

# Local Market Update – September 2024

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



## McHenry County

**+ 11.6%**

**- 1.1%**

**+ 38.6%**

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	474	<b>516</b>	+ 8.9%	4,433	<b>4,824</b>	+ 8.8%
Under Contract (includes Contingent and Pending)	316	<b>295</b>	- 6.6%	3,372	<b>3,393</b>	+ 0.6%
Closed Sales	337	<b>340</b>	+ 0.9%	3,441	<b>3,430</b>	- 0.3%
Median Sales Price*	\$357,000	<b>\$384,495</b>	+ 7.7%	\$335,000	<b>\$355,000</b>	+ 6.0%
Average Sales Price*	\$383,078	<b>\$407,834</b>	+ 6.5%	\$354,893	<b>\$382,197</b>	+ 7.7%
Percent of Original List Price Received*	99.9%	<b>99.7%</b>	- 0.2%	98.5%	<b>99.2%</b>	+ 0.7%
Average Market Time	30	<b>30</b>	0.0%	44	<b>36</b>	- 18.2%
Inventory of Homes for Sale at Month End	469	<b>616</b>	+ 31.3%	--	--	--

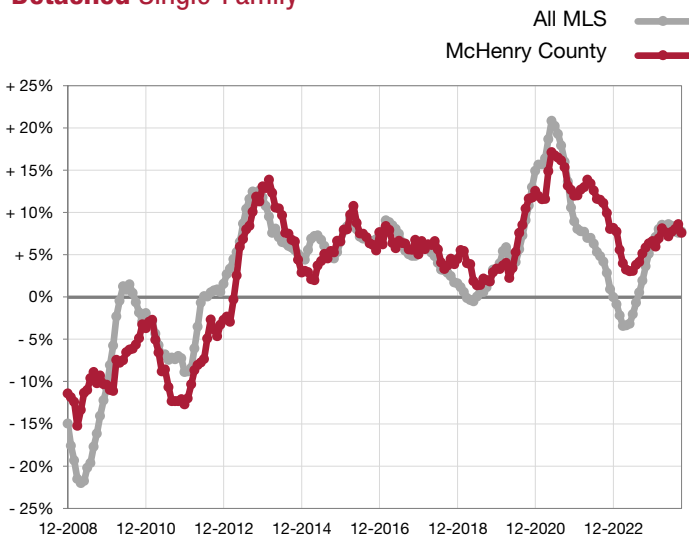
### Attached Single-Family

	September			Trailing 12 Months		
	9-2023	9-2024	+ / -	9-2023	9-2024	+ / -
New Listings	110	<b>136</b>	+ 23.6%	1,148	<b>1,142</b>	- 0.5%
Under Contract (includes Contingent and Pending)	98	<b>71</b>	- 27.6%	1,004	<b>877</b>	- 12.6%
Closed Sales	99	<b>91</b>	- 8.1%	1,021	<b>901</b>	- 11.8%
Median Sales Price*	\$249,990	<b>\$265,000</b>	+ 6.0%	\$231,280	<b>\$250,000</b>	+ 8.1%
Average Sales Price*	\$244,980	<b>\$262,320</b>	+ 7.1%	\$229,450	<b>\$250,682</b>	+ 9.3%
Percent of Original List Price Received*	100.5%	<b>99.9%</b>	- 0.6%	99.2%	<b>100.0%</b>	+ 0.8%
Average Market Time	24	<b>21</b>	- 12.5%	34	<b>28</b>	- 17.6%
Inventory of Homes for Sale at Month End	73	<b>135</b>	+ 84.9%	--	--	--

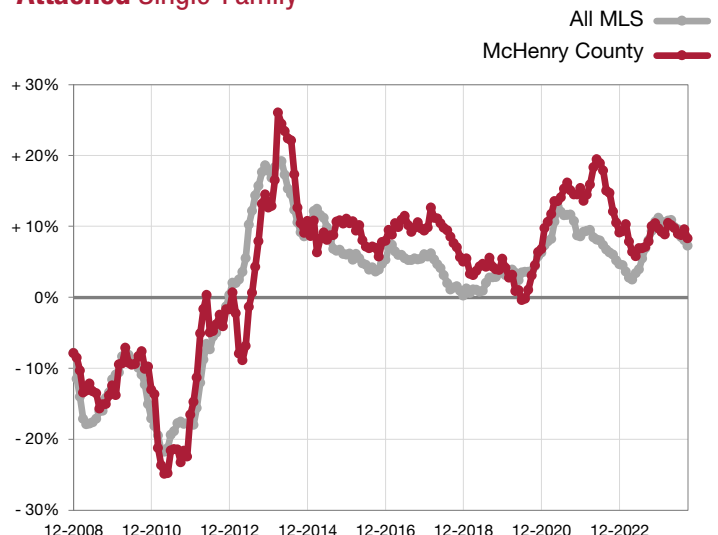
\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

## 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.