listings	4,139	**4,008**	- 3.2%	45,071	**42,527**	- 5.6%
Under Contract (includes Contingent and Pending)	2,297	**2,157**	- 6.1%	26,679	**25,357**	- 5.0%
Closed Sales	2,608	**2,429**	- 6.9%	27,204	**25,408**	- 6.6%
Median Sales Price*	$345,000	**$369,900**	+ 7.2%	$325,000	**$349,900**	+ 7.7%
Average Sales Price*	$462,737	**$525,539**	+ 13.6%	$434,444	**$470,675**	+ 8.3%
Percent of Original List Price Received*	98.9%	**98.9%**	0.0%	97.6%	**98.6%**	+ 1.0%
Average Market Time	45	**42**	- 6.7%	55	**51**	- 7.3%
Inventory of Homes for Sale at Month End	5,705	**5,497**	- 3.6%	--	--	--

Attached Single-Family

|	September			Trailing 12 Months		
	9-2023	9-2024	+ / −	9-2023	9-2024	+ / −
New Listings	3,342	**3,250**	- 2.8%	37,216	**36,813**	- 1.1%
Under Contract (includes Contingent and Pending)	1,983	**1,843**	- 7.1%	23,399	**22,783**	- 2.6%
Closed Sales	2,347	**2,255**	- 3.9%	23,755	**22,969**	- 3.3%
Median Sales Price*	$285,000	**$305,000**	+ 7.0%	$275,000	**$300,000**	+ 9.1%
Average Sales Price*	$377,875	**$392,299**	+ 3.8%	$362,217	**$389,278**	+ 7.5%
Percent of Original List Price Received*	99.2%	**99.0%**	- 0.2%	98.2%	**99.0%**	+ 0.8%
Average Market Time	43	**42**	- 2.3%	56	**48**	- 14.3%
Inventory of Homes for Sale at Month End	4,521	**4,609**	+ 1.9%	--	--	--

* 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

All MLS — Cook County —
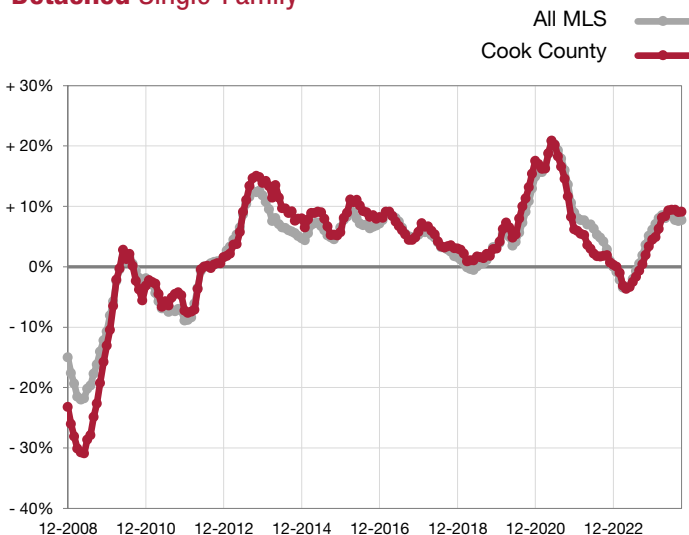
Attached Single-Family

All MLS — Cook County —
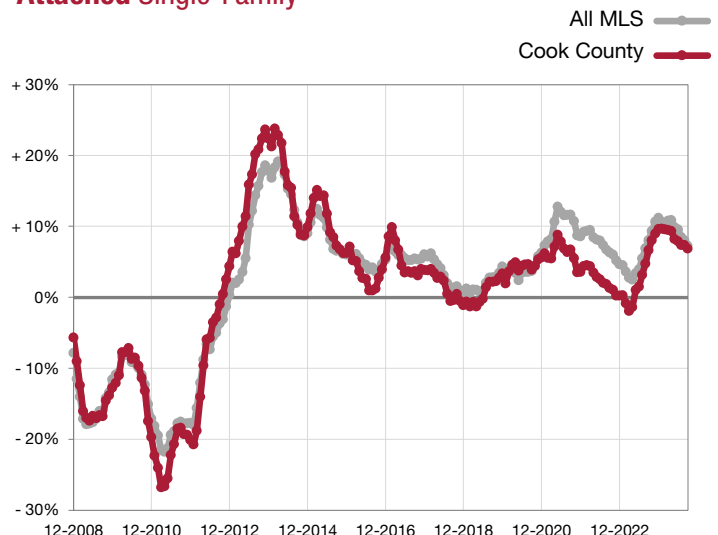
** Each dot represents the change in median sales price from the prior year using a 6-month weighted average.
This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.